



## MORRIS COUNTY, NJ HOME-ARP Allocation Plan

Submitted to the U. S. Department of Housing and Urban Development  
as a Substantial Amendment to the  
2021 Annual Action Plan

**Board of County Commissioners  
Morris County, New Jersey**

**RES-2022-1110**

**Adopted: December 21, 2022**

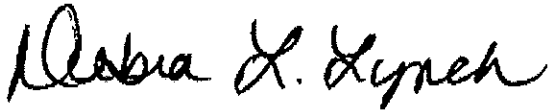
**WHEREAS**, on October 6, 2021, by way of Resolution 2021-837, the County of Morris was eligible to receive \$3,075,544.00 in Federal funding through the HOME Investment Partnerships – American Rescue Plan (HOME-ARP); and

**WHEREAS**, the Commissioner Director of the County of Morris was authorized and directed to execute on behalf of the County of Morris such grant agreements as required under the rules and regulations of the U.S. Department of Housing and Urban Development (HUD).

**NOW, THEREFORE, BE IT RESOLVED** by the Board of County Commissioners of the County of Morris in the State of New Jersey, being the governing body thereof, the Commissioner Director is hereby authorized to sign and execute HOME-ARP certifications as requested under the rules and regulations of HUD.

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Kathryn A. DeFillippo, Commissioner
<b>SECONDER:</b>	Douglas R. Cabana, Commissioner
<b>AYES:</b>	Selen, Krickus, Cabana, DeFillippo, Mastrangelo, Shaw, Smith

*I hereby certify the above to be a true copy of a resolution adopted by the Board of County Commissioners of the County of Morris at a regular meeting on December 21, 2022.*



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Debra L. Lynch, Clerk of the Board

Application for Federal Assistance SF-424			
<b>* 1. Type of Submission:</b> <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		<b>* 2. Type of Application:</b> <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	
		<b>* If Revision, select appropriate letter(s):</b> <input type="text"/> <b>* Other (Specify):</b> <input type="text"/>	
<b>* 3. Date Received:</b> 02.15.2023		<b>4. Applicant Identifier:</b> <input type="text"/>	
<b>5a. Federal Entity Identifier:</b> <input type="text"/>		<b>5b. Federal Award Identifier:</b> M-21-DP-34-0226	
<b>State Use Only:</b>			
<b>6. Date Received by State:</b> <input type="text"/>		<b>7. State Application Identifier:</b> <input type="text"/>	
<b>8. APPLICANT INFORMATION:</b>			
<b>* a. Legal Name:</b> Morris County			
<b>* b. Employer/Taxpayer Identification Number (EIN/TIN):</b> 22-6002462		<b>* c. UEI:</b> JPYMMCKBK446	
<b>d. Address:</b>			
<b>* Street1:</b> P.O. Box 900			
<b>Street2:</b> <input type="text"/>			
<b>* City:</b> Morristown			
<b>County/Parish:</b> <input type="text"/>			
<b>* State:</b> NJ: New Jersey			
<b>Province:</b> <input type="text"/>			
<b>* Country:</b> USA: UNITED STATES			
<b>* Zip / Postal Code:</b> 07963-0900			
<b>e. Organizational Unit:</b>			
<b>Department Name:</b> Dept. of Human Services		<b>Division Name:</b> Div. of Comm. & Behav. Health	
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>			
<b>Prefix:</b> Ms.		<b>* First Name:</b> Amy	
<b>Middle Name:</b> <input type="text"/>			
<b>* Last Name:</b> Archer			
<b>Suffix:</b> <input type="text"/>			
<b>Title:</b> Director			
<b>Organizational Affiliation:</b> Community and Behavioral Health Services			
<b>* Telephone Number:</b> 973-285-6852		<b>Fax Number:</b> <input type="text"/>	
<b>* Email:</b> aarcher@co.morris.nj			

**Application for Federal Assistance SF-424**

**\* 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

**\* 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

**11. Catalog of Federal Domestic Assistance Number:**

14.239

CFDA Title:

HOME Investment Partnerships Program

**\* 12. Funding Opportunity Number:**

14.239

\* Title:

HOME Investment Partnerships Program

HOME American Rescue Plan

**13. Competition Identification Number:**

Title:

**14. Areas Affected by Project (Cities, Counties, States, etc.):**

Add Attachment

Delete Attachment

View Attachment

**\* 15. Descriptive Title of Applicant's Project:**

HOME Investment Partnerships Program

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

**Application for Federal Assistance SF-424****16. Congressional Districts Of:**\* a. Applicant \* b. Program/Project 

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

**17. Proposed Project:**\* a. Start Date: \* b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="3,075,544.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="3,075,544.00"/>

**\* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

**\* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

**21. \*By signing this application, I certify (1) to the statements contained in the list of certifications\*\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\*\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 18, Section 1001)**

☒ \*\* I AGREE

\*\* The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

**Authorized Representative:**

Prefix:  \* First Name:

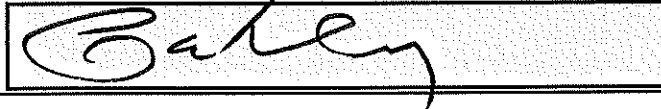
Middle Name:

\* Last Name:

Suffix:

\* Title: \* Telephone Number: Fax Number: \* Email: 

\* Signature of Authorized Representative:

\* Date Signed:

## ASSURANCES - NON-CONSTRUCTION PROGRAMS

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0040), Washington, DC 20503.

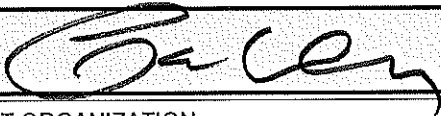
**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the awarding agency. Further, certain Federal awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project cost) to ensure proper planning, management and completion of the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the award; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
4. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
5. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards for merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
6. Will comply with all Federal statutes relating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee- 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and, (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.
7. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal or federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
8. Will comply, as applicable, with provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.

9. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333), regarding labor standards for federally-assisted construction subagreements.
10. Will comply, if applicable, with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
11. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
12. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
13. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
14. Will comply with P.L. 93-348 regarding the protection of human subjects involved in research, development, and related activities supported by this award of assistance.
15. Will comply with the Laboratory Animal Welfare Act of 1966 (P.L. 89-544, as amended, 7 U.S.C. §§2131 et seq.) pertaining to the care, handling, and treatment of warm blooded animals held for research, teaching, or other activities supported by this award of assistance.
16. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
17. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
18. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
19. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Director, Board of Commissioners
APPLICANT ORGANIZATION Morris County	DATE SUBMITTED 12/21/22

## ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009  
Expiration Date: 02/28/2025

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

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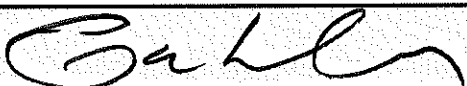
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1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
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18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Director, Board of Commissioners
APPLICANT ORGANIZATION Morris County	DATE SUBMITTED 12/21/22

## HOME-ARP CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the participating jurisdiction certifies that:

**Affirmatively Further Fair Housing** --The jurisdiction will affirmatively further fair housing pursuant to 24 CFR 5.151 and 5.152.

**Uniform Relocation Act and Anti-displacement and Relocation Plan** --It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It will comply with the acquisition and relocation requirements contained in the HOME-ARP Notice, including the revised one-for-one replacement requirements. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42, which incorporates the requirements of the HOME-ARP Notice. It will follow its residential anti-displacement and relocation assistance plan in connection with any activity assisted with funding under the HOME-ARP program.

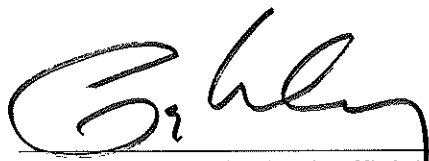
**Anti-Lobbying** --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations and program requirements.

**Section 3** --It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 75.

**HOME-ARP Certification** --It will use HOME-ARP funds consistent with Section 3205 of the American Rescue Plan Act of 2021 (P.L. 117-2) and the CPD Notice: *Requirements for the Use of Funds in the HOME-American Rescue Plan Program*, as may be amended by HUD, for eligible activities and costs, including the HOME-ARP Notice requirements that activities are consistent with its accepted HOME-ARP allocation plan and that HOME-ARP funds will not be used for prohibited activities or costs, as described in the HOME-ARP Notice.

  
\_\_\_\_\_  
Signature of Authorized Official

12/21/22  
\_\_\_\_\_  
Date

Director, Board of Commissioners  
\_\_\_\_\_  
Title

# MORRIS COUNTY, NJ

## HOME-ARP Allocation Plan

Submitted to HUD as a Substantial Amendment to the  
Approved 2021 Annual Action Plan

### Consultation

#### **Section 1: Describe the consultation process including methods used and dates of consultation**

See Appendix A for all Stakeholder Consultation materials. Stakeholder comments received throughout the various sessions and individual meetings are summarized below and referenced throughout the Needs Assessment & Gaps Analysis.

Morris County engaged in stakeholder consultations in May and June, 2022. The consultations focused on identifying the Qualifying Populations and their unmet housing and service needs. A brief PowerPoint presentation on the HOME-ARP program was presented followed by questions meant to engage participants. Details of Round 1 are included in the chart below.

STAKEHOLDER CONSULTATIONS			
Date	Method	Participants Stakeholders	Agency/Organization Type
May 3, 2022 2:00 pm	GoToMeeting virtual session	9	Homeless service providers, Public/private organizations addressing the needs of the Qualifying Populations, Public organization that addresses civil/legal/fair housing rights, Continuum of Care
May 4, 2022 10:00 am	GoToMeeting virtual session	12	Public/private organizations that address the needs of the Qualifying Populations, Continuum of Care, Homeless services providers, Public housing authority
May 5, 2022 2:00 pm	GoToMeeting virtual session	15	Homeless service providers, Homeless service providers, Public agencies that address the needs of the Qualifying Populations, Public organization that addresses civil/legal/fair housing rights
May 10, 2022 3:00 pm	GoToMeeting virtual session	5	Public housing authorities
June 10, 2022 9:00 am	GoToMeeting virtual session	1	Public organization that addresses civil/legal/fair housing rights

#### **Section 2: List the organizations consulted and summarize feedback received and results of upfront consultation with these entities.**

A list of all invited stakeholders is included in Appendix A. Also, included in Appendix A are summaries of the comments received during each stakeholder consultation session along with the participating entities.

The general themes and trends that emerged from the stakeholder sessions include the following:

- There is a shortage of affordable housing across the county, but especially for 0-30% AMI households, families experiencing homelessness, and persons with mental illnesses. This lack of inventory affects the success of rapid re-housing.
- There is an inadequate level of funding for affordable housing for the Qualifying Populations.
- There are significant barriers in the county based on the Continuum of Care Strategic Plan:
  - No wet shelter
  - No shelter for women and children
  - Existing shelters have waiting lists
  - There is no shelter for persons with multiple, chronic health issues
  - There is a need to provide supportive services to the homeless
- It is challenging to engage landlords to participate in rental subsidy programs because current rents exceed HUD payment standards. In some cases, landlords are increasing rents to exceed the HUD payment standards. This exacerbates the lengthy waiting lists for Housing Choice Vouchers across the county.
- There is a need to embed mental health services within housing programs.
- Transportation is challenging across the county. It's necessary for linking people to employment opportunities, housing services, and supportive services in order for them to succeed in transitioning to and maintaining stable housing.
- The Continuum of Care prioritizes homeless prevention but the eligibility criteria for this are very narrow.
- Non-congregate shelter is needed. Many homeless are being housed in motels, some of which are not sanitary, and services are not provided onsite.
- Transitional housing is not a HUD priority but it works in the county.
- Persons with mental health and substance abuse problems have difficulty accessing housing.
- Staff capacity among supportive service providers is inadequate to address the full need. The Continuum of Care, along with HMIS, also need additional funding to be fully responsive to the community's needs.
- There are barriers for victims of domestic violence (lack of documentation), non-English speakers, and other disenfranchised groups when trying to access housing and services.
- Some affordable units are nearing the end of their periods of affordability. Strategies and funding are needed to prevent their conversion to market-rate units.
- There is a need for group homes to house disabled adults.
- The big issues related to civil rights include Housing Choice Voucher discrimination, using a history of eviction to deny tenant applications, a lack of steady employment (relatively common among the populations vulnerable to homelessness), and application fees.
- Rising prices for everything make it even more difficult to afford rent and remain stable.

# Public Participation

See Appendix B for evidence of Public Participation conducted for the plan.

## **Section 1: Describe the public participation process, including information about and the dates of the public comment period and public hearing(s) held during the development of the plan.**

- *Date(s) of public notice: 12/5/2022*
- *Public comment period: start date - 12/5/2022 end date - 12/20/2022*
- *Date(s) of public hearing: 12/19/2022*

### ***Describe the public participation process:***

The county published the required notice on December 5, 2022 and the public comment period began on December 5, 2022 and was completed on December 20, 2022. The virtual public hearing was held during this time on December 19, 2022. A brief PowerPoint presentation was made during the public hearing before the Q&A with attendees. The Morris County Board of County Commissioners adopted the HOME-ARP Allocation Plan by resolution on December 21, 2022.

## **Section 2: Describe efforts to broaden public participation.**

To broaden public participation, the county included the following items in its public notice:

- The priority needs identified through the stakeholder consultation process and Needs Assessment & Gaps Analysis
- The proposed budget for the HOME-ARP allocation
- The online link where the public could review the draft allocation plan
- Informed the public that oral comments were encouraged at the public hearing
- Encouraged written comments on the draft plan during the public comment period and at the public hearing
- The online link to the December 19<sup>th</sup> public hearing for persons wishing to participate remotely
- Informed Spanish-speaking residents how they could access the draft plan.

The county emailed the online links to the Morris County Hispanic Affairs and the Housing Partnership of New Jersey requesting they post the notice on their websites. The county also notified the stakeholders involved in the HOME-ARP planning process via email of the public hearing and online access for the public hearing.

## **Section 3: Summarize the comments and recommendations received through the public participation process either in writing, or orally at a public hearing.**

A copy of the public hearing transcript is included in Appendix B. A summary of the comments made during the public hearing includes the following:

- Q: How was the decision made to fund some eligible activities and not others?  
A: The county allocated funding to those eligible activities where it believed it could have the greatest impact.
- Q: What is the time frame?

A: The next steps from approval by the County Board of Commissioners to making funding available for local projects were explained.

- A few questions on the implementation were asked but the responses would be determined later in the process after HUD approval.
- Some comments on the administration of the program and its timeline were made.
- One participant stated he believed that the mismatch of need is much greater than presented in the draft plan. Based on this comment, the county incorporated Coordinated Entry wait list data into the final Allocation Plan.

One written comment was received from Jeff Bashe via email. Mr. Bashe acknowledged that the total funding is limited but stated that the shortfall in services and facilities related to emergency shelter is a key problem and requires additional study and funding. The county acknowledges Mr. Bashe's email which will be referred to the Morris County Continuum of Care for consideration in future discussions and planning.

**Section 4: Summarize any comments or recommendations not accepted and state the reasons why.**

No comments were not accepted.

# Homeless Needs Assessment and Gap Analysis

This section presents the results of the homeless needs and gaps analysis, drawing on Continuum of Care HMIS data, Point-In-Time (PIT) count information, and several other data sources that are identified.

Where appropriate, this information is contextualized with feedback from stakeholders consulted during the HOME-ARP planning process.

## Section 1: Housing Inventory

The 2022 PIT count reported a total of 268 homeless persons among 189 households. Of these, 234 persons were sheltered and 34 were unsheltered on the night of the count. Based on the current inventory and the NJ Counts 2021, there is a current gap of 15 family units and 119 adults-only beds.

**Table 1. Homeless Needs Inventory and Gap Analysis Table**

Homeless															
	Current Inventory						Homeless Population					Gap Analysis			
	Family		Adults Only		Vets	Youth	Family HH (at least 1 child)	Adult HH (w/o child)	Youth	Vets	Victims of DV	Family		Adults Only	
	Beds	Units	Beds	Units	Beds	Beds						Beds	Units	Beds	Units
Emergency Shelter	33	10	37		7		16	81	8	9	9			44	
Safe Haven			10					7		1					
Transitional Housing	67	25	64				18	34	6	2	31				
Permanent Supportive Housing	48	15	162		29										
Rapid Re-Housing	86	29	32		4	14									
Other Permanent Housing	40	20	5												
Sheltered Homeless							34	122	14	13	40				
Unsheltered Homeless							1	32		1					
Current Gap*												0	15	119	0

**Data Sources:** 1. NJ Counts 2021: Morris County 2021 Point in Time (PIT) Count); 2. HUD 2021 Continuum of Care Housing Inventory Count (HIC) Report

\*Current Gap: **Family Household Gap** = (#of Emergency Shelter Units + Safe Haven Units + Transitional Housing Units + Permanent Supportive Housing Units) - (Sheltered Family Households + Unsheltered Family Households) **Adults Only Gap** = (#of Emergency Shelter Beds+ Safe Haven Beds+ Transitional Housing Beds+ Permanent Supportive Housing Beds) - (Sheltered Adult HH w/o child + Unsheltered Adult HH w/o child). Positive integers indicate a gap in homelessness housing resources based on the level of need, while a 0 indicates no identified gap based on the available data.

Within the county's rental housing inventory, there is a severe housing gap for households at 0-30% and 31-50% AMI (see Table 2). Analyzing the household occupancy of rental units by income tier provides additional information. According to HUD's Comprehensive Housing Affordability Strategy (CHAS) data, there are 7,015 renter households in Morris County at 0-30% AMI. However, there are only 4,924 rental units affordable to this group of households. Further exacerbating the situation is that only 2,280 of these 4,924 units are occupied by 0-30% AMI households. The remaining 2,644 units are occupied by



households with incomes above 30% AMI. ***This results in a housing gap of 4,735 rental units affordable to 0-30% AMI renter households.***

Moving up the income spectrum, there are 5,895 renter households at 31-50% AMI. For this income group, there are only 2,875 units affordable to them. However, only 535 of the 2,875 units are occupied by 31-50% AMI households. The remaining supply of 2,340 units are occupied by households of other income tiers, likely including some of the 0-30% AMI households who are living in units outside of their income tier that would cause them to be cost burdened. ***This results in a housing gap of 5,360 rental units affordable to 31-50% AMI renter households.***

**Table 2. Housing Needs Inventory and Gap Analysis Calculation**

Renter Households	Household Income	
	0-30% AMI	31-50% AMI
Total Households	7,015	5,895
Affordable Housing Units	4,924	2,875
Units Occupied by Appropriate Income Tier <sup>1</sup>	2,280	535
Units Occupied by Other Income Households <sup>2</sup>	2,644	2,340
<b>Housing Gap<sup>3</sup></b>	<b>4,735</b>	<b>5,360</b>

Data Source: 2014-2018 Comprehensive Housing Affordability Strategy

<sup>1</sup> Number of housing units occupied by a household of the same income tier (i.e., a 0-30% AMI household occupies a unit that is affordable to a 0-30% AMI household)

<sup>2</sup> Number of housing units occupied by a household that is not of the same income tier (i.e., a 0-30% AMI unit is occupied by a household above 30% AMI)

<sup>3</sup> Total Number of Households minus Units Occupied by Appropriate Income Tier equals the number of units needed to house the balance of the households within that income tier that are occupying units affordable to households above their income tier (i.e., the housing gap).

## **Section 2: Size and Demographic Composition of Qualifying Populations**

### ***1. Homeless as defined in 24 CFR 91.5***

The county's 2021 Point-in-Time (PIT) Count revealed 268 individuals in 189 households experiencing homelessness on that single night. Among the 189 households were 35 families comprised of 110 persons, including 69 children under age 18 and 41 adults. The average family size was 3.14 persons. Sixteen families were staying in Emergency Shelters and 18 were in Transitional Housing. Among the 189 households were 154 adult-only households consisting of 158 adults, the majority (53%) of which were staying in Emergency Shelters. Thirty-two adult-only households were unsheltered. There was no unaccompanied youth. More than half (58.8%) were homeless males with the remaining 41.2% female.

***Black/African Americans and Hispanic/Latinos are disproportionately represented among the homeless population in Morris County. Black/African Americans account for 3.3% of the county's population but 25.7% of its homeless population. Similarly, while Hispanic/Latinos comprise 13.9% of the county population, they account for 21.3% of the homeless population.*** Even accounting for poverty rates (50.8% among Whites, 10% among Black/African Americans and 33% among Hispanic/Latinos), race appears to be a more predictive indicator of who will experience homelessness.

Disparities among racial and ethnic groups experiencing homelessness are evident in the following areas as well:

- 46% of Black/African Americans and 43% of Hispanic/Latinos reported more than one episode of homelessness compared to 36% of Whites
- The majority (64%) of children 18 and younger were Black/African American and Hispanic/Latino
- The most common cause of homelessness among Black/African Americans was being asked to leave a shared residence (17%); among Hispanic/Latinos, it was domestic violence (20%). Among Whites, the most common cause was loss or reduction in employment income.
- 42% of Black/African Americans reported having no source of income compared to 25% of Whites and 33% of Hispanic/Latinos
- 19% of Whites reported receiving General Assistance compared to 0% of Black/African Americans and 10% of Hispanic/Latinos
- 49% of Hispanic/Latinos reported a disabling condition compared to 66% of Whites and 64% of Black/African Americans
- More specifically, Whites represented the majority of homeless persons with mental health issues, substance abuse disorders, physical disability and chronic health conditions. The majority of persons reporting a developmental disability, however, were Black/African American (4 persons) and Hispanic/Latino (4 persons).
- Of the three persons reporting HIV/AIDS, two were Black/African American.

On the night of the PIT count, 57 chronically homeless persons were identified, representing 21.3% of the homeless population. Thirteen homeless veterans (6.6%), 40 victims of domestic violence (14.9%) and 14 youth (5.2%) were among the count.

Among all persons experiencing homelessness on the night of the count, 32% reported no source of income. Among the 45.3% who reported having income, the most common sources were earned income (18.2%), SSI (13.8%) and General Assistance (13.3%). Average monthly incomes by housing situation included:

- \$667.86 in Emergency Shelter
- \$715.21 in Safe Haven
- \$1,667.95 in Transitional Housing
- \$696.36 among persons who were unsheltered

The length of homelessness varied significantly among households:

- 32 persons were homeless between 0-2 months
- 31 persons were homeless between 3-6 months
- 22 persons were homeless between 7-9 months
- 34 persons were homeless between 10-12 months
- 52 persons were homeless between 1-3 years
- 18 persons were homeless for more than three years

For 115 persons (61.2%), being homeless on the night of the PIT count was their first episode of homelessness. Among others, 27 reported two episodes (total), 13 reported three episodes and 33 reported four or more episodes.

The waiting list count as of December 31, 2022 for those who have been referred for shelter services in Coordinated Entry included 296 individuals, 103 families and 28 couples.

## **2. At Risk of Homelessness as defined in 24 CFR 91.5**

Table 2 reveals that there are only 4,924 rental units affordable to the 7,015 households with incomes at 0-30% AMI. Of these, only 2,280 units are occupied by households at 0-30% AMI. This means that the remaining 4,735 households at 0-30% AMI are cost burdened since they are living in units that are affordable to higher income households (above 30% AMI) and are at risk of homelessness. A similar trend is found among the 5,360 households at 31-50% AMI who are living in units that are affordable to higher income households (above 50% AMI). ***These 10,095 households who are living in rentals that are not affordable for their income level (0-30% AMI and 31-50% AMI) represent a Qualifying Population as other families requiring services to prevent homelessness.***

Morris County's 2021 Annual Performance Report (APR) reported that 116 individuals exited homelessness to temporary destinations as detailed in Table 3. Twenty individuals exited to places not meant for human habitation, including one youth, while another 49 exited to Emergency Shelters/hotels or motels without vouchers. Exiting to temporary destinations can increase the risk of returning to homelessness.

**Table 3. Exits to Temporary Destinations**

Destination	Youth	Vets	Others	Total
Emergency Shelter/hotel or motel with voucher	3	-	46	49
Transitional housing	-	-	16	16
Staying/living with a family member, temporary tenure	2	-	8	10
Staying or living with a friend, temporary tenure	3	-	7	10
Place not meant for human habitation	1	-	19	20
Hotel/motel without voucher	-	-	11	11
<b>Total</b>	<b>9</b>	<b>-</b>	<b>107</b>	<b>116</b>

Data Source: 2021 Morris County Continuum of Care APR

Coordinated Entry does not track the number of households that are successfully diverted from homelessness, however, NJ 211 reported on the following number of diversion referrals sent to Morris County providers during 2022:

- 42 families referred for diversion through Family Promise
- 19 single adults and 9 families were referred for diversion through Madison Housing Authority
- 53 youth were referred to Visions and Pathways
- 9 LGBTQ+ individuals were referred to EDGE
- 27 veterans were referred to SSVF – Community Hope
- Housing Navigators were assigned 143 clients during 2022

Madison Housing Authority administers 130 Project-based Vouchers and 173 Housing Choice Vouchers. MHA maintains waiting lists for both programs. There are 907 families waiting for a Project-based Voucher, of which 624 (68.8%) are at 0-30% AMI and 197 (21.7%) are at 31-50% AMI. In addition, there are 686 families waiting for a Housing Choice Voucher. Of these, 495 (72.6%) are at 0-30% AMI and 152 (22.16%) are at 31-50% AMI.

Boonton Housing Authority has a waiting list of 533 households for public housing units, of which 123 (23%) include persons with disabilities. The waiting list for its Section 8 rental subsidy program includes 576 households, of which 129 (22%) include persons with disabilities.

***Combined, these 1,845 households waiting for public housing and/or rental vouchers represent renter households that are currently cost-burdened, without rent subsidies and at risk of homelessness.***

***3. Fleeing, or Attempting to Flee, Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking, as defined by HUD in the Notice***

Subpopulations identified in the 2021 PIT Count included 40 victims of domestic violence. In the 2021 Continuum of Care APR, 197 persons reported a history of domestic violence. Of these, 135 were adults and 61 were households of at least one adult with children. Twenty-eight persons reported fleeing domestic violence. Of these, 22 were adults and six were adults with children. No other source of data for victims of human trafficking was available.

***4. Other populations requiring services or housing assistance to prevent homelessness and other populations at greatest risk of housing instability, as defined by HUD in the Notice***

**Veterans:** The 2021 APR reported a total of 58 veterans served, of which 5 were chronically homeless and 49 were males. Nineteen veterans were between the ages of 25-45, 26 were between the ages of 45-61 and 13 were 62 and older. Mental health disorders, chronic health conditions and physical disabilities were the most common conditions reported. Twenty-one veterans reported having no source of income. No veterans exited to temporary destinations.

**Persons with Disabilities:** Madison Housing Authority reported ***104 of the 907 applicant households on the Project-based Voucher waiting list included at least one member with a disability.*** A total of ***138 of the 686 applicant households waiting for Housing Choice Vouchers reported at least one member with a disability.*** According to stakeholders consulted, accessible housing is a continuing and critical need for persons with disabilities, ranging from individuals in wheelchairs to medical beds and in-home healthcare services in order to maintain housing stability. Overall, there is demand for permanent rental housing that can support and accommodate persons with disabilities.

According to 2020 American Community Survey (ACS) data, there are 18,014 persons 18 and older with an independent living difficulty disability in Morris County. Among all persons with disabilities age 16 and older, 11,138 individuals had earned income. Of these, 40.9% earned less than \$25,000 in 2020. The rate of poverty is higher among persons with disabilities than persons without disabilities. In 2020, 17.3% of persons with disabilities lived below 150% of the poverty level compared to 7% of persons without disabilities. This was equivalent to ***6,714 persons with independent living disabilities who were living below 150% of the poverty level***, which was \$25,860 for a household of two in 2020. With this income, the household could pay no more than \$647/month for gross rent (rent plus utilities) without being cost-burdened. The HUD Fair Market Rent for a one-bedroom unit is \$1,017.

**Section 3: Current Resources Available to Assist Qualifying Populations**

**Emergency Shelter, Safe Haven and Transitional Housing:** According to the Morris County Housing Inventory Count (HIC) for 2021, the county has a total of 211 year-round beds for those experiencing homelessness. This includes 100 family beds and 111 adult-only beds. Seven of the adult beds are reserved for veterans. Morris County also has 13 seasonal and 68 overflow beds. Shelter beds in Morris

County are provided by Family Promise of Morris County, Homeless Solutions, Market Street Mission, and hotels/motels are funded by the Morris County Department of Human Services Office of Temporary Assistance. JBWS provides shelter beds, transitional housing, case management, and supportive services to survivors of domestic violence and human trafficking. Youth aging out of foster care have access to case management services through Roots and Wings.

**Rapid Re-Housing (RRH):** In the 2021 HIC, Morris County served 29 families and 32 single adults through its RRH program. The providers included Catholic Family and Community Services, Family Promise of Morris County, New Jersey AIDS Services, and Roots and Wings.

**Supportive Services:** Coordinated Entry System services are provided through NJ 211 Call Center. The Call Center has access to two part-time housing navigators at Family Promise of Morris County and Mental Health Association of Essex County. Along with Visions and Pathways, Family Promise of Morris County and the Mental Health Association of Essex County provide street outreach services to individuals and families experiencing homelessness.

**Tenant Based Rental Assistance (TBRA):** Morris County funds TBRA through its annual allocation of HOME Investment Partnerships Program funding to assist placement of homeless families into permanent housing. Supportive services are provided to TBRA recipients to maintain housing stability.

**Permanent Supportive Housing (PSH):** Morris County has 210 PSH units consisting of 48 family beds and 162 beds for adults. There are 108 beds set-aside for chronically homeless individuals and 29 beds set-aside for veterans. The providers serving residents through PSH programs include: Catholic Family and Community Services, Family Promise of Morris County, Homeless Solutions, Market Street Mission, Mental Health Association of Essex County, and New Jersey AIDS Services.

**Homeless Prevention Services:** Providers include Catholic Family and Community Services, Family Promise of Morris County, and Homeless Solutions.

**Public Housing Authorities:** Madison Housing Authority (MHA) oversees 134 units of RAD housing, two MHA-owned units (non-HUD subsidized), and 190 Section 8 vouchers. It has permission from HUD to convert 57 of the 190 Housing Choice Vouchers to Project-based Vouchers. Morris County Housing Authority manages 424 public housing units (120 of which are USDA Farmer's Home rural units), 635 Section 8 vouchers, and 33 Mainstream vouchers for non-elderly individuals with disabilities. Dover Housing Authority's housing portfolio includes 248 Section 8 Vouchers and one senior building with 59 public housing units.

#### **Section 4: Unmet Housing and Service Needs of Qualifying Populations**

##### ***1. Homeless as defined in 24 CFR 91.5***

HMIS indicated 2,230 individuals were served by the homeless system during the 12-month period from July-June 2022. This included 1,775 adults and 399 children. The NJ Counts 2021 identified 31 chronically homeless households in emergency shelter, 16 chronically homeless households that were unsheltered, and five individuals in Safe Haven. These households and individuals need permanent housing. Among these chronically homeless individuals and households, nearly 70% reported multiple

disabilities with mental health issues and substance abuse disorders the most common types. This trend indicates a strong demand for supportive services.

According to the [Center on Budget and Policy Priorities](#), the average wait time for New Jersey households to receive housing vouchers is 39 months during which time persons who are homeless must struggle to find other living arrangements, regardless of the cost, housing condition, location, and lack of safety.

According to the Morris County Continuum of Care Strategic Plan, the following needs were identified: a lack of a wet shelter, a real shelter for women and children, shelters with waiting lists, a lack of a shelter for persons with multiple chronic mental health issues, and a need to provide supportive services to homeless individuals and families.

According to stakeholders, the lack of permanent supportive housing for homeless persons means they are being placed in motels and hotels, some of which are not sanitary or safe. However, nonprofits struggle to retain motel/hotel vendors. In some cases, out-of-county motels/hotels needed to be used during the last Code Blue. Compounding this situation is that motels/hotels must be paid NJ-specified rates, which are not adequate for them to remain in business. Overall, the lack of affordable rental units impedes the placement of homeless persons through rapid re-housing. Due to a lack of highly trained social workers, the level of supportive services needed to adequately address the needs of the homeless is not met.

## ***2. At Risk of Homelessness as defined in 24 CFR 91.5***

According to 2014-2018 CHAS data, there is a gap of ***4,735 rental units affordable to 0-30% AMI renter households and a gap of 5,360 rental units affordable to 31-50% AMI households***. As a result, these households reside in housing units that are more costly than what would be affordable to them. This does not consider additional costs for necessities such as transportation, childcare, and/or accessibility modifications for individuals with disabilities.

Madison Housing Authority manages 130 Project-based Vouchers and 173 Housing Choice Vouchers. As of May 11, 2022, there were ***907 applicants on the Project-based Voucher waiting list—seven times the number of vouchers***. There were ***686 applicants on the waiting list for Housing Choice Vouchers—four times the number of TBRA vouchers***. None of these wait-listed, cost-burdened and severely cost-burdened households currently receive any subsidy.

Black/African American households are disproportionately represented on the waiting lists for vouchers issued by Madison Housing Authority. Although they represent 3.3% of the county's population, ***Black/African Americans account for 38.8% of all applicants on the Project-based Voucher waiting list and 44.75% of applicants on the Housing Choice Voucher waiting list***. The rates of Hispanic/Latinos on both waiting lists are comparable to their 13.9% county population at 15.3% and 16.18%, respectively. This suggests that low-income, and especially extremely low-income households and persons identifying as Black/African American, are the most likely to have a disproportionate need for housing assistance.

## ***3. Fleeing, or Attempting to Flee, Domestic Violence, Dating Violence, Sexual Assault, Stalking, or Human Trafficking, as defined by HUD in the Notice***



According to NJ Counts 2021, there were 16 homeless households (40 persons total) that were victims of domestic violence residing in emergency shelters and transitional housing. The length of homelessness among domestic violence victims varied. Eight households reported being homeless for up to six months while three households had been homeless for 6-12 months. The remaining five households had been homeless for 1-3 years. Permanent supportive housing for this Qualifying Population are needed. Persons who are fleeing and do not have appropriate documentation can be prevented from accessing shelters and services.

***4. Other populations requiring services or housing assistance to prevent homelessness and other populations at greatest risk of housing instability as defined by HUD in the Notice***

The COVID-19 pandemic further intensified housing challenges throughout Morris County. According to market data published by the CoStar group in April 2022, rental costs increased 11.3% since 2019 with an average rent of 11.3%. While the county has a low unemployment rate of 3.2%, rising rents and the impact of inflation places additional strain on low-income households and their ability to remain stably housing.

The county's 2021 System Performance Measures reported 602 unduplicated sheltered homeless persons; 455 of these individuals became homeless for the first time. The median time spent in emergency shelter was 31 days.

According to the National Low Income Housing Coalition's "Out of Reach 2022" report, Morris County has 184,162 households, of which 48,175 (26%) are renter households. A household at 30% AMI can afford a maximum monthly rent of \$863 to avoid experiencing housing cost burden. Monthly SSI payments are \$872 meaning an affordable rent is \$262 for the household. However, the Fair Market Rent for a one-bedroom unit is \$1,223. In Morris County, an annual income of \$48,920 is needed to affordably rent a one-bedroom unit.

Over a one-year period from May 1, 2021 through April 30, 2022, the NJ 211 Call Center received 17,317 unique calls for service requests in Morris County. Of these, 5,921 calls (34.2%) were for housing and shelter assistance. Rent assistance was the most frequently reported need (2,824 calls) followed by affordable housing (1,685 calls) and emergency shelter (819 calls).

The impacts of increasing rental costs and a lack of safe, decent, and affordable housing disproportionately impacts individuals and families experiencing homelessness, as well as those seeking to maintain housing stability, particularly for those at or below 30% AMI. These housing challenges extend to those with physical, mental health, intellectual, and developmental disabilities and for individuals on fixed incomes such as Supplemental Security Income (SSI) and Social Security Disability Insurance (SSDI). For 2022, the Supplemental Security Income monthly payment is \$841 for an eligible individual and \$1,261 for an eligible couple. SSDI recipients receive \$841/month and \$1,261 for an eligible individual with an eligible spouse.

According to stakeholders, the county lacks non-congregate shelter units for individuals and families experiencing homelessness, as evidenced by its continued reliance on hotels and motels as a substitute for shelter beds.

## **Section 5: Gaps within the Current Shelter and Housing Inventory and Service Delivery System**

**HMIS data and feedback from stakeholders:** The stakeholder consultation process underscored the need for additional emergency shelter beds, transitional housing, permanent supportive housing, wraparound services and case management, and quality affordable housing units. Morris County stakeholders identified the need for non-congregate shelter beds to avoid the challenges and expenses for housing individuals and families experiencing homelessness in hotels and motels. Any new shelter must also include robust supportive services. Efforts by the Continuum of Care to address systemic inequities related to race/ethnicity must continue. This need for additional housing options extends to persons fleeing domestic violence, including emergency shelter beds and transitional housing.

**Supportive services:** There is a need for supportive services to help people navigate the homeless experience, identify housing, and reduce recidivism so that people can stay in their homes. This applies to all vulnerable populations, including chronically homeless individuals, survivors of domestic violence, those being discharged from medical facilities and public institutions, youth aging out of foster care, and individuals with Limited English Proficiency, as well as those at or below 30% AMI and at risk of homelessness.

The **need for greater system capacity, staffing, and training** is a challenge experienced by providers engaged in the consultation process. At-risk individuals do not always have the resources needed to navigate the housing system and prepare for long-term situations. Increased case management must holistically provide services focused on maintaining permanent housing, including integrated mental health services and permanent housing case management. Many clients with mental health and case management needs also require legal assistance related to evictions.

**Improving street outreach coordination** and the ability to provide appropriate referrals to workforce development, financial literacy, and other wrap-around services is needed to ensure that families can be self-sufficient.

**Other services:** There is continued demand among vulnerable populations for medical, legal, and childcare services. Transportation is a challenge throughout Morris County. Existing affordable housing is not accessible by transit, which limits the ability of residents to receive supportive services and become active community members.

**Affordable housing:** Market rate rents are too high for people existing homelessness. There is a need for affordable one-bedroom units to accommodate making permanent housing placements for single adults experiencing homelessness and for larger three-bedroom plus units for family and larger households. The existing affordable housing stock does not reach enough extremely low-income households at greatest risk of homelessness.

There is a **limited supply of Housing Choice Vouchers**, particularly for family households. When a household obtains a Housing Choice Voucher, the difference between HUD's Fair Market Rent and the market rent puts many rental units out of the affordability range for households up to 50% AMI.

Public housing authorities use small area fair market rents (SAFMRs) in an attempt to provide higher payment standards, but they still have gaps where the rents do not meet community needs. There is a need for landlord incentives and funding to provide supportive services that allow tenants to maintain units.



Morris County needs to review its portfolio of subsidized affordable housing to evaluate properties with expiring periods of affordability. One way to counteract the loss of affordable rental properties is to increase the number of units that nonprofits own and manage. Collaborative efforts among stakeholders must engage housing developers, particularly those pursuing LIHTC credits, to identify appropriate funding sources and incentives while also addressing community needs with set asides for homeless households.

The community tries to keep people stably housed through the provision of diversion and emergency rental resources. The challenge is that eligibility for these programs is narrow, limiting access to these funds.

**Permanent Supportive Housing:** There is a gap in PSH available for senior citizens. Many homeless individuals are currently residing in hotels, including veterans, who need Permanent Supportive Housing. Providers and agencies noted that there is a reluctance among landlords to engage in programs that provide housing assistance.

**Organizational capacity:** Staffing turnover decreases capacity and impedes the ability to be productive. There are still COVID-related issues affecting supportive services availability. Due to the complexity of working with individuals with health disabilities and substance abuse challenges, there is a need for highly trained social workers to provide services to targeted populations.

**Competition for Continuum of Care dollars:** When a person is about to be homeless there should be more of a strategic alliance between agencies to allocate the appropriate resources to the right needs and time. Systems like the Continuum of Care need more administrative support and resources to conduct thorough systems planning. More administrative funding for the Coordinated Entry System is needed for HMIS data collection and to train providers on how to enter data and run reports.

## **Section 6: Additional Characteristics Associated with Instability and Increased Risk of Homelessness**

No additional comments.

## **Section 7: Identify Priority Needs for Qualifying Populations**

Based on the stakeholder consultations and data analysis, the unmet housing needs were identified:

- Based on the current homeless housing inventory and the NJ Counts 2021, there is a current gap of 15 family units and 119 adults-only beds in Morris County.
- Black/African Americans account for 3.3% of the county's population but 25.7% of its homeless population. Similarly, while Hispanic/Latinos comprise 13.9% of the county population, they account for 21.3% of the homeless population.
- There are 10,095 households who are living in rental units that are not affordable for their income level (0-30% AMI and 31-50% AMI) representing a Qualifying Population as other families requiring services to prevent homelessness.
- There are 1,593 households at up to 50% AMI that represent renter households who are currently cost-burdened, without rent subsidies, and at risk of homelessness.

- According to the Madison Housing Authority, 104 of the 907 applicant households on its Project-based Voucher waiting list included at least one member with a disability. A total of 138 of the 686 applicant households waiting for Housing Choice Vouchers reported at least one member with a disability. Black/African Americans account for 38.8% of all applicants on the Project-based Voucher waiting list and 44.75% of applicants on the Housing Choice Voucher waiting list.
- There are 6,714 persons with independent living disabilities who were living below 150% of the poverty level.

The priority needs among the Qualifying Populations in Morris County are affordable and supportive housing solutions. This includes, but is not limited to, the following:

- Development of affordable and accessible housing, including accessibility for persons with disabilities
- Non-congregate shelters to provide more stabilized housing options than hotels/motels for homeless individuals and families.
- Development of permanent housing with a strong supportive service component
- Increased supportive service investments

**Section 8: How the PJ determined the level of need and gaps in the shelter and housing inventory and service delivery systems based on the data presented in the plan:**

In addition to feedback from stakeholder consultation sessions, the following sources were consulted to determine the housing and service needs and gaps for HOME-ARP qualifying populations:

- American Community Survey (ACS), 2016-2020
- HUD Comprehensive Housing Affordability Strategy (CHAS), 2014-2018
- NJ Counts 2021: Morris County Point-in-Time County
- HUD 2021 Continuum of Care Homeless Assistance Programs Housing Inventory Count (HIC) Report for Morris County
- Morris County HMIS Annual Performance Report for July-June 2022 (APR)
- Morris County Continuum of Care 2021 System Performance Measures
- NJ 211 Call Center
- Madison Housing Authority
- Morris County Housing Authority
- Dover Housing Authority
- National Low Income Housing Coalition, 2022 report
- Social Security Administration
- Center on Budget and Policy Priorities

# HOME-ARP Activities

## **Section 1: Describe the method(s) that will be used for soliciting applications for funding and/or selecting developers, service providers, subrecipients and/or contractors:**

Morris County will issue a Request for Proposals (RFP) for developers, service providers, and/or subrecipient organizations to develop affordable rental housing and provide supportive services. In addition, the county will make available funding for nonprofit capacity building for one or more nonprofit organizations that receive HOME-ARP funding for an eligible activity. The RFP will, at a minimum, specify eligible applicants, eligible activities, minimum and maximum funding amounts, application thresholds, and underwriting criteria, and will provide instructions on how to submit an application for funding. Proposals may be evaluated according to criteria such as organizational or developer experience, capacity, demonstrated effective grant management experience, services offered, housing need, project readiness, and leveraged resources, among other factors.

## **2. Describe whether the PJ will administer eligible activities directly:**

Morris County will not directly administer HOME-ARP activities beyond program administration and planning.

## **3. If any portion of the PJ's HOME-ARP administrative funds are provided to a subrecipient or contractor prior to HUD's acceptance of the HOME-ARP allocation plan because the subrecipient or contractor is responsible for the administration of the PJ's entire HOME-ARP grant, identify the subrecipient or contractor and describe its role and responsibilities in administering all of the PJ's HOME-ARP program:**

No HOME-ARP administrative funds have been provided to a subrecipient or contractor prior to HUD's acceptance of the HOME-ARP allocation plan.

***Table 5. Use of HOME-ARP Funding***

	<b>Funding Amount</b>	<b>Percent of the Grant</b>	<b>Statutory Limit</b>
Supportive Services	\$ 615,109		
Acquisition and Development of Non-Congregate Shelters			
Tenant Based Rental Assistance (TBRA)			
Development of Affordable Rental Housing	\$ 1,845,327		
Non-Profit Operating		0 %	5%
Non-Profit Capacity Building	\$ 153,777	5 %	5%
Administration and Planning	\$ 461,331	15 %	15%
<b>Total HOME ARP Allocation</b>	<b>\$ 3,075,544</b>		

## **4. Describe how the PJ will distribute HOME-ARP funds in accordance with its priority needs identified in its needs assessment and gap analysis:**

The HOME-ARP budget was driven by the priority needs identified as a result of stakeholder consultation and data analysis. Although this process identified several needs for housing and services for the

Qualifying Populations, the limited amount of funding required the county to focus on what it considered to be the highest priority need: the development of affordable rental housing and the provision of supportive services.

**5. Describe how the characteristics of the shelter and housing inventory, service delivery system, and the needs identified in the gap analysis provided a rationale for the plan to fund eligible activities:**

Based on the stakeholder consultations and data analysis, the following unmet housing needs were identified:

- Based on the current homeless housing inventory and the NJ Counts 2021, there is a current gap of 15 family units and 119 adults-only beds in Morris County.
- Black/African Americans account for 3.3% of the county's population but 25.7% of its homeless population. Similarly, while Hispanic/Latinos comprise 13.9% of the county population, they account for 21.3% of the homeless population.
- There are 10,095 households who are living in rental units that are not affordable for their income level (0-30% AMI and 31-50% AMI) representing a Qualifying Population as other families requiring services to prevent homelessness.
- There are 1,593 households at up to 50% AMI that represent renter households who are currently cost-burdened, without rent subsidies, and at risk of homelessness.
- According to the Madison Housing Authority, 104 of the 907 applicant households on its Project-based Voucher waiting list included at least one member with a disability. A total of 138 of the 686 applicant households waiting for Housing Choice Vouchers reported at least one member with a disability. Black/African Americans account for 38.8% of all applicants on the Project-based Voucher waiting list and 44.75% of applicants on the Housing Choice Voucher waiting list.
- There are 6,714 persons with independent living disabilities who were living below 150% of the poverty level.

## HOME-ARP Production Housing Goals

**1.Estimate the number of affordable rental housing units for qualifying populations that the PJ will produce or support with its HOME-ARP allocation:**

Morris County proposes to develop between 5-10 new affordable rental housing units. The final number of units will be determined by the financing proposals received.

**2.Describe the specific affordable rental housing production goal that the PJ hopes to achieve and describe how the production goal will address the PJ's priority needs:**

The development of new affordable rental housing along with the provision of supportive services will work to fill the current unmet need for affordable housing with supportive services provided to tenants to achieve and retain stable housing. The need for new affordable rental units is driven by an extensive list identified through local data. There is a gap of over 10,000 rental units affordable and available for 0-30% and 31-50% AMI households. There is a housing gap of 15 family units and 119 adult beds within the county's homeless service inventory. There are 1,593 households up to 50% AMI who are cost-burdened without the benefit of rental subsidies who are at risk of homelessness. There are 242 applicant households with one member with a disability waiting for vouchers from Madison Housing Authority. There are over 6,700 persons with independent living disabilities who were living below 150% of poverty. And, Black/African American and Hispanic/Latino households are disproportionately impacted by homelessness in Morris County.

# Preferences

**1. Identify whether the PJ intends to give preference to one or more qualifying populations or a subpopulation within one or more qualifying populations for any eligible activity or project:**

Morris County will provide access for all Qualifying Populations but will include a preference for chronically homeless individuals giving them priority for admission above all other Qualifying Populations. All other Qualifying Populations will be served on a first-come, first-served basis (i.e., in chronological order). In addition, chronically homeless individuals and families will be prioritized for admission based on the length of time they have been homeless.

**2. If a preference was identified, explain how the use of a preference or method of prioritization will address the unmet need or gap in benefits and services received by individuals and families in the qualifying population or subpopulation of qualifying population, consistent with the PJ's needs assessment and gap analysis:**

A preference for the chronically homeless was identified to give the highest priority to individuals and families who have the greatest need for permanent affordable rental housing with a strong component of supportive services to prevent recidivism and maintain stable housing.

**3. If a preference was identified, describe how the PJ will use HOME-ARP funds to address the unmet needs or gaps in benefits and services of the other qualifying populations that are not included in the preference.**

Morris County will establish a preference for chronically homeless individuals and families for its HOME-ARP activities. All other eligible Qualifying Populations will be selected in chronological order for any rental units not occupied by chronically homeless QP applicants. Chronically homeless QP applicants will be prioritized for admission for occupancy based on the length of time they have been homeless.

## Referral Methods

**1. Identify the referral methods that the PJ intends to use for its HOME-ARP projects and activities. PJs may use multiple referral methods in their HOME-ARP program.**

**(Optional):**

See response below.

**2. If the PJ intends to use the coordinated entry (CE) process established by the Continuum of Care, describe whether all qualifying populations eligible for a project or activity will be included in the CE process, or the method by which all qualifying populations eligible for the project or activity will be covered. (Optional):**

Morris County will use Coordinated Entry in conjunction with additional methods in identifying chronically homeless persons to be referred to the HOME-ARP project since the county's CE does not accept all HOME-ARP Qualifying Populations at this time. In an effort to reach all Qualifying Populations and provide them with access to the HOME-ARP activity, the county will require the activities to use additional referrals from outside organizations. These may include 211, existing shelter providers with waiting lists, and supportive service organizations, among other entities. The referral method will be finalized as part of the implementation process, including the development of a policy and procedure manual to administer the HOME-ARP program.

**3. If the PJ intends to use the CE process established by the Continuum of Care, describe the method of prioritization to be used by the CE. (Optional):**

Morris County will provide access for all Qualifying Populations but will include a preference for chronically homeless individuals giving them priority for admission above all other Qualifying Populations. All other Qualifying Populations will be served on a first-come, first-served basis (i.e., in chronological order). In addition, chronically homeless individuals and families will be prioritized for admission based on the length of time they have been homeless.

**4. If the PJ intends to use both a CE process established by the Continuum of Care and another referral method for a project or activity, describe any method of prioritization between the two referral methods, if any. (Optional):**

Morris County will provide access for all Qualifying Populations but will include a preference for chronically homeless individuals giving them priority for admission above all other Qualifying Populations. All other Qualifying Populations will be served on a first-come, first-served basis (i.e., in chronological order). In addition, chronically homeless individuals and families will be prioritized for admission based on the length of time they have been homeless.

## Limitations in a HOME-ARP Rental Housing or NCS Project

**1. Describe whether the PJ intends to limit eligibility for a HOME-ARP rental housing or NCS project to a particular qualifying population or specific subpopulation of a qualifying population identified in section IV.A of the Notice:**

Morris County will not include any limitations for eligibility for its HOME-ARP program.

**2. If a PJ intends to implement a limitation, explain why the use of a limitation is necessary to address the unmet need or gap in benefits and services received by individuals and families in the qualifying population or subpopulation of qualifying population, consistent with the PJ's needs assessment and gap analysis:**

Not applicable.

**3. If a limitation was identified, describe how the PJ will address the unmet needs or gaps in benefits and services of the other qualifying populations that are not included in the limitation through the use of HOME-ARP funds (i.e., through another of the PJ's HOME-ARP projects or activities):**

Not applicable.



## Appendix A: Stakeholder Consultation Materials

**Stakeholder Chart**  
**HOME-ARP Allocation Plan**  
**Morris County**

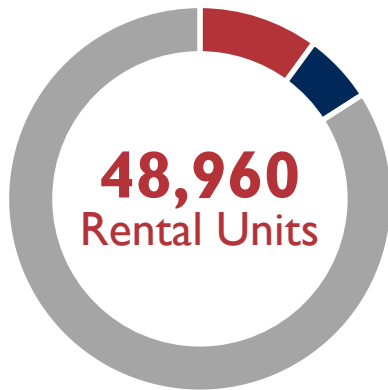
<b>Continuum of Care Serving PJ</b>	Melissa Acree	Executive Director/CE	NJ 211
	Joann Bjornson	Executive Director	Family Promise of Morris County
	Laurie Litt	Executive Director	
	Joann McEniry	COO	EDGE NJ
	Sheri Malnak	Assistant Director	NJ Department of Community Affairs (DCA)
	Brandon Markowski	unsure of official title	
	Diane Williams	Executive Director	JBWS (DV provider)
	Robert Davison	CEO	
	Rose Brown	Senior Director of Programs	MHA
	David Walker	Executive Director	Visions and Pathways
	Dan McGuire	Executive Director	Homeless Solutions
	Allison Delcalzo-Berens	CoC Chair/ Program Manager, HIV testing/referral/ counseling	Morristown Medical Center Morris County CoC
	David Saltzman	CoC Vice-Chair/ Managing Attorney	Legal Services of Northwest Jersey
	Karina Calabuig	CoC Secretary/ Site Director	Catholic Charities
	Alicia Alvarez	CoC member	Neighbors in Need
	Carmine Deo	CoC member	Community Hope
	Brian Frommelt	CoC member	Market Street Mission
	Chris Kirk	CoC member	NORWESCAP
	Elorm Ocansey	CoC member	Fair Share Housing Center
	Jessica Padillia Gonzalez	CoC member	Housing Partnership
	Kelly Stephens	CoC member	Morris County Housing Authority
	Rebecca Sherrod	CoC member	Child & Family Resources
<b>Homeless Assistance Providers (including DV providers)</b>	Maria Fodali	Administrator of Social Work/CE mtg coordinator	Morris County OTA
	Shaun Adams	Executive Director	Roots & Wings
	Jennifer Sanchez	Administrative Assistant, Dover Corps (NJ Division)	Salvation Army
	Blair Wilson	CEO	Morris Habitat for Humanity
	Karina Calabuig	Site Director	Catholic Charities
<b>Veteran's Groups</b>	Carmine Deo		
	Brandy Pearson	Executive Director	Community Hope
	Rachel Fishler		Operation Home Front
			Goodwill Industries of Greater NY & NJ
	Angel Vargas		
	George Hanley		Welcome Home Veterans of NJ
	Richard Cooke	Homeowner Sustainability Coordinator	Morris Habitat for Humanity
	David Pearson	Assistant Director of Veteran Services	Catholic Charities/SSVF
	Nicola Burnett		HUD-VASH

<b>Public Housing Authorities</b>	Kelly Stephens	Executive Director	Morris County Housing Authority
	Tanya Van Order	Executive Director	Madison Housing Authority
	Maria Tchinchinian	Executive Director	Dover Housing Authority
	Keith Kinard	Executive Director	Morristown Housing Authority
	Sherry Sims	Executive Director	Boonton Housing Authority
<b>Public Agencies that address needs of person's experiencing homelessness (Health &amp; Human Service Providers, HOPWA providers, MH/SA providers, etc.)</b>	Michelle Borden	Executive Director	NewBridge Services
	Michelle Reyes	Executive Director	ALFRE
	Anthony DiFabio	President/CEO	Acenda
	Galindo King	Executive Director	Freedom House
	Barbara Kauffman	Director of Prevention Services	PIK/CARES
	Chris Goeke	Executive Director	PIK/CARES
	Dave Roden	Vice President & COO	New Hope
	Roberto Flecha	Executive Director	CURA
	Aimee Braca	Administrative Director, Behavioral Health Outpatient Services	Prime/AHS
	Terry Connolly	CEO	Nourish NJ
	Shawna Bailey	Assistant Director	Morris County, Division of Aging, Disabilities, and Community Programming
	Robert Budsock	CEO	Integrity
	Erica Valvano	Hope One/Sheriff's Office	
	Chelsea Whiting	Hope Hub/Sheriff's Office	MC Sheriff's Office
	Christine Hellyer	Division Director	Morris County, Division of Aging, Disabilities, and Community Programming
<b>Public or Private Agencies that address Fair Housing, Civil Rights and the needs of persons with disabilities</b>	Jessica Padillia Gonzalez	Executive Director	Housing Partnership
	Michael Wojcik	CEO	
	Sharon Yoo	Director of Operations	Legal Services of Northwest Jersey
	Taiisa Kelly	CEO	Monarch Housing Associates Morris CoC Consultants
	Michelle Roers	Senior Director of Strategies for ALICE	United Way
	Salvador Moran	Executive Director	ARC Morris
	Thomas Buffuto	Executive Director	ARC of NJ
	Bernard Abuto	Assistant Executive Director	Community Options
	Bernadette Griswold	Executive Director	Community Access Unlimited
	Tom Mitchell	CEO	Rose House
	Christopher Perry	President/CEO	Spectrum for Living
	Osman Davies	Chair of Fair Housing Committee	Homeless Solutions
	Wayne Cresta	Vice-Chair of Fair Housing Committee (also a CDRS Committee member)	Town of Morristown
	Russ Hall	Member of the Fair Housing Committee	Citizen Rep
	Jeff Bashe	Member of the Fair Housing Committee	Citizen Rep

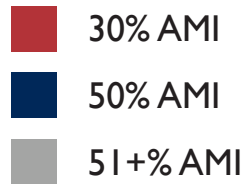
# HOME-ARP

MORRIS COUNTY, NEW JERSEY

**Allocation: \$3,075,544**



Rental Units  
Affordable To



Households With One Or More  
Severe Housing Problems:

**0-30% AMI 5,335**

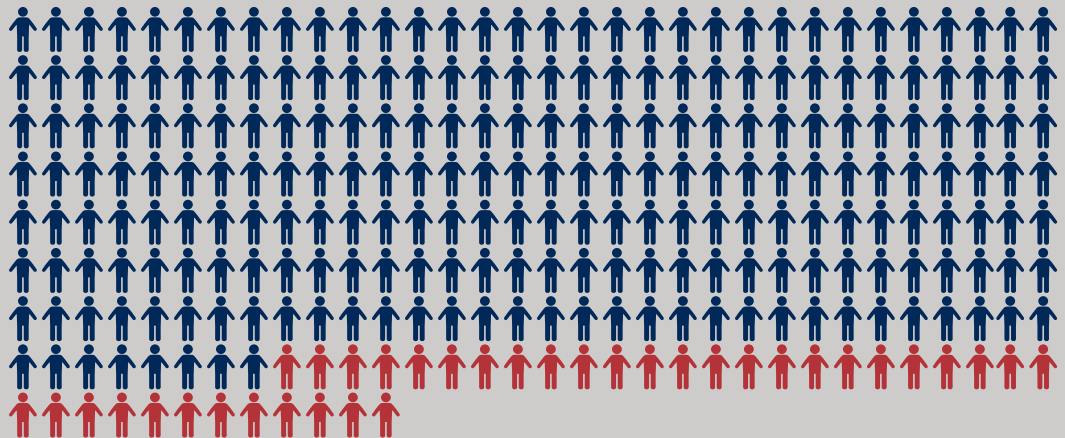
**30-50% AMI 5,110**

The four housing problems are overcrowding, high housing costs, lack of kitchen facilities, or lack of plumbing facilities.

**268**

Individuals experiencing  
homelessness during the  
2021 PIT Count

■ Sheltered ■ Unsheltered



Median Time A  
Person Remained  
Homesless

**21%**  
Recidivism Rate



## EMERGENCY SHELTER BEDS IN THE COUNTY

Type of Bed	# of Beds
Emergency Shelter Beds	70
Safe Haven	10
Transitional Housing	131



Data: 2014-2018 CHAS;  
2021 Housing Inventory Count;  
2021 System Performance Measures



## **Morris County**

# **HOME-ARP Stakeholder Meeting: Continuum of Care Leadership**

Please join us to learn about the \$3,075,544 of HOME-ARP funds received by Morris County, the Qualifying Populations that may receive assistance, and eligible uses of program funding. Stakeholders will be asked to identify community housing needs and gaps in services related to this program. For additional details about HOME-ARP, [view this video](#).

**May 3, 2022 | 2:00 PM to 3:30 PM**

**Meeting link: <https://meet.goto.com/976966453>**

**Join via phone: +1 (571) 317-3122**

**Access code: 976-966-453**

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For additional information, please contact:  
Amy Archer, Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
[aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)



## **Morris County**

# **HOME-ARP Stakeholder Meeting: Public Housing Authorities**

Please join us to learn about the \$3,075,544 of HOME-ARP funds received by Morris County, the Qualifying Populations that may receive assistance, and eligible uses of program funding. Stakeholders will be asked to identify community housing needs and gaps in services related to this program. For additional details about HOME-ARP, [view this video](#).

**May 3, 2022 | 10:00 AM - 11:30 AM**

**Meeting link: <https://meet.goto.com/864069061>**

**Join via phone: +1 (408) 650-3123**

**Access code: 864-069-061**

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For additional information, please contact:  
Amy Archer, Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
[aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)



## **Morris County**

# **HOME-ARP Stakeholder Meetings**

Please join us to learn about the \$3,075,544 of HOME-ARP funds received by Morris County, the Qualifying Populations that may receive assistance, and eligible uses of program funding. Stakeholders will be asked to identify community housing needs and gaps in services related to this program. For additional details about HOME-ARP, [view this video](#).

### **Stakeholder Session #1**

**May 4, 2022 | 10:00 AM - 11:30 AM**

**Meeting link: <https://meet.goto.com/344268877>**

**Join via phone: +1 (224) 501-3412**

**Access code: 344-268-877**

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### **Stakeholder Session #2**

**May 5, 2022 | 2:00 PM - 3:30 PM**

**Meeting link: <https://meet.goto.com/421490637>**

**Join via phone: +1 (571) 317-3112**

**Access code: 421-490-637**

For additional information, please contact:

Amy Archer, Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
[aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)

# HOME-ARP ALLOCATION PLAN

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Round 1 Listening Sessions with Stakeholders

May 3 – 5, 2022





# AGENDA

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What is HOME-ARP?

---

Defining the Qualifying Populations

---

Eligible Activities

---

Unmet Needs of the Qualifying Populations

---

Wrap-up and Next Steps

# THE HOME- AMERICAN RESCUE PROGRAM (ARP)

## SEC. 3205. HOMELESSNESS ASSISTANCE AND SUPPORTIVE SERVICES PROGRAM.

Provides \$5 billion of supplemental HOME funds to assist individuals or households who are homeless, at risk of homelessness and other vulnerable populations by providing housing, rental assistance, supportive services, and non-congregate shelter

# QUALIFYING POPULATIONS

Homeless, as defined in section 103(a) of the McKinney-Vento Homeless Assistance Act

At-risk of homelessness, as defined in section 401(1) of the McKinney-Vento Homeless Assistance Act

Fleeing, or attempting to flee, domestic violence, dating violence, sexual assault, stalking, or human trafficking, as defined by the Secretary

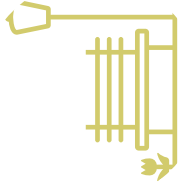
In other populations where providing supportive services or assistance under section 212(a) of the Act (42 U.S.C. 12742(a)) would prevent the family's homelessness or would serve those with the greatest risk of housing instability

Veterans and families that include a veteran family member that meet one of the preceding criteria

# HUD DEFINITION: HOMELESS



an individual or family who lacks a fixed, regular, and adequate nighttime residence



an individual or family with a primary nighttime residence that is a public or private place not meant for human habitation, including a car, park, abandoned building, bus or train station, airport, or camping ground



an individual or family living in shelter designated to provide temporary living arrangements



an individual who resided in a shelter or place not meant for human habitation and who is exiting an institution where he or she temporarily resided



an individual or family who will imminently lose their housing, including housing they own, rent, or live in without paying rent, are sharing with others, and rooms in hotels or motels

# HUD DEFINITION: AT RISK OF HOMELESSNESS

Income at or below 30% AMI, lacks  
sufficient resources to attain housing  
stability, **AND**



**Multiple Moves:** Has moved because of economic reasons two or more times during the 60 days immediately preceding the application for assistance



**Doubled Up:** Is living in the home of another because of economic hardship



**Hotel/Motel:** Lives in a hotel or motel and the cost is not paid for by charitable organizations or by federal, state, or local government programs for low-income individuals



**Overcrowded Housing:** Lives in a single room occupancy (SRO) or efficiency apartment unit where two or more persons reside or where there are more than one-and-a-half persons per room



**Exiting Institution:** Is exiting a publicly funded institution or system of care (e.g., jail, prison, psychiatric hospital, etc.);

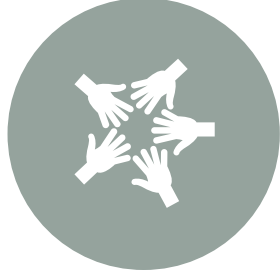
# FIVE ELIGIBLE ACTIVITIES



PRODUCTION  
OR  
PRESERVATION  
OF AFFORDABLE  
HOUSING



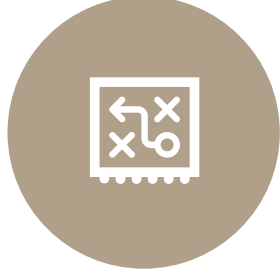
TENANT-BASED  
RENTAL  
ASSISTANCE  
(TBRA)



SUPPORTIVE  
SERVICES,  
HOMELESS  
PREVENTION  
SERVICES, AND  
HOUSING  
COUNSELING



PURCHASE AND  
DEVELOPMENT  
OF NON-  
CONGREGATE  
SHELTER



NONPROFIT  
OPERATING  
AND CAPACITY  
BUILDING

# DISCUSSION

What are the unmet needs of  
the Qualifying Populations?

# NEXT STEPS

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Comments from these sessions and the survey will be considered when drafting the Allocation Plan

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Round 2 Conversations will focus on identifying eligible activities to address unmet needs of QPs

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A 15-day public comment period on the Draft Allocation Plan is tentatively scheduled for Fall 2022

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Submission of the HOME-ARP Allocation Plan will be followed by HUD review period (up to 45 days)





Morris County, NJ

## HOME-ARP PROGRAM

CoC Stakeholder Session

May 3, 2022

2:00 PM

### Participants:

Karina Calabuis- Hope House and Catholic Charities  
Kevin Donahue – COO of 211 and Coordinated Entry  
Rebecca Sharrod – Child and Family Resources  
Ashni Mathew – Monarch Housing  
David Saltzman – Legal Services  
Taiisa Kelly – Monarch Housing  
Allison Delcalzo-Berens – Chair CoC/ Morristown Medical Center  
Chris Kirk- West Cap  
Carmine Deo- Ex. Dir. Community Hope

### Stakeholder Comments

- As illustrated by the HUD data, there is a shortage of affordable housing in Morris County, particularly for individuals at or below 30% area median income (AMI).
- The 2021 Point in Time Count identified 34 people as unsheltered.
- CoC recently completed strategic plan (Jan. 2022) included shelter needs and looked at county data and HMIS
- Barriers in County addressed in CoC Strategic Plan:
  - No wet shelter
  - No real shelter for women and children
  - Shelters have waiting lists
  - No shelter for persons with multiple, chronic mental health issues
  - Need to provide supportive services to homeless
- The HOME-ARP Allocation should direct individuals to placement into permanent housing. Non-congregate shelter is also a need.
- Increasing rapid re-housing is a priority. There is a challenge engaging landlords to participate in rapid rehousing, tenant based rental assistance, and housing choice voucher programs. Incentives are being offered to increase the number of landlords.
- 2022 year to date HMIS data shows the greatest need for 1-bedroom units (294).
  - 2BR: 21 units; 3 BR: 8 units; 4 BR: 14 units

- There is a need for integrated mental health services that are embedded within other housing programs. Permanent housing case management is also a need. Look to the social determinants of health for other social services that should be provided. (Allison Delcazo-Berens, CoC/Atlantic Health)
- Transportation is a challenge, particularly in lower cost and more rural areas of Morris County. The existing affordable housing is not accessible by transit. Most supportive services are offered in Morristown and Dover. (Carmine Deo, Community Hope)
- There is disparity in the high rate of Black/African American individuals experiencing homelessness in comparison to Morris County's overall population.
  - Note: view 2021 PIT report for data analysis
- There are also disparities in who is identified as Chronically Homeless. Currently white residents are more likely to be categorized in this manner.
- The CoC is prioritizing homeless prevention. The community tries to keep people stably housed through provision of diversion and emergency rental resources. The challenge is that eligibility for these programs is narrow. (David Saltzman, Legal Services of Northwest Jersey)
- There are a lot of individuals currently residing in hotels, including Veterans, that need permanent supportive housing. (Carmine Deo, Community Hope)
- NJ doesn't have tenant laws to protect individuals residing in hotels. There needs to be identification of funding to support these individuals and the creation of safe housing options for them. (David Saltzman, Legal Services of Northwest Jersey)
- Morris County has been approached by a developer looking to create a housing community out of shipping containers. (Jessica Padilla-Gonzalez, Housing Partnership)
- The HOME-ARP planning process should try to engage public housing authorities, elected officials, real estate professionals (to engage landlords), law enforcement, and hospital social workers as part of the HOME-ARP process of identifying unmet needs. (Carmine Deo, Community Hope)
- Non-congregate shelter is a need. The old model of congregate emergency shelters is not a viable post-Covid strategy. There also needs to be the inclusion of supportive services. Additionally, there needs to be an evaluation of how emergency shelter funding is allocated in Morris County. (Allison Delcazo-Berens, CoC/Atlantic Health)

Note: Fair Share Housing Center was mentioned. Follow-up/reach out to this group for input.



Morris County, NJ

## HOME-ARP PROGRAM

General Stakeholder Session #1

May 4, 2022

10:00 AM

### Participants:

Amy Archer, Morris County Department of Human Services  
David Moore, New Bridge  
Diane Williams, JBWS  
Jeff Bashe, Morris County Housing Alliance  
Kathryn Lonsdorf, Integrated Health Services  
Maria Fodali, Morris County Office of Temporary Assistance  
Melanie Politi, Chatham Borough  
Rebecca Butz, Family Promise of Morris County  
Russ Hall, Morris County Housing Authority  
Tom Scherr  
Janayah Chavers, Vision and Pathways  
Allison Delcalzo-Berens, Chair CoC/ Morristown Medical Center

### Stakeholder Comments

- JBWS domestic violence shelter question: Is there another way to submit response to unmet needs? (Diane Williams)
- Lack of affordable housing stock affects rapid rehousing efforts.
- Transitional housing is not a HUD priority anymore, but it works for this community.
- Need to increase the number of affordable rental units that nonprofits own/manage. (David Moore)
- Break down barriers to accessibility.
- There is a limited supply of housing choice vouchers. When people get them, the disparity provided in the market rate affordability that HUD allows and the actual market value is large. Many landlords do not honor HCVs. (Russ Hall)
- Create a landlord support program: Provide case management for clients and incentives for landlords to rent to the clients in the programs.
- There have been challenges in finding the funding for the landlord incentive part of the program. Code Blue programs have needs to extend services and allow longer stays. Transitional housing is also needed. (Jeff Bashe)

#### **What resources can help address housing needs?**

- Many individuals with mental health disabilities and substance abuse challenges have a difficult time accessing housing services. (Maria Fodali)
- Nonprofits are struggling to identify and keep hotel/motel vendors. More permanent supportive housing is needed.
- Issues with getting qualified staff to perform the services working with the target population. Need highly trained social workers to provide services (i.e.: Licensed Social Workers/MSWs)
- There is a need for supportive services to help people navigating the homeless experience, identifying housing, and to reduce recidivism so that people can stay in their homes. (Rebecca Butz)

#### **Other supportive services to reduce recidivism?**

- Transportation must be accessible to everyone, including those in rural areas, and offer more stops to the places people go for services. Lack of transportation impedes the ability to make connections in the community, such as attending church or community events. (David Moore)
- There is a coalition for case management services to help nonelderly disabled population get vouchers. (Russ Hall)
- All organizations need more staff to operate their programs.
- More housing choice vouchers from HUD are needed.
- Persons, including survivors of domestic violence, who can't show documentation of U.S. residence have issues finding housing. (Diane Williams)
- There are barriers to housing for non-English speaking individuals and other disenfranchised groups.
- There is a need for single units. The low housing inventory for families with three bedroom units has the longest wait. (Rebecca Butz)
- Housing choice voucher recipients are made up of families and seniors. It is difficult getting units for families. (Russ Hall)

#### **Coordinated Entry Needs:**

- The two shelters not participating in Coordinated Entry are the domestic violence shelter (not required due to privacy) and Market Street Mission. If a shelter is COC or ESG funded, they must participate. (Maria Fodali)
- There are only two part time Coordinated Entry staff that work on housing navigation and identification of services. More staff is needed. (Maria Fodali)
- More administrative funding is needed to carry out Coordinated Entry services and maintain Homeless Management Information System (HMIS) data. (Rebecca Butz)

**Things that stakeholders want to see to continue after CARES funding is not available:**

- Rapid rehousing extended.
- Non-congregate shelter: The community moved a lot of people into hotels during the pandemic. It was helpful to keep people in one location. If there were more motel services that provided onsite services, it would help clients until they get into permanent housing. (Rebecca Butz)
- There are some issues with the motels. The current motel services are not sanitary. The nonprofit organizations would like quality motels that are ran by the nonprofit organizations to make it simpler for clients to get the support they need.
- Need to improve access services for individuals in hotels/motels by offering them on site. (Rebecca Butz)
- At-risk individuals in hotels/motels do not always have the resources needed to navigate the housing system and prepare for long term situations. (Diane Williams)
- Outreach services are needed to connect with people entering the system for the first time.
- Housing for families, individuals with mental health disabilities, and domestic violence survivors is hard to find.
- Hotel/motel stock is so low that housing providers used out of county hotel/motel vendors during the last Code Blue. (Maria Fodali)
- An issue the hotels/motels face is that they must be paid New Jersey-specified rates and it is not viable for them to stay in business with these low rates.
- Providers cannot place families at motels in unsafe conditions. There is limited funding to address this issue.

**Affordable Housing set-aside for homeless individuals?**

- Not enough affordable housing is set aside for individuals and families experiencing homelessness, low-income households, or individuals with mental illnesses.
- What kind of financial support can housing authorities get to incentivize landlords to accept homeless persons in housing?



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Morris County, NJ

## HOME-ARP PROGRAM

General Stakeholder Session #2

May 5, 2022

2:00 PM

### Participants:

Amy Archer, Morris County Department of Human Services  
Allie Wise, Family Promise of Morris County  
Allison Delcalzo-Berens, Chair CoC/ Morristown Medical Center  
Dan McGuire, Homeless Solutions  
Emma Valencia, Arc/Morris  
Jeff Bashe, Morris County Housing Alliance  
Karina Calabuig, Hope House  
Mark Odenwelder, Morris County Habitat for Humanity  
Rebecca Sherrod, Child and Family Services  
Sharon Yoo, Legal Services of Northwest Jersey  
Shaun Adams, Roots and Wings  
Shawna Bailey, Morris County Office of Aging  
Shayne Daly, Longhill Township Social Services  
Stephanie Laurenzi, Roots and Wings  
Carmine Deo

### Stakeholder Comments

#### *What are the unmet needs of the Qualifying Populations?*

- **Shaun Adams** – housing for recent foster youth aging out of care graduates; they need affordable housing and transportation to / from work and school.
- **Allie Wise** – Getting people to work; finding qualified/trained staff for housing location services; getting people documentation/critical records; overall agency capacity and capacity building needs; landlords that will assist with rapid rehousing initiatives. There is a real need for landlord incentives to show them how they can assist in this crisis. Landlords can be a part of the solution.

Housing Authorities are working collaboratively to get vouchers out to the right populations. The barrier is the length of current wait list. There are solutions needed for families on the wait list, during the period to which they are waiting to receive a voucher. The wait list needs to have some sort of prioritization - are there preferences? Are PHAs trying to increase their unit inventory? How do we know what is the right balance between the number of units needed and the level of care needed to house everyone?

- **Jeff Bashe** – Increase the use of Coordinated Entry System; transportation services; affordable childcare; bring housing developers to the table to find the right incentives and needs. Find out what are the right partnerships needed. Direct supportive services to families particularly for medical, legal, and childcare needs. Can Morris County establish a Housing or Homeless Trust Fund? There are few strings attached to spending this money.
- **Sharon Yoo** – LSNWJ sees a large backlog of people in hospitals that have housing issues. Many clients with mental health and case management needs also require legal assistance related to evictions. The HOME-ARP of imminently at risk of losing housing being 14 days is too strict because it requires documentation and a paper trail. NJDCA provides money for homeless prevention but the qualifications to access the program are a barrier.
- **Dan McGuire** – NJ Affordable Housing Plan needs more funding to increase unit development. Affordable housing does not reach enough lower (<50% AMI) LMI populations. Staffing turnover decreases capacity and impedes ability to be productive and make deals. There are still COVID-related issues affecting supportive services availability. The gap between market rate and families that cannot afford housing is getting larger-the new affordability is higher. Transitional housing is another area that HOME-ARP could address.

Many HUD assisted/deed-restricted units are coming to the end of their period of affordability – how do we work with them to keep their units affordable? The county and towns should work on this together. Perhaps property owners and or management groups could receive subsidies, funding, and/or refinancing assistance to remain affordable.

- **Allison Delcalzo-Berens** – There is a need for increased case management to keep people stably housed. Efforts by the CoC to address equity related to race/ethnicity are underway but falling short. There is great competition for CoC dollars; when a person is about to be homeless there should be more of a strategic alliance between agencies to put the right resources to the right needs at the right time. Systems like the CoC need more administrative support and resources to conduct thorough systems planning.
- **Rebecca** – Is this HOME-ARP planning process bringing other people to the table, such as police officers or the sheriff's office? How will this process engage those people? Who else should we be talking to?
- **Shayne Daly**: There is a community need for group homes to house disabled adults.
- **Mark Odenwelder** - Habitat may step into the rental rehab arena, but partnerships for operations and management are needed.



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Morris County, NJ

## HOME-ARP PROGRAM

Public Housing Authorities Stakeholder Session

May 10, 2022

3:00 PM

### Participants:

Amy Archer, Morris County Department of Human Services  
Kelly Stephens, Morris County Housing Authority  
Tanya Van Order, Madison Housing Authority  
Maria Tchinchinian, Dover Housing Authority  
Keith Kinard, Morristown Housing Authority

### Stakeholder Comments

#### Madison Housing Authority (Tanya Van Order):

- Oversees 134 units of Rental Assistance Demonstration (RAD) housing; 2 MHA-owned units (non-HUD subsidized); 190 Section 8 vouchers (waiting for funding). Have HUD permission to convert 57 of the 190 Section 8 vouchers to project-based vouchers
- There needs to be construction of new affordable units. HUD approved their conversion of public housing units to project-based vouchers through RAD. This will allow MHA to apply for HOME funding and add to their affordable unit inventory.
- MHA received HUD approval to construct housing at four sites.
- Rents are so high it brings the subsidy rents to the HUD limit and they can't change them.
- Working to create permanent affordable housing in partnership with Roots & Wings.
- CARES funding provided ability to offer landlord incentives and pay for realtor fees, but that money is no longer available.
- *Note from April 5 direct outreach: have 51 participants in Family Self Sufficiency Program.*

#### Morris County Housing Authority (Kelly Stephens)

- Oversees 424 public housing units (120 of which are USDA Farmer's Home rural units); 635 Section 8 vouchers; 33 Mainstream vouchers
- Morris County Housing Authority uses 32 Small Area Fair Market Rents (SAFMRs), but still have gaps where rent standards don't meet community needs due to high market rents. Working with other PHAs and developers to look at options for using housing choice vouchers.



- Need landlord incentives and funding to provide supportive services that allow voucher holders to maintain units, particularly for Mainstream vouchers that serve non-elderly disabled residents.
- Interested in funding for capital improvements/rehabilitation of public housing units. HOME/HOME-ARP doesn't allow public housing rehabilitation, but this is allowed by the Community Development Block Grant (CDBG) program.
- *Note from April 5 direct outreach: have 75 participants in Family Self Sufficiency Program and seven households participating in its homeownership program.*

**Dover County Housing Authority** (Maria Tchinchinian):

- Oversees 248 Section 8 Vouchers and one senior building with 59 public housing units
- Started using SAFMRs and families still have a hard time finding rental units.
- *Note from April 5 direct outreach: have 18 participants in Family Self Sufficiency Program and one homeownership voucher.*

**Morristown Housing Authority** (Keith Kinnard)

- People using vouchers can't find affordable apartments.
- Morristown Housing Authority has a Community Development Corporation that would allow excess land to be developed using affordable housing trust funds and RAD funds from acquisition to create affordable housing in Morristown.
- Interested in possibility of obtaining HOME-ARP capacity building for the CDC if they can become a designated Community Housing Development Organization (CHDO) for the Morris County area.
- They have control of 2 sites that could be used for the development of affordable housing

**Other Notes:**

Boonton Housing Authority could not participate in the call because they are closing on a RAD project. M&L will reach out to them for input.

## Appendix B: Public Participation Materials

# AFFIDAVIT (PROOF) OF PUBLICATION

STATE OF NEW JERSEY)

)SS:

COUNTY OF MORRIS )

Amy Archer

OF FULL AGE, BEING FULLY SWORN  
ACCORDING TO LAW, DOTH DEPOSE  
AND SAY THAT SHE IS THE DIRECTOR  
OF THE DIVISION OF COMMUNITY &  
BEHAVIORAL HEALTH SERVICES  
AND, AS SUCH, ANNEXED A PRINTED COPY  
OF A LEGAL NOTICE PUBLISHED ON THE  
5<sup>th</sup> DAY OF December, 2022  
IN MORRIS COUNTY'S DAILY RECORD,  
A NEWSPAPER PRINTED AND  
PUBLISHED IN THE COUNTY OF MORRIS,  
STATE OF NEW JERSEY.

Amy Archer

Sworn to and subscribed before me this

5<sup>th</sup> day of December, 2022

Anna Marie Hess

ANNA M HESS  
Notary Public - State of New Jersey  
My Commission Expires Sep 23, 2024

## NOTICE OF PUBLIC HEARING AND NOTICE OF PUBLIC COMMENT PERIOD MORRIS COUNTY, NJ

A PUBLIC HEARING AND A PUBLIC COMMENT PERIOD WILL BE HELD TO OBTAIN COMMENT ON THE 2021 ANNUAL ACTION PLAN AMERICAN RESCUE PLAN SUBSTANTIAL AMENDMENT

The Annual Action Plan is Morris County's application and distribution plan for the U.S. Department of Housing and Urban Development (HUD), Office of Community Planning and Development (CPD) Block Grant Programs (CDBG, HOME and ESG). Morris County received an additional funding allocation through the American Rescue Plan Act (ARPA) to be administered through the HOME Investment Partnerships Program (HOME) to perform activities that must primarily benefit qualifying individuals and families who are homeless, at risk of homelessness, or in other vulnerable populations. These funds are governed by HUD CPD Notice 21-10; Requirements for the Use of Funds in the HOME-American Rescue Plan Program issued September 13, 2021.

Morris County conducted stakeholder consultations to identify unmet housing and service needs among qualifying individuals and families who are homeless, at risk of homelessness, or in other vulnerable populations. Based on this information, the county identified the following priority needs:

- Development of affordable and accessible housing, including accessibility for persons with disabilities
- Non-congregate shelter to provide more stabilized housing options for homeless individuals and families
- Development of permanent housing with a strong supportive service component
- Increased supportive service investments

Morris County's HOME-ARP Allocation Plan proposes the following eligible activities and budget amounts:

Supportive services	\$ 615,109
Development of affordable rental housing	\$ 1,845,327
Nonprofit capacity building	\$ 153,777
Administration and planning	\$ 461,331
Total Allocation	\$ 3,075,544

A public hearing will be held for the purpose of obtaining public input on Monday, December 19, 2022, at 2:00pm. A draft of the Substantial Amendment, which includes the HOME-ARP Allocation Plan, will be available for public comment beginning Monday, December 5, 2022 through Tuesday, December 20, 2022. Oral and written comments will be accepted during the public hearing. Written comments can also be emailed to [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us). To be considered, written comments must be received by Morris County no later than Tuesday, December 20, 2022, at the following: Jasmine Tirado at [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us).

The public hearing on Monday, December 19, 2022, can be accessed via Webex at the following link and phone number:

Public Hearing - Morris County HOME-ARP Allocation Plan

Hosted by MC HS - Amy Archer

<https://morriscountynj.webex.com/morriscountynj/j.php?MTID=m3332348a37ac95a54f7103695ef3dfb8>

Monday, Dec 19, 2022, 2:00 pm | 1 hour | (UTC-05:00) Eastern Time (US & Canada)

Meeting number: 2340 051 2845

Password: 7RDmPccJx45

Join by video system

Dial 23400512845@morriscountynj.webex.com

You can also dial 173.243.2.68 and enter your meeting number.

Join by phone

+1-408-418-9388 United States Toll

Access code: 234 005 12845

La información será proporcionada en español a petición.

The County of Morris will make reasonable accommodations and services necessary for sensory-impaired and disabled citizens at the public meeting. Additionally, translation services may be offered upon request and availability. Persons requiring such accommodations/services should contact the County at least three working days in advance of the meeting. Persons requiring information in alternative formats should contact the Community Development Office at 973.285.6060. Any questions should also be directed to Jasmine Tirado at 973.285.6060. Those who are hearing-impaired may call 7-1-1 NJ Relay Center.

The amended 2021 Annual Action Plan containing the HOME-ARP Allocation Plan will be available for review online at <https://www.morriscountynj.gov/Departments/Community-Development>.

Equal Housing and  
Equal Employment Opportunity

(\$81.12)

0005509227-01

**Proof of HOME ARP allocation plan online posting** - <https://www.morriscountynj.gov/Departments/Community-Development> - HOME ARP folder  
**Direct link to posting** - <https://www.morriscountynj.gov/files/sharedassets/public/departments/human-services-community-dev/morris-county-home-arp-allocation-plan.pdf>

Community Development – Morri x +

← → ↺

morriscountynj.gov/Departments/Community-Development

MorrisNet: Morris C... MSI Login | Office Conc... webex OTA helpdesk MC health depts Advisory HMIS hudhx.info NH Sage: Log in CAS

 [Morris County HOME-Arp Allocation Plan](#) (PDF, 22MB)

- Emergency Solutions Grant +
- Grant Applications +
- Project Technical Assistance Guides +
- Publications +

## Archer, Amy

---

**From:** Archer, Amy  
**Sent:** Friday, December 16, 2022 8:38 AM  
**To:** Jessica Padilla Gonzalez  
**Cc:** Tirado, Jasmine; Clark, Linda A.  
**Subject:** HOME ARP allocation plan  
  
**Importance:** High

Hi Jessica:

Morris County Office of Community Development will be hosting a virtual public hearing regarding the HOME ARP allocation plan on Monday, December 19<sup>th</sup> at 2:00pm. Would you be able to post the public notice on your website and hang a printed copy in your office on a bulletin, etc. If so, can you send me a screenshot of the posting and a picture of the posting you hang because I need it for my files. The posting can be found at <https://www.morriscountynj.gov/Departments/Community-Development> under the HOME ARP section.

Your help is greatly appreciated. Thanks!

Amy Archer  
Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
PO Box 900  
Morristown, NJ 07963-0900  
Phone: 973.285.6852  
Email: [aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)

## Archer, Amy

---

**From:** Archer, Amy  
**Sent:** Friday, December 16, 2022 8:37 AM  
**To:** marcela.lenox@mcoha.org  
**Cc:** Tirado, Jasmine; Clark, Linda A.  
**Subject:** HOME ARP allocation plan  
  
**Importance:** High

Good Morning Marcela:

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Amy Archer  
Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
PO Box 900  
Morristown, NJ 07963-0900  
Phone: 973.285.6852  
Email: [aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)



Community Development – Morris County

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morriscountynj.gov/Departments/Community-Development

MorrisNet Morris County

MSI

webex

OTA helpdesk

MC health depts

Advisory

HMIS

hudhx.info

NH

Civil Service

Sage: Log in

HOME Investment Partnerships Program

HOME-ARP

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NOTICE OF PUBLIC COMMENT PERIOD  
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Hosted by MC HS - Amy Archer

<https://morriscountynj.webex.com/morriscountynj/j.php?MTID=m3332348a37ac95a54f7103695ef3dfb8>

Monday, Dec 19, 2022 2:00 pm | 1 hour | (UTC-05:00) Eastern Time (US & Canada)

Meeting number: 2340 051 2845

Password: 7RDmPcclx45





## Archer, Amy

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**From:** Hess, Anna Marie  
**Sent:** Friday, December 16, 2022 9:32 AM  
**To:** Robert Armstrong; jdbashe@gmail.com; Joann Bjornson; Teresa Connolly; lcsengeto@gmail.com; david; k.oexle@verizon.net; laura@njhealthmatters.org; laura@ftgwellness.com; jpawelczyk; michelle.roers@unitedwaynnj.org; rsherrod@cfrmorris.org; jshivas@projectselfsufficiency.org  
**Cc:** Archer, Amy; Tirado, Jasmine; Clark, Linda A.; Hess, Anna Marie  
**Subject:** HOME ARP Distribution Allocation Plan Virtual Public Hearing  
  
**Importance:** High

Good morning, HSAC Members:

Just to remind you, the Morris County Office of Community Development will be hosting a virtual public hearing regarding the HOME ARP allocation plan on Monday, December 19<sup>th</sup> at 2:00 pm. A notification was posted in the Daily Record and on the Morris County website - <https://www.morriscountynj.gov/Departments/Community-Development>. The HOME ARP allocation plan and the public notice with the public hearing link can be found on the website under the HOME ARP section. If you cannot attend the virtual public hearing, written comments can be submitted to Jasmine Tirado at [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us) or 973.285.6060.

Thank you

Amy Archer  
Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
PO Box 900  
Morristown, NJ 07963-0900  
Phone: 973.285.6852  
Email: [aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)

*Anna Marie Hess*

Front Office Clerk II  
Morris County Dept. of Human Services  
Division of Community & Behavioral Health Services  
P.O. Box 900, Morristown, NJ 07963-0900  
Phone – 973.285.6868  
Fax – 973.285.6713

**MORRIS COUNTY**  
**PROUD TO BE**  
**STIGMA-FREE**

## Archer, Amy

---

**From:** Hess, Anna Marie  
**Sent:** Friday, December 16, 2022 9:36 AM  
**To:** andrew.morris.gop@gmail.com; Cbailey@mcpik.org; Gregg\_Benson;  
sue@willowtree.org; fbicknese@hotmail.com; chris.chernick@gmail.com;  
lcsengeto@gmail.com; heather.diamond@centerforeval.org;  
garodnick@therapyresourcesmc.com; cperezdetagle@therapyresourcesmc.com; Hill,  
Julian; linestroza@newpathway.com; traceyrph@aol.com; Vicky@LifeCenterStage.com;  
robertpeluso12@gmail.com; arobinson@crcmorris.com; Rodriguez, Meg; Tucker,  
LaJuan; Rice, Erica; avillano@acendahealth.org; ward.barbara@usa.net;  
MZWeb@yahoo.com; wdeb973@icloud.com; Whiting, Chelsea  
**Cc:** Archer, Amy; Tirado, Jasmine; Clark, Linda A.; Hess, Anna Marie  
**Subject:** HOME ARP Distribution Allocation Plan Virtual Public Hearing  
  
**Importance:** High

Good morning, MHASAB Members:

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*Anna Marie Hess*

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Phone – 973.285.6868  
Fax – 973.285.6713

**MORRIS COUNTY**  
**PROUD TO BE**  
**STIGMA-FREE**

## Archer, Amy

---

**From:** Rebecca Butz <r.butz@familypromisemorris.org>  
**Sent:** Friday, December 16, 2022 9:03 AM  
**To:** combsj@norwescap.org; Lorraine.Ramos@USE.SalvationArmy.Org;  
maria.behun@chase.com; Olamilekan.Olorode@dhs.nj.gov;  
Michael.Mattaliano@dhs.nj.gov; monikamccarthy@hsinj.org; mlagattuta@jbws.org;  
ahernandez1@dover-nj.org; mfiederer@jfsmetrowest.org; Taylor Liggeri;  
Rajinda.Fenn@va.gov; Michael.Denichilo@va.gov; sarah.rubinstein@atlanticealth.org;  
j.avila@edgenj.org; adegidio@catholicarities.org; greggwash60@gmail.com;  
nescudero@communityhope-nj.org; LFrid@communityhope-nj.org; YColio-  
Andrade@ccm.edu; laura.hawkins@atlanticealth.org;  
sarah.rubinstein@atlanticealth.org; blmmorristown@gmail.com;  
kenneth@boontonhousing.org; sherry@boontonhousing.org; Klein, Chris;  
ashleyd@careplusnj.org; gillians@careplusnj.org; jenniferh@careplusnj.org;  
Matthewg@careplusnj.org; stephaniey@careplusnj.org; adegidio@catholicarities.org;  
storres@catholicarities.org; karina@catholicarities.org; senright@catholicarities.org;  
pborowski@ccm.edu; grant.bossard@centerffs.org; Rebekka Zydel;  
hizurieta@cfrmorris.org; mmaines@cfrmorris.org; rsherrod@cfrmorris.org;  
leila@njcitizenaction.org; bfrommelt@marketstreet.org; jmaetm@aol.com;  
O'Gorman,Hugh; kkumanyika@cfnj.org; cdeo@communityhope-nj.org;  
cperry@communityhope-nj.org; jstivers@communityhope-nj.org;  
kbostwick@communityhope-nj.org; nnorvell@communityhope-nj.org; Teresa Connolly;  
iramos@cfp-mnh.org; apantiliano@ccm.edu; penright@ccm.edu; SLengares@ccm.edu;  
jallen@covenanthouse.org; rhormazabal@covenanthouse.org; dupdike@dawncl.org;  
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**Cc:** Clark, Linda A.; Tirado, Jasmine; Archer, Amy  
**Subject:** FW: HOME ARP Allocation Plan

**Importance:** High

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

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Good Morning CAS:

As a reminder, Morris County Office of Community Development will be hosting a virtual public hearing regarding the HOME ARP allocation plan on Monday, December 19<sup>th</sup> at 2:00pm. Notification was posted in the Daily Record and on the Morris County website - <https://www.morriscountynj.gov/Departments/Community-Development>. The HOME ARP allocation plan, as well as the public notice with the public hearing link, can be found on the website under the HOME ARP section. If you are unable to attend the virtual public hearing, written comments can be submitted to Jasmine Tirado at [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us) or 973.285.6060.

Thank you

Amy Archer  
Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
PO Box 900  
Morristown, NJ 07963-0900  
Phone: 973.285.6852  
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## Archer, Amy

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**From:** Archer, Amy  
**Sent:** Friday, December 16, 2022 8:34 AM  
**To:** kkinard@morristownha.com; Sherry L Sims; mariat@dooverhousing.org; Kelly Stephens; Tanya Van Order  
**Cc:** Tirado, Jasmine; Clark, Linda A.  
**Subject:** HOME ARP allocation plan  
  
**Importance:** High

Good Morning:

Morris County Office of Community Development will be hosting a virtual public hearing regarding the HOME ARP allocation plan on Monday, December 19<sup>th</sup> at 2:00pm. Notification was posted in the Daily Record and on the Morris County website - <https://www.morriscountynj.gov/Departments/Community-Development>. The HOME ARP allocation plan, as well as the public notice with the public hearing link, can be found on the website under the HOME ARP section. If you are unable to attend the virtual public hearing, written comments can be submitted to Jasmine Tirado at [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us) or 973.285.6060.

If you are able to post the public notice (found on the website above) on your website or print & post it on a bulletin you have, can you please send me a screenshot/pic so I can include it in our file.

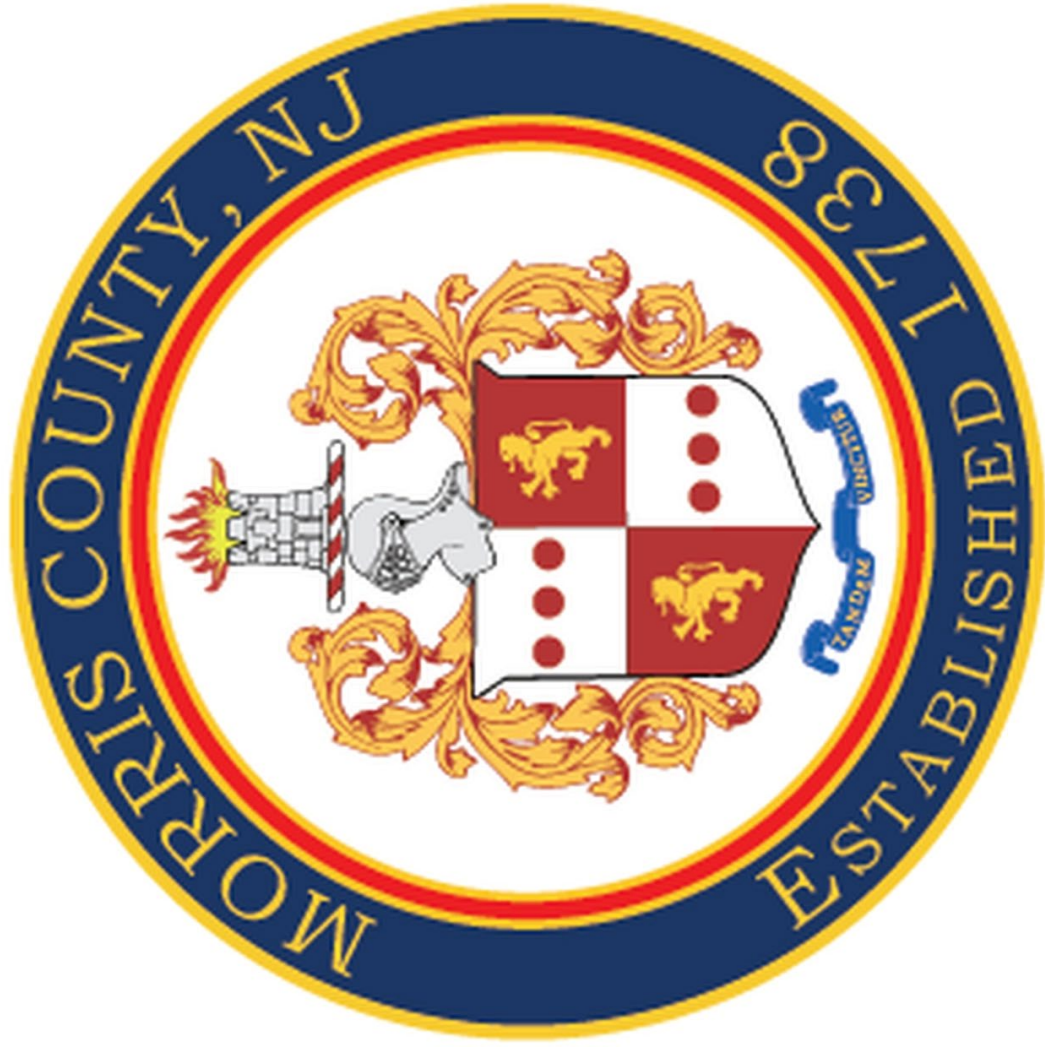
Thank you!

Amy Archer  
Division Director, Community and Behavioral Health Services  
Mental Health Administrator  
Morris County Department of Human Services  
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Phone: 973.285.6852  
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# HOME-ARP ALLOCATION PLAN PUBLIC HEARING

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December 19, 2022





# THE HOME- AMERICAN RESCUE PROGRAM (ARP)

## SEC. 3205. HOMELESSNESS ASSISTANCE AND SUPPORTIVE SERVICES PROGRAM.

Provides \$5 billion of supplemental HOME funds to assist individuals or households who are homeless, at risk of homelessness and other vulnerable populations by providing housing, rental assistance, supportive services, and non-congregate shelter

**Morris County is receiving \$ 3,075,544**  
**Deadline for spending funds: September 30, 2030**

# QUALIFYING POPULATIONS

**Homeless**, as defined in section 103(a) of the McKinney-Vento Homeless Assistance Act

**At-risk of homelessness**, as defined in section 401(1) of the McKinney-Vento Homeless Assistance Act

**Fleeing, or attempting to flee**, domestic violence, dating violence, sexual assault, stalking, or human trafficking, as defined by the Secretary

Other populations who meet one of the following criteria:

(a) Families requiring services or housing assistance to **prevent homelessness**

(b) Those at **greatest risk of housing instability**

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# STAKEHOLDER IDENTIFIED NEEDS / ISSUES

Shortage of affordable housing, especially for 0-30% AMI households, families experiencing homelessness, and persons with mental illness—impacts success of rapid re-housing

Significant barriers include: no wet shelter, no shelter for women and children, lengthy waiting lists at existing shelters, lack of adequate supportive services for the homeless

Challenging to engage landlords when HUD payment standard is much lower than higher market rents—exacerbates lengthy voucher waiting lists

Need to embed mental health services within housing programs

Transportation is necessary to link people with employment, housing and services

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# STAKEHOLDER IDENTIFIED NEEDS / ISSUES

CoC prioritizes homeless prevention but the eligibility criteria are very narrow

Non-congregate shelter with onsite supportive services is needed to provide safer and cleaner options than motels

Transitional housing is not a HUD priority but it does work in the county

Persons with mental illness and substance abuse disorders have trouble accessing housing

Funding and staff capacity among supportive service providers is inadequate

Barriers to accessing housing for victims of domestic violence (required documentation), non-English speakers and other disenfranchised groups

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# STAKEHOLDER IDENTIFIED NEEDS / ISSUES

Some affordable housing is nearing the end of its period of affordability; strategies and funding are needed to prevent conversion to market rate units

Need for group homes for adults with disabilities

Civil rights issues include voucher discrimination, denial of unit based on evictions, lack of steady employment, application fees

Rising prices in general make it difficult to afford housing and remain stably housed

# DATA ANALYSIS

268	2022 PIT count of total homeless with 34 unsheltered
2,230	Homeless persons served between July 2021-June 2022
58	Veterans housed through CoC, of which 5 were chronically homeless
115	Persons who experienced homelessness for the first time
116	Households that exited the homeless system to temporary destinations
197	Persons with a history of domestic violence, of which 28 were fleeing
10,095	Housing Gap of rental units for households at 0-50% AMI
6,714	Persons with independent living disabilities living below 150% of poverty

# PRIORITY NEEDS IN MORRIS COUNTY

- Development of affordable and accessible housing, including accessibility for persons with disabilities
- Non-congregate shelters to provide more stabilized housing options than hotels/motels for homeless individuals and families
- Development of permanent affordable rental housing with a strong supportive service component
- Increased supportive service investments

# PROPOSED HOME-ARP BUDGET

Eligible Activities	Amount
Supportive Services	\$ 615,109
Acquisition / Development of Non-congregate Shelter	---
Tenant-based Rental Assistance	---
Development of Affordable Rental Housing*	\$ 1,845,327
Nonprofit Operating Expenses	---
Nonprofit Capacity Building**	\$ 153,777
Administration & Planning	\$ 461,331
Total	\$ 3,075,544

\* County proposes to create 5-10 affordable rental units

\*\* Nonprofit organizations approved for other HOME-ARP activities may apply for this



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## PUBLIC COMMENT

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## NEXT STEPS

Oral comments received today will be acknowledged in the plan

All written comments must be received by December 21 to be included in the final plan

Email comments to [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us)

Morris County Board of County Commissioners is expected to take action on the plan on December 21

Submission to HUD is anticipated on or before December 28

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## FOR MORE INFORMATION

Amy Archer - [aarcher@co.morris.nj.us](mailto:aarcher@co.morris.nj.us)

Jasmine Tirado — [jtirado@co.morris.nj.us](mailto:jtirado@co.morris.nj.us)

Linda Clark - [laclark@co.morris.nj.us](mailto:laclark@co.morris.nj.us)

WEBVTT

1 "MC HS - Amy Archer" (3195657728)

00:00:01.135 --> 00:00:14.005

Okay, so I did start recording so I just want to welcome everybody to our home arc allocation plan, public hearing. So we will go a little bit into what these homework dollars are, can be used for.

2 "MC HS - Amy Archer" (3195657728)

00:00:14.005 --> 00:00:27.895

And then what Moore's county has decided along with a lot of stakeholder meetings that we had, and a lot of input from our community, what we will be putting those funds toward for the next several years.

3 "MC HS - Amy Archer" (3195657728)

00:00:28.555 --> 00:00:38.545

So, just as a brief overview, my name theni aren't sure I'm the division director of community, behavioral health services, which does have the office of community development under me.

4 "MC HS - Amy Archer" (3195657728)

00:00:39.475 --> 00:00:46.645

And then I'm going to ask jasmine and Linda for those of you that don't know them just to introduce themselves as well.

5 "MC HS - Amy Archer" (3195657728)

00:00:46.950 --> 00:00:51.930

So, jasmine, do you want to start? I don't know if she can hear me.

6 "Linda Clark" (2137900544)

00:00:51.930 --> 00:00:58.830

She came in here. Okay, so I'll I'm Linda Clark and I work for a community to Delvin under Amy.

7 "MC HS - Amy Archer" (3195657728)

00:00:58.830 --> 00:01:12.120

Thank you Linda and jasmine is the same. Jasmine and Linda came in right around the same time. Jasmine is also a worker now in the office of community development. So if you haven't heard from either of them, yet, you probably will be shortly.

8 "MC HS - Amy Archer" (3195657728)

00:01:12.120 --> 00:01:19.620

All right, so on the call, it looks like we have Dom Dom, would you just take a minute to just introduce yourself? So we can write down.

9 "MC HS - Amy Archer" (3195657728)

00:01:19.620 --> 00:01:30.600

Your information we'll skip over to Diane Williams.

10 "DWilliams" (2056608256)

00:01:32.220 --> 00:01:39.810

Everyone my name is Diane. Um, the CEO of where the domestic violence organization for Morris County.

11 "MC HS - Amy Archer" (3195657728)

00:01:39.810 --> 00:01:43.020

Thank you so much Diane, thank you.

12 "Karen O'Keefe, Madison Housing Authority" (2784504320)

00:01:43.020 --> 00:01:49.590

Karen, Hello, I'm Karen. I'm here. I'm the deputy director of the Madison housing authority.

13 "MC HS - Amy Archer" (3195657728)

00:01:50.155 --> 00:02:05.095

Thank you so much, Karen and Tom, I'm not sure if you're able to unmute if not Don I believe you are from nourish. So thank you. Everybody for hopping on this public hearing. And if anybody jumps on in the meantime, we'll be sure that we make. Sure.

14 "MC HS - Amy Archer" (3195657728)

00:02:05.095 --> 00:02:06.955

We record their information as well.

15 "MC HS - Amy Archer" (3195657728)

00:02:08.365 --> 00:02:17.665

So, what I'm going to do is I am going to get started. Like I said, I do have a PowerPoint that goes through and it does some explanation of what the home our funds can be used for.

16 "MC HS - Amy Archer" (3195657728)

00:02:17.785 --> 00:02:29.365

Then we'll go into some themes that we saw when we have the stakeholder meetings what our community kind of told us that they felt there were gaps within our system and what those looked like.

17 "MC HS - Amy Archer" (3195657728)

00:02:29.755 --> 00:02:37.315

And then we will get into the allocation plan that Morris county will will put through. And then there'll be.

18 "MC HS - Amy Archer" (3195657728)

00:02:37.320 --> 00:02:40.650

Apart for any kind of public comment, if you have any at all.

19 "MC HS - Amy Archer" (3195657728)

00:02:40.650 --> 00:02:45.210

So, I'm going to get started I am going to share my screen.

20 "MC HS - Amy Archer" (3195657728)

00:02:51.300 --> 00:03:00.870

So everybody can see this slide.

21 "MC HS - Amy Archer" (3195657728)

00:03:04.830 --> 00:03:18.600

Can you see this? I just wanted to let, you know, I can see it. All right. Thank you. Diane. Thank you so much.

22 "MC HS - Amy Archer" (3195657728)

00:03:18.600 --> 00:03:26.610

All right, so here we are at the home arm allocation plan, public hearing, which takes place today, December, 19, 2022.

23 "MC HS - Amy Archer" (3195657728)

00:03:27.750 --> 00:03:34.080

So the whole American rescue program, which you might hear, referred to as.

24 "MC HS - Amy Archer" (3195657728)

00:03:34.080 --> 00:03:42.480

The point of this was it provided 5Billion dollars of supplemental home funds to assist individuals, or households who are homeless.

25 "MC HS - Amy Archer" (3195657728)

00:03:42.480 --> 00:03:48.750

At risk of homelessness and other vulnerable populations by providing housing rental assistance.

26 "MC HS - Amy Archer" (3195657728)

00:03:48.750 --> 00:04:03.295

Supportive services and non congregate shelter, as you can see below.

Morris County received a little bit over 3Million dollars, and these funds can be used through September 30th of 2030. so we do have some time to send these funds.

27 "MC HS - Amy Archer" (3195657728)

00:04:03.295 --> 00:04:17.455

And that was kind of why we took this past year to really dive in deep to take a really good look at where our gaps were in Morris County. So, if this great opportunity for us to be able.

28 "MC HS - Amy Archer" (3195657728)

00:04:17.455 --> 00:04:18.655

for us to be able

29 "MC HS - Amy Archer" (3195657728)

00:04:18.750 --> 00:04:33.689

To provide a much needed service with a very large amount of money and although the money is very large. We know that it does go quickly. So we really then to everybody who put that thought, and came to those stakeholder meetings and gave that input.

30 "MC HS - Amy Archer" (3195657728)

00:04:34.709 --> 00:04:48.504

Basically, the goal of this is to make sure that we reduce homelessness increase housing stability and that we just want to make sure that these funds are not confused with any other type of funds that were received.

31 "MC HS - Amy Archer" (3195657728)

00:04:48.654 --> 00:05:00.924

So we do know that there's other funds through American rescue plan that have been put towards construction projects and other types of housing. These funds are specific to the home program.

32 "MC HS - Amy Archer" (3195657728)

00:05:05.364 --> 00:05:18.504

So some of the qualifying populations, and I know for those who attended the stakeholder meetings, this might be a little bit of a review, but just to quickly go over it homeless as defined in this section of 103 a dental. three a dental

33 "MC HS - Amy Archer" (3195657728)

00:05:18.839 --> 00:05:32.604

Homeless assistants act, those who are at risk of homelessness again to find in that section of McKinney Vento fleeing, or attempting to flee domestic violence, dating violence, sexual assault,

34 "MC HS - Amy Archer" (3195657728)

00:05:32.724 --> 00:05:36.774

stroking or human trafficking as defined by the secretary.

35 "MC HS - Amy Archer" (3195657728)

00:05:37.439 --> 00:05:52.254

Other population to me, at least 1 of the following criteria. So our families requiring services or housing assistance to prevent homelessness, or those at the greatest risk of housing instability. So, again, these are home dollars.

36 "MC HS - Amy Archer" (3195657728)

00:05:52.254 --> 00:05:58.404

So, everything is surrounding that homelessness, the at risk of homelessness or that homeless prevention piece.

37 "MC HS - Amy Archer" (3195657728)

00:06:01.679 --> 00:06:08.154

So we had, I believe, 4 different sessions of stakeholder meetings.

38 "MC HS - Amy Archer" (3195657728)

00:06:08.334 --> 00:06:16.704

So for some of them, they were targeted, and we had some stakeholder meetings that were targeted towards our and our coordinated entry groups.

39 "MC HS - Amy Archer" (3195657728)

00:06:16.974 --> 00:06:31.404

We had some 1 session that was strictly for our housing authorities within Morris County, and then we had 2 other stakeholder meetings that were open to anybody that wanted to attend. And we actually had a very good turnout in all of our stakeholders sessions.

40 "MC HS - Amy Archer" (3195657728)

00:06:31.559 --> 00:06:35.099

So, what we did was working.

41 "MC HS - Amy Archer" (3195657728)

00:06:35.099 --> 00:06:38.789

Side by side with our consultants millennial Lonergan.

42 "MC HS - Amy Archer" (3195657728)

00:06:38.789 --> 00:06:52.614

There were needs, that were identified in certain issues that were identified throughout those stakeholder meetings. So, this is just a summary of those major themes. That were brought up and at other organizational meetings that we have.

43 "MC HS - Amy Archer" (3195657728)

00:06:52.614 --> 00:07:07.584

So, it might not be every single thing. That was said, but it was those big themes that we saw. 1 of those was a shortage of affordable housing,

especially for those 0 to 30% households, families experiencing homelessness and persons with mental illness.

44 "MC HS - Amy Archer" (3195657728)

00:07:07.614 --> 00:07:08.334

illness

45 "MC HS - Amy Archer" (3195657728)

00:07:08.789 --> 00:07:18.894

1 of the things that were brought up at these stakeholder meetings is that sometimes those those factors, right there are impacting our success of rapidly housing.

46 "MC HS - Amy Archer" (3195657728)

00:07:19.134 --> 00:07:31.794

So, we might have rapid rehousing and we have the availability, but without those services able to stabilize somebody that's experiencing mental illness. Sometimes then that homeless situation exasperates.

47 "MC HS - Amy Archer" (3195657728)

00:07:33.089 --> 00:07:44.489

There are significant barriers within the county some that were identified with no shelter. No shelter for women and children. A lengthy waiting list at existing shelters.

48 "MC HS - Amy Archer" (3195657728)

00:07:44.489 --> 00:07:48.629

And lack of adequate supportive services for the homeless.

49 "MC HS - Amy Archer" (3195657728)

00:07:49.704 --> 00:08:04.194

Something else brought up that was a reoccurring theme was challenging to engage landlords when HUD payment standards are much lower than what the market rents are again. That leads to lengthy doubt.

50 "MC HS - Amy Archer" (3195657728)

00:08:04.194 --> 00:08:18.624

Your waitlist people might have a voucher. They cannot, they'll find somewhere to live. These are all things that we have been hearing and, as we know with the current situation that the state the country is in, we're seeing this more and more.

51 "MC HS - Amy Archer" (3195657728)

00:08:18.629 --> 00:08:20.129

For right now.

52 "MC HS - Amy Archer" (3195657728)

00:08:20.934 --> 00:08:34.554

Again, the need to make those mental health services to embed them within our housing programs was very, very widespread. A lot of our stakeholder meetings that this is a trend that's being that's being seen.

53 "MC HS - Amy Archer" (3195657728)

00:08:34.734 --> 00:08:38.754

That's making it very difficult for people to stabilize in housing.

54 "MC HS - Amy Archer" (3195657728)

00:08:39.089 --> 00:08:47.429

Transportation, and we hear that a lot in Morris County, the transportation is necessary to link people to employment housing and other services.

55 "MC HS - Amy Archer" (3195657728)

00:08:49.289 --> 00:08:57.869

Some other themes that the prioritizes homeless prevention, which we know they do, but the eligibility criteria criteria is narrow.

56 "MC HS - Amy Archer" (3195657728)

00:08:57.869 --> 00:09:10.769

That non congregate shelters with onsite supportive services is needed to provide safe and clean options. Maybe other than most houses that are being used. And I think the thought process that was that was, um.

57 "MC HS - Amy Archer" (3195657728)

00:09:10.769 --> 00:09:19.529

Kind of spoken about there was if we put somebody in a motel, what are we doing as far as support of services to keep them housed in those motels?

58 "MC HS - Amy Archer" (3195657728)

00:09:20.579 --> 00:09:26.129

Transitional housing is not a HUD priority as we know, but it does work in this county.

59 "MC HS - Amy Archer" (3195657728)

00:09:26.129 --> 00:09:31.799

Persons with mental illness and substance use disorders, have trouble accessing housing.

60 "MC HS - Amy Archer" (3195657728)

00:09:31.799 --> 00:09:38.069

Funding and staff capacity amongst supportive service providers is inadequate.

61 "MC HS - Amy Archer" (3195657728)

00:09:38.069 --> 00:09:43.319

Barriers to accessing housing for victims of domestic violence.

62 "MC HS - Amy Archer" (3195657728)

00:09:43.319 --> 00:09:50.669

The required documentation, sometimes non English, speaking and other disenfranchised groups.

63 "MC HS - Amy Archer" (3195657728)

00:09:52.979 --> 00:09:56.844

Some affordable housing is nearing the end of its period of affordability.

64 "MC HS - Amy Archer" (3195657728)

00:09:56.844 --> 00:10:09.864

So, as you all now with, or as maybe some of, you know, some of you may not when we give when we distribute home funds, our regular home funds, there is a period of affordability that that, um.

65 "MC HS - Amy Archer" (3195657728)

00:10:10.494 --> 00:10:22.494

That unit, or that housing development needs to stay under. A lot of our housing developments are now starting to near that end of a period of affordability, which means that they can convert to regular market rate units.

66 "MC HS - Amy Archer" (3195657728)

00:10:22.704 --> 00:10:29.604

So, there was some discussion, are we able to do anything to try and extend that period of affordability?

67 "MC HS - Amy Archer" (3195657728)

00:10:29.969 --> 00:10:36.869

Because, of course, we wouldn't want the individuals in those situations to then not be able to afford where they're living.

68 "MC HS - Amy Archer" (3195657728)

00:10:37.854 --> 00:10:51.714

There's still a need for group homes for adults, with disabilities, civil rights issues, including voucher, discrimination, denial unit, based on conviction, lack of study, employment and application fees. We know that. That's a real thing. We're hearing it. We're seeing it.

69 "MC HS - Amy Archer" (3195657728)

00:10:52.374 --> 00:11:05.514

And the rising prices in general is just making it difficult to afford housing and remain stable. And I think that's what we're also seeing now with inflation and the cost rising just in everyday life.

70 "MC HS - Amy Archer" (3195657728)

00:11:06.119 --> 00:11:17.609

Where people maybe not do not have to put out a large amount of money. Now, their money is shifting. They have to support other areas where costs are rising and that is creating.

71 "MC HS - Amy Archer" (3195657728)

00:11:18.174 --> 00:11:31.494



An issue with our housing, just to go over some data analysis. This was all pulled from reports that have already been put out there. Okay.

72 "MC HS - Amy Archer" (3195657728)

00:11:31.494 --> 00:11:34.254

But just to recap some of what we saw.

73 "MC HS - Amy Archer" (3195657728)

00:11:34.949 --> 00:11:40.859

268 people in 2022 pic count were.

74 "MC HS - Amy Archer" (3195657728)

00:11:40.859 --> 00:11:46.079

Was the count for total homeless 34 of those people being unsheltered.

75 "MC HS - Amy Archer" (3195657728)

00:11:47.219 --> 00:11:54.989

The homeless person serve between July 2021 and June of 2022 was 2230 people.

76 "MC HS - Amy Archer" (3195657728)

00:11:54.989 --> 00:12:01.199

58 veterans housed through the of which 5 wore chronically homeless.

77 "MC HS - Amy Archer" (3195657728)

00:12:01.199 --> 00:12:06.629

A 115 persons who experienced homelessness for the 1st time.

78 "MC HS - Amy Archer" (3195657728)

00:12:06.629 --> 00:12:13.619

There were a 116 households that exited the homeless system to a temporary destination.

79 "MC HS - Amy Archer" (3195657728)

00:12:13.619 --> 00:12:20.309

There were a 197 persons with a history of domestic violence of which 28 were fleeing.

80 "MC HS - Amy Archer" (3195657728)

00:12:20.309 --> 00:12:26.789

10,095 with a housing gap of rental units for household 0 to 50.

81 "MC HS - Amy Archer" (3195657728)

00:12:27.204 --> 00:12:39.414

Am I in 6,714 persons with independent living? Disabilities were living below the 150% of the federal poverty level. Now, just to clarify that 150% of the poverty level in 2020.

82 "MC HS - Amy Archer" (3195657728)

00:12:39.414 --> 00:12:45.654

that number was 25 that amount I should say was 25,860 dollars. So we had 6,714 people living.

83 "MC HS - Amy Archer" (3195657728)

00:12:45.654 --> 00:12:56.514

was twenty five that amount i should say was twenty five thousand eight hundred and sixty dollars so we had six thousand seven hundred and fourteen people living

84 "MC HS - Amy Archer" (3195657728)

00:12:56.789 --> 00:12:58.679

That level.

85 "Jenny Combs" (1764782336)

00:13:01.769 --> 00:13:02.699

Um.

86 "MC HS - Amy Archer" (3195657728)

00:13:20.039 --> 00:13:33.479

Thank you so much perfect when we're all done. So I noticed that some more people joined so when we're done with this presentation, we'll just go back into brief introductions again, just to make sure we have everybody.

87 "MC HS - Amy Archer" (3195657728)

00:13:35.094 --> 00:13:48.204

All right, so some of the priority needs in Morris County. So what we, what we saw was after after these stakeholder meetings, there were

targeted conversations to say out of everything that we that we discussed during these meetings.

88 "MC HS - Amy Archer" (3195657728)

00:13:48.204 --> 00:13:57.504

And that was what we had gone over earlier in the presentation, some of those major themes we wanted to target in and say, where do we think our focus should be?

89 "MC HS - Amy Archer" (3195657728)

00:13:58.584 --> 00:14:04.764

And some of what some of what we came up with was the development of affordable and accessible housing, including.

90 "MC HS - Amy Archer" (3195657728)

00:14:04.979 --> 00:14:07.049

Possibility for persons with disabilities.

91 "MC HS - Amy Archer" (3195657728)

00:14:07.049 --> 00:14:16.259

Um, another priority need in Morris county that we saw was non congregate shelters to provide more stabilized housing options.

92 "MC HS - Amy Archer" (3195657728)

00:14:16.259 --> 00:14:22.949

The development of permanent, affordable rental housing with a strong supportive service component.

93 "MC HS - Amy Archer" (3195657728)

00:14:22.949 --> 00:14:36.959

Um, that was something that was really discussed that supportive service component and, as we all know, and as I'm sure everyone on this call knows, you can put people into affordable housing, but you need those wraparound services in order for somebody to really succeed.

94 "MC HS - Amy Archer" (3195657728)

00:14:36.959 --> 00:14:41.009

And then the increase supportive service investments.

95 "MC HS - Amy Archer" (3195657728)

00:14:44.399 --> 00:14:50.879

So, what did Moore's county decide that we would propose to hide with our our funds.

96 "MC HS - Amy Archer" (3195657728)

00:14:50.879 --> 00:14:59.069

With our homework funds, what we decided was the development of affordable rental housing with supportive services.

97 "MC HS - Amy Archer" (3195657728)

00:14:59.069 --> 00:15:03.359

So, when we go over this budget, that's here right now.

98 "MC HS - Amy Archer" (3195657728)

00:15:03.359 --> 00:15:13.289

What we're proposing with this 3 mail a little over 3Million dollars is that the county proposes to create between 5 and 10 affordable rental units.

99 "MC HS - Amy Archer" (3195657728)

00:15:13.289 --> 00:15:22.859

The breakdown of our costs would be supportive services would get about 615,109 dollars.

100 "MC HS - Amy Archer" (3195657728)

00:15:22.859 --> 00:15:29.039

The development of affordable rental housing would be about 1.8Million dollars.

101 "MC HS - Amy Archer" (3195657728)

00:15:29.039 --> 00:15:38.339

And then I want to jump down for a minute here to the administrative and planning section, which will be 461,000 dollars 331.

102 "MC HS - Amy Archer" (3195657728)

00:15:39.024 --> 00:15:53.754

And then there is the opportunity for nonprofit capacity building and what that would mean is our nonprofit organizations it would have to be a nonprofit organization that would be approved for other types of home our

103 "MC HS - Amy Archer" (3195657728)  
00:15:53.784 --> 00:16:01.824  
activities they can apply for that to kind of build out the capacity of our homeless system within the within.

104 "MC HS - Amy Archer" (3195657728)  
00:16:02.189 --> 00:16:07.169  
Our home our budget, so it would be the home our.

105 "MC HS - Amy Archer" (3195657728)  
00:16:07.169 --> 00:16:19.739  
Activities that we would propose how that how that nonprofit would kind of outreach and how they would try and build up that the homeless system around.

106 "MC HS - Amy Archer" (3195657728)  
00:16:21.689 --> 00:16:22.019  
So,

107 "MC HS - Amy Archer" (3195657728)  
00:16:22.014 --> 00:16:36.924  
this is our proposed budget is where we decided in Morris county with the help of all of our stakeholder meetings and all of the themes that came up the discussion really was we need affordable rental housing

108 "MC HS - Amy Archer" (3195657728)  
00:16:36.954 --> 00:16:41.574  
in Morris county and we need to make sure that we're doing those wraparound services.

109 "MC HS - Amy Archer" (3195657728)  
00:16:44.904 --> 00:16:45.144  
Okay,

110 "MC HS - Amy Archer" (3195657728)  
00:16:45.174 --> 00:17:00.054  
so I'm going to stop sharing for just a moment and I know some people had joined so I'm just going to go around for the people that just

111 "MC HS - Amy Archer" (3195657728)  
00:17:00.054 --> 00:17:04.704  
joined if you could just tell us your name and what organization you're from and we'll go from there.

112 "MC HS - Amy Archer" (3195657728)  
00:17:04.979 --> 00:17:08.219  
So, Dan, you're up 1st, I see you.

113 "Dan McGuire" (605186816)  
00:17:08.219 --> 00:17:12.299  
Everybody Dan mcguire's CEO of homeless solutions.

114 "MC HS - Amy Archer" (3195657728)  
00:17:12.299 --> 00:17:17.249  
So, it'd be late. Thank you, Dan. Joanne.

115 "Joann Bjornson" (2544461312)  
00:17:22.529 --> 00:17:30.179  
You were muted join. Hi, Joanne. Fairly promise. Thank you. I was muted. I unmuted myself and vice versa.

116 "MC HS - Amy Archer" (3195657728)  
00:17:30.179 --> 00:17:36.989  
Thanks thanks, Joanna. And then Jenny and everybody you have there.

117 "Jenny Combs" (1764782336)  
00:17:36.989 --> 00:17:45.839  
Hi, I'm Jenny and this is my housing team right here Carrie, Nebraska housing.

118 "MC HS - Amy Archer" (3195657728)  
00:17:47.369 --> 00:18:01.859

Thank you so much. All right. And then also, who already was on the call?  
We have Diane Williams from J. BWS. We have Karen Keith from Madison  
housing, and we have Don from nurse.

119 "MC HS - Amy Archer" (3195657728)

00:18:03.954 --> 00:18:16.464

All right, so thank you so much everybody. So that was our presentation  
as far as the PowerPoint goes I'm not sure if all of you had the  
opportunity yet to kind of read through the whole of allocation plan.

120 "MC HS - Amy Archer" (3195657728)

00:18:16.464 --> 00:18:28.704

It was, um, you know, lengthy document. But what it did was it kind of  
put into perspective what some of those gaps were what some of the themes  
that we heard, threw out the stakeholder meetings.

121 "MC HS - Amy Archer" (3195657728)

00:18:29.124 --> 00:18:33.414

Um, and then just a little bit more into what our plan will really  
consist of.

122 "MC HS - Amy Archer" (3195657728)

00:18:33.689 --> 00:18:46.109

And we will go through next steps. This is just the 1st, step of the  
home, our allocation plan is to submit to hide what we expect our budget  
to be, where we expect to put our dollars.

123 "MC HS - Amy Archer" (3195657728)

00:18:48.209 --> 00:19:02.844

And now I will open it up for anybody who'd like to make a public  
comment. Just know that your public comments. We will absolutely. Take  
that down. And it does go into our home, our allocation plan that we do  
submit to hide. So any comments.

124 "MC HS - Amy Archer" (3195657728)

00:19:02.874 --> 00:19:09.714

And if you have questions, if we can't answer them, now, we will get back  
to you with answers and we'll make sure it makes its way in the plan.

125 "Joann Bjornson" (2544461312)

00:19:13.199 --> 00:19:20.339

Joanne, hi, thank you for administration and planning. Is that does that  
money go towards the county?

126 "MC HS - Amy Archer" (3195657728)

00:19:20.339 --> 00:19:30.504

It does, so it goes towards the county and it goes towards our  
consultants, so through this process, it's a new process, right?

127 "MC HS - Amy Archer" (3195657728)

00:19:30.504 --> 00:19:44.304

With all of our our dollars and our cares dollars since it is new, we've  
been relying heavily on our consultants to kind of get that information  
from her. Bring it back. They've really been instrumental really?

128 "MC HS - Amy Archer" (3195657728)

00:19:44.304 --> 00:19:50.334

In doing our stakeholder meetings, incorporating this all together and  
kind of bringing the information to.

129 "MC HS - Amy Archer" (3195657728)

00:19:50.339 --> 00:19:57.239

Gather so not only does that. It goes to the county, but then that is  
what we use for our consultants as well.

130 "Joann Bjornson" (2544461312)

00:19:57.239 --> 00:20:01.199

Okay, and then I saw that I glad that you added the.

131 "Joann Bjornson" (2544461312)

00:20:01.199 --> 00:20:04.559

Capacity building for nonprofits because that's huge and.

132 "Joann Bjornson" (2544461312)

00:20:04.584 --> 00:20:18.654

As, you know, developing all these new programs and working with all these funding sources requires a lot of time and energy. And so that would be really helpful. Um, can you put the screen again Amy where the, the actual budget absolutely.

133 "Joann Bjornson" (2544461312)

00:20:18.984 --> 00:20:20.484

So I had a question.

134 "Joann Bjornson" (2544461312)

00:20:24.209 --> 00:20:35.724

So, how is it excited? I know you have. So, I do think all the priorities as I was looking at all the priorities, they're all the things on our list as well. So, I think the stakeholders did do a great job in listing the priorities.

135 "Joann Bjornson" (2544461312)

00:20:36.024 --> 00:20:48.414

How was it decided that some things would be funded and not funded like the tenant based rental systems for example or and also when you're looking at non congregate shelter, how are you defining non congregate shelter?

136 "MC HS - Amy Archer" (3195657728)

00:20:49.824 --> 00:20:58.914

Sure, so so our non Congress shelter, so here where we, I think you're referring to Joanne where we did not put money towards right? Okay.

137 "MC HS - Amy Archer" (3195657728)

00:20:59.094 --> 00:21:11.934

So the non congregated shelters, we did go a lot into that in our stakeholder meetings as well. Non congregate. Shelter is basically shelter where there's a.

138 "MC HS - Amy Archer" (3195657728)

00:21:13.104 --> 00:21:25.314

Single units where they're not staying in 1 area altogether, the tenant based rental assistance as well. We did not put any money towards that for this plan.

139 "MC HS - Amy Archer" (3195657728)

00:21:25.824 --> 00:21:31.974

I think, to answer the question of how did we decide where the money would go?

140 "MC HS - Amy Archer" (3195657728)

00:21:32.484 --> 00:21:42.234

I think what we needed to do was to decide where can we make the most impact and what did we hear the most from.

141 "MC HS - Amy Archer" (3195657728)

00:21:42.419 --> 00:21:47.189

All stakeholder groups, and from a lot of our stakeholder groups.

142 "MC HS - Amy Archer" (3195657728)

00:21:47.189 --> 00:22:00.864

The theme that continued to come up was there's not enough affordable housing, so yes 10 of these rental assistance. Very important non Congress, shelter very important tenant, based rental assistance.

143 "MC HS - Amy Archer" (3195657728)

00:22:00.864 --> 00:22:05.094

We do fund through our regular home dollars. Okay.

144 "MC HS - Amy Archer" (3195657728)

00:22:05.634 --> 00:22:17.184

But we just felt with the home, our dollars being this 1 time funding stream that to get the affordable housing out there, I think was the major thing that we heard. And what.

145 "Joann Bjornson" (2544461312)

00:22:17.189 --> 00:22:18.749

We decided to go with.

146 "Joann Bjornson" (2544461312)

00:22:19.164 --> 00:22:24.534

Right, right and I think that's great because the 1 time sources you want to make them have a long term impact,

147 "Joann Bjornson" (2544461312)

00:22:24.564 --> 00:22:39.384

you don't want to just find something for a year and then pay someone's rent for a year and then that's it and we give them another year you want to have systemic change and so I think that this looks right at systemic change under the support services would that be where mental health would go?

148 "Joann Bjornson" (2544461312)

00:22:39.384 --> 00:22:48.654

Right? So, like, hyper therapist to work with people in the programs, because there are so many programs, and so many people that are on a waiting list right now and.

149 "Joann Bjornson" (2544461312)

00:22:48.749 --> 00:22:57.924

With Medicaid as, you know, maybe the therapist isn't the person that may be is the best person for them. And so we can hire our own therapist. That would be great for some of the programs.

150 "Joann Bjornson" (2544461312)

00:22:58.224 --> 00:23:10.974

And then that would also deal with that include potentially, like, vehicle repair and maintenance or education, because those things are fun for us, just client support money. And so if you don't have vehicle, you can't get to your job.

151 "MC HS - Amy Archer" (3195657728)

00:23:13.044 --> 00:23:24.354

Absolutely, and you're right, that is exactly where it would go. All of those would go there under supportive services. So, like I said, this is just our 1st step. So you're right, this is just a broad category.

152 "MC HS - Amy Archer" (3195657728)

00:23:24.534 --> 00:23:38.664

Our next step after approval from HUD is to put the applications out to say, what do we need and see what we get back and then there'll be more discussion about that. But absolutely that that line item is where where those types of services would.

153 "Joann Bjornson" (2544461312)

00:23:39.179 --> 00:23:50.309

Okay, just 1 last question, what is the time frame? Like, when are you submitting to hide and then what are you expecting the next time frame to be as far as applications to the community and then funding.

154 "MC HS - Amy Archer" (3195657728)

00:23:51.324 --> 00:24:03.264

Okay, so, could you see where I flip my slide? I did. Okay so what our next steps are, so, just quickly any oral comments, and I've already gone over this today. We'll go into our plan.

155 "MC HS - Amy Archer" (3195657728)

00:24:03.714 --> 00:24:12.204

Everybody does have until December 21st to submit written comment. That will be included in the plan. Those comments are to be emailed to jasmine.

156 "MC HS - Amy Archer" (3195657728)

00:24:12.204 --> 00:24:19.584

And her email address is in this PowerPoint, as it is in the posting on the website was in the paper. paper

157 "MC HS - Amy Archer" (3195657728)

00:24:20.309 --> 00:24:23.189

And I believe is included, um.

158 "MC HS - Amy Archer" (3195657728)

00:24:23.189 --> 00:24:37.284

I think I just said on the website, so it is there our next step is that this is going through on December 21st on Wednesday. Our commissioners

are going to sign some forms that are needed for this home arc funding.  
So that will be on Wednesday.

159 "MC HS - Amy Archer" (3195657728)

00:24:37.284 --> 00:24:52.044

Our anticipated date to submit to hide is December 28. so our goal is to get it submitted prior to the end of the year. Um, what is their timeframe for review? I don't have that information. Joanne. I'm not sure. I know. I.

160 "MC HS - Amy Archer" (3195657728)

00:24:52.044 --> 00:24:53.034

know i

161 "MC HS - Amy Archer" (3195657728)

00:24:53.189 --> 00:25:01.889

Leave with other plans, it's typically like a 45 day I believe, but I don't know if that's accurate for this. So we will get back to you on that.

162 "Joann Bjornson" (2544461312)

00:25:01.889 --> 00:25:08.399

Okay, there's the county thinking that and then There'll be obviously a period where agency submit applications.

163 "Joann Bjornson" (2544461312)

00:25:08.399 --> 00:25:15.089

A review period, so are we thinking estimate a time frame June is when the monies may be available or.

164 "MC HS - Amy Archer" (3195657728)

00:25:15.354 --> 00:25:29.034

Maybe before that, probably before that, Joanne, but, yes, I think it's going to depend on the review from hide and then if any revisions are needed, so, depending on how that process goes shortly after that,

165 "MC HS - Amy Archer" (3195657728)

00:25:29.034 --> 00:25:32.454

we're going to be ready to get this rolling in to put out applications.

166 "MC HS - Amy Archer" (3195657728)

00:25:32.699 --> 00:25:38.129

Perfect can you tell me 1 more time? What is the spending period it's through? Um.

167 "MC HS - Amy Archer" (3195657728)

00:25:38.129 --> 00:25:43.019

20 30, I believe September September 30th, 20, 30.

168 "MC HS - Amy Archer" (3195657728)

00:25:43.019 --> 00:25:56.939

Thank you absolutely if yeah, sure. Go ahead Dan. Yeah. If I could just pick you back on that spending period and the budget that you had uh.

169 "Dan McGuire" (605186816)

00:25:56.939 --> 00:26:00.359

So, if if.

170 "Dan McGuire" (605186816)

00:26:01.499 --> 00:26:06.539

The affordable housing is the bricks and mortar everything else.

171 "Dan McGuire" (605186816)

00:26:06.539 --> 00:26:11.369

Was a service personnel.

172 "Dan McGuire" (605186816)

00:26:11.369 --> 00:26:18.959

Related so obviously, if somebody has a housing project that they want to do, and you're applying for that, that's.

173 "Dan McGuire" (605186816)

00:26:18.959 --> 00:26:23.069

Deliver product a, for the.

174 "Dan McGuire" (605186816)

00:26:23.069 --> 00:26:26.759

Supportive services, uh.

175 "Dan McGuire" (605186816)  
00:26:28.289 --> 00:26:34.409  
Everything else is that something that you're expecting to spend over a.  
176 "Dan McGuire" (605186816)  
00:26:34.409 --> 00:26:39.089  
7 year, period, or are people going to be asked to say? Well, we.  
177 "Dan McGuire" (605186816)  
00:26:39.089 --> 00:26:42.239  
We want 70,000 for 1 year, or we want.  
178 "Dan McGuire" (605186816)  
00:26:42.239 --> 00:26:48.809  
7,000 for for 10 years. What do we are 10,000 for 7 years? Um, oh.  
179 "MC HS - Amy Archer" (3195657728)  
00:26:49.919 --> 00:27:02.124  
That's a good question. I believe that's going to be something that we  
are going to discuss further prior to the applications going out if those  
applications will go out for that full period, or it will do multiple  
applications.  
180 "MC HS - Amy Archer" (3195657728)  
00:27:02.784 --> 00:27:08.154  
But the expectation Dan, is that we're hoping that it spans through  
September 20, 30.  
181 "MC HS - Amy Archer" (3195657728)  
00:27:09.869 --> 00:27:13.829  
20 30. okay. Yes. Um, that would be the whole.  
182 "Dan McGuire" (605186816)  
00:27:13.829 --> 00:27:18.419  
All right, I had 2 I have a variety of comments that I, I can submit.  
183 "Dan McGuire" (605186816)  
00:27:18.419 --> 00:27:27.119  
Uh, to jasmine through email, I won't bore everybody with, uh, some of  
the littler stuff I think for the, for the affordable housing.  
184 "Dan McGuire" (605186816)  
00:27:27.119 --> 00:27:34.259  
It's interesting that you have create 5 or 10 units with that, which  
would.  
185 "Dan McGuire" (605186816)  
00:27:34.259 --> 00:27:39.359  
By my math, which is I just showed isn't necessarily great, but, uh.  
186 "Dan McGuire" (605186816)  
00:27:39.359 --> 00:27:44.309  
That's 180 to 360,000 dollars of subsidy per unit.  
187 "Dan McGuire" (605186816)  
00:27:44.309 --> 00:27:48.809  
Which, depending on what you're doing is a lot of subsidy.  
188 "Dan McGuire" (605186816)  
00:27:48.809 --> 00:27:56.069  
Relative to the to the project, I might encourage.  
189 "Dan McGuire" (605186816)  
00:27:56.069 --> 00:27:59.729  
That number to be.  
190 "Dan McGuire" (605186816)  
00:27:59.729 --> 00:28:03.059  
Stretched to at least double those numbers.  
191 "Dan McGuire" (605186816)  
00:28:03.414 --> 00:28:13.134  
With the expectation that whoever's trying to get it is going to tap  
other funding sources as much as we do already if we use regular home  
funds, that's, you know,  
192 "Dan McGuire" (605186816)  
00:28:13.134 --> 00:28:20.964



50 or 100,000 dollars a unit and we need to go out and get 2 or 3 other funding sources to make the dollars stretch farther I think. i think  
193 "Dan McGuire" (605186816)  
00:28:21.209 --> 00:28:26.429  
For such a large amount of money, we shouldn't end up with just 5 or 10.  
194 "Dan McGuire" (605186816)  
00:28:26.429 --> 00:28:29.789  
Units we should try and get a lot more and and have this.  
195 "Dan McGuire" (605186816)  
00:28:29.789 --> 00:28:34.259  
You know, supercharge that that effort. Um, and then.  
196 "Dan McGuire" (605186816)  
00:28:34.259 --> 00:28:44.279  
I guess I'd also love to see along those lines. I love seeing the number of units. That was the goal. I'd like to see, you know, in the support of services number.  
197 "Dan McGuire" (605186816)  
00:28:44.279 --> 00:28:50.339  
In particular how many new people who are going to be helped.  
198 "Dan McGuire" (605186816)  
00:28:50.339 --> 00:28:54.869  
And, you know what the sort of target number is.  
199 "Dan McGuire" (605186816)  
00:28:54.869 --> 00:28:59.309  
For each of those, you know.  
200 "MC HS - Amy Archer" (3195657728)  
00:29:00.929 --> 00:29:03.929  
Okay, for dollar, um.  
201 "Dan McGuire" (605186816)  
00:29:07.289 --> 00:29:13.439  
And then, yeah, I actually, I wanted to go back to the admin and planning number 2, which is.  
202 "Dan McGuire" (605186816)  
00:29:13.439 --> 00:29:17.549  
Uh, it's not as large when you're planning on spending it over.  
203 "Dan McGuire" (605186816)  
00:29:17.549 --> 00:29:21.089  
A 7 year, period, but to what extent?  
204 "Dan McGuire" (605186816)  
00:29:21.089 --> 00:29:25.769  
That is the consultant and and what that is for.  
205 "Dan McGuire" (605186816)  
00:29:25.769 --> 00:29:31.799  
Right they're consulting you now, but then it's mostly normal stuff after we get through the craziness.  
206 "Dan McGuire" (605186816)  
00:29:31.799 --> 00:29:35.819  
And versus, you know, what, what's new.  
207 "Dan McGuire" (605186816)  
00:29:35.819 --> 00:29:42.089  
And what's, you know, just sort of for lack of a better term not making sure.  
208 "Dan McGuire" (605186816)  
00:29:42.089 --> 00:29:48.239  
The commissioners aren't using this in lieu of spending their own money on the, on the annual budget for.  
209 "Dan McGuire" (605186816)  
00:29:48.239 --> 00:29:58.229  
The administration of the home program and really that were additive and where that's necessary as opposed to diverting it from.  
210 "Dan McGuire" (605186816)  
00:29:58.229 --> 00:30:02.819

Supportive services, affordable housing and, um.

211 "Dan McGuire" (605186816)

00:30:02.819 --> 00:30:14.729

And I did notice there was an opportunity you don't see it in this spreadsheet, but elsewhere you could spend up to 5% on nonprofit operating. And the decision was to do 0 and I know.

212 "Dan McGuire" (605186816)

00:30:14.729 --> 00:30:23.879

I speak for my colleagues on the call where, you know, we're heading into a period where money money's always tight. It's getting tighter.

213 "Dan McGuire" (605186816)

00:30:23.879 --> 00:30:28.379

With the economy and the stock market and inflation, so.

214 "Dan McGuire" (605186816)

00:30:28.379 --> 00:30:39.449

I was curious why there was no inclusion of nonprofit operate, nonprofit operating expenses, but there was the maximum for the admin in planning.

215 "MC HS - Amy Archer" (3195657728)

00:30:41.159 --> 00:30:47.459

So, okay, so what I will say to address the administrative and the planning, so.

216 "MC HS - Amy Archer" (3195657728)

00:30:47.459 --> 00:30:55.949

Like, all of our other funding streams in the beginning, we do take the full amount of administrative funds.

217 "MC HS - Amy Archer" (3195657728)

00:30:55.949 --> 00:31:07.494

It doesn't mean that we always spend the full amount of administrative funds. Sometimes they are reallocated, but just like, in any large project. This is, at least for the county.

218 "MC HS - Amy Archer" (3195657728)

00:31:07.494 --> 00:31:17.484

This is a very large project that we'll be taking on, um, in addition to our regular funding that we received through HUD each and every year.

219 "MC HS - Amy Archer" (3195657728)

00:31:17.694 --> 00:31:25.854

So a, you know, just with the home, our dollars, it almost doubles almost, you know, not quite, but almost.

220 "MC HS - Amy Archer" (3195657728)

00:31:26.784 --> 00:31:39.474

Our budget on a yearly basis for the next 7 years. So, what we want to make sure is that we have the funds available to us if additional supports are needed, because we're not even sure.

221 "MC HS - Amy Archer" (3195657728)

00:31:39.624 --> 00:31:49.404

And I don't know that anybody is even sure what this is going to quite look like yet down the road. So it's kind of putting that in to preserve those funds if we need them.

222 "MC HS - Amy Archer" (3195657728)

00:31:49.614 --> 00:31:55.704

But as always, and as we've been told, we can always modify as we go.

223 "MC HS - Amy Archer" (3195657728)

00:31:55.949 --> 00:32:09.954

So let's stay on here 5 years 6 we realized, we don't need them all of this. Right those funds could always be redirected toward supportive services, or towards another line item if we need to.

224 "MC HS - Amy Archer" (3195657728)

00:32:10.224 --> 00:32:17.544

And that would just require a modification through HUD as as our regular funds do as well. So, um.

225 "MC HS - Amy Archer" (3195657728)

00:32:17.879 --> 00:32:26.369

Yeah, I can assure you that that money is not being supplanted. We make sure of that that our.

226 "MC HS - Amy Archer" (3195657728)

00:32:26.369 --> 00:32:41.009

Um, that, you know, it's just that the county wouldn't do that. So we make sure that those funds are not being supplanted. It truly has to be for the sole purpose of home art. And, as you said.

227 "MC HS - Amy Archer" (3195657728)

00:32:41.009 --> 00:32:46.074

With the consultants and what and what we have to do again, we're not really sure what this is going to look like.

228 "MC HS - Amy Archer" (3195657728)

00:32:46.074 --> 00:33:00.894

So, on year, 3, on year, 4, we know that there's going to be at the very least, right monitoring of all of this but we're not sure what additional steps might need to be taken throughout the year and just to make sure that we're still on track that we're still doing things appropriately,

229 "MC HS - Amy Archer" (3195657728)

00:33:01.164 --> 00:33:03.024

um, for when an audit might come up.

230 "MC HS - Amy Archer" (3195657728)

00:33:04.134 --> 00:33:19.104

So I hope I answer that question Dan. I don't know if I did to the full extent you needed, but what I can tell everybody is, this is our proposed budget that we are putting through but it is subject to modifications throughout this next 7 years.

231 "MC HS - Amy Archer" (3195657728)

00:33:19.104 --> 00:33:19.584

If needed.

232 "Dan McGuire" (605186816)

00:33:28.379 --> 00:33:39.179

Stop sharing just to see do we have anybody else or Dan? I'm sorry? If you weren't finished do you have anything else? No, I was going to actually I have another question, but I wanted to offer other people.

233 "MC HS - Amy Archer" (3195657728)

00:33:41.339 --> 00:33:45.119

Anybody else on the call with any comments questions.

234 "Joann Bjornson" (2544461312)

00:33:46.074 --> 00:34:00.294

I'm going to just add to what Dan said. Well, 1st of all operating expenses. Yes, of course. And maybe there's, I don't know the answer to that and maybe there's some other county funding somewhere that will help some of the nonprofit, because we're all every time.

235 "Joann Bjornson" (2544461312)

00:34:00.294 --> 00:34:15.054

I turn around it says recession recession. Every donor is reduced and so we see more and more people, and we do more and more and we can't continue to give raises to staff, but you need to keep your staff to do the job and you also need to keep your staff. So that.

236 "Joann Bjornson" (2544461312)

00:34:15.119 --> 00:34:24.959

Because if some of the grants pay for your staff, so so right. That's like the chicken or the egg kind of challenge and then also have knowledge, like, serving more people and, like, wanting to see a number.

237 "Joann Bjornson" (2544461312)

00:34:24.959 --> 00:34:38.004

And that would just caution that it might not be so much serving more people. So many people, we already served better and differently too. And just being mindful of that that it's not only more because we're maxed out sometimes with what we can serve more.

238 "Joann Bjornson" (2544461312)

00:34:38.214 --> 00:34:52.524

But we do do like mental health therapy, and people are missing. Some of those things are like, the vehicle repair, for example. And then Amy, you said it earlier perfectly rapidly housing success is not as successful because the support service dollars aren't there.

239 "Joann Bjornson" (2544461312)

00:34:52.704 --> 00:34:54.864

So, it's not necessarily serving more, but it's.

240 "Joann Bjornson" (2544461312)

00:34:54.959 --> 00:34:56.639

Looking at who we're serving.

241 "Joann Bjornson" (2544461312)

00:34:56.639 --> 00:35:02.369

And looking for a longer term success too, thank you.

242 "Dan McGuire" (605186816)

00:35:02.369 --> 00:35:08.789

So, if, um, I did skim through the original.

243 "Dan McGuire" (605186816)

00:35:08.789 --> 00:35:13.169

Document and, um, I just wanted to call out something.

244 "Dan McGuire" (605186816)

00:35:13.169 --> 00:35:21.209

Um, that was interesting to me, 1 of the comments was on page 2.

245 "Dan McGuire" (605186816)

00:35:21.209 --> 00:35:26.579

The 12 bullet talked about among some of the barriers, where was a language barrier.

246 "Dan McGuire" (605186816)

00:35:26.579 --> 00:35:33.569

And, you know, 1 thing that I might be interested in seeing, if I could be.

247 "Dan McGuire" (605186816)

00:35:33.569 --> 00:35:36.629

Explored a little bit more is.

248 "Dan McGuire" (605186816)

00:35:36.629 --> 00:35:42.809

And I heard of this from Diane at her, uh.

249 "Dan McGuire" (605186816)

00:35:42.809 --> 00:35:52.139

Open house event, a bunch of weeks ago they use I forget the name of it or called language line or something like that. We're having real problems.

250 "Dan McGuire" (605186816)

00:35:52.139 --> 00:36:00.179

Uh, with folks in our shelter who need another language, and so our staff.

251 "Dan McGuire" (605186816)

00:36:00.179 --> 00:36:13.379

Who are already overworked are having to take time away from their job to translate documents for people to translate conversations with people.

And that's when it is primarily Spanish. But we also had Mandarin.

252 "Dan McGuire" (605186816)

00:36:13.379 --> 00:36:19.289

Which was miraculously had somebody who knew some Mandarin on staff, but that was a fluke.

253 "Dan McGuire" (605186816)

00:36:19.289 --> 00:36:30.119

Um, anyway, this language line seems like a great resource that we are about to explore, but it's very expensive and adds up when you have a large shelter.

254 "Dan McGuire" (605186816)

00:36:30.119 --> 00:36:36.179

And people, so I wonder if there's something that can be done with with the, uh.

255 "Dan McGuire" (605186816)

00:36:36.179 --> 00:36:40.049

The money to provide a resource to all.

256 "Dan McGuire" (605186816)

00:36:40.049 --> 00:36:49.709

Almost related needs from a to Z that can be paid for out of the arc money. Instead of having individual agencies and maybe.

257 "Dan McGuire" (605186816)

00:36:49.709 --> 00:36:57.929

A big contract for a number of years can get an economy of scale and pricing that we can't get individually.

258 "Dan McGuire" (605186816)

00:36:57.929 --> 00:37:02.669

I dunno, but I have to be a great use of the money.

259 "MC HS - Amy Archer" (3195657728)

00:37:04.079 --> 00:37:08.279

Ultimately, right that I don't have that answer Dan, but we'll, we'll note it.

260 "DWilliams" (2056608256)

00:37:08.304 --> 00:37:21.954

Okay, I can get you some of that information Amy, we're actually able to to take advantage of a larger plan through the state coalition. And then the rest of the domestic violence organizations are able to use that language line.

261 "DWilliams" (2056608256)

00:37:22.374 --> 00:37:22.644

So,

262 "DWilliams" (2056608256)

00:37:22.644 --> 00:37:37.284

I can certainly send that information over to you and just also wanted to kind of support some of the things that both Joanne and Dan have said around increase and operating costs that are at

263 "DWilliams" (2056608256)

00:37:37.824 --> 00:37:38.184

a.

264 "DWilliams" (2056608256)

00:37:38.279 --> 00:37:53.214

Time when we also need to be really competitive and retain staff, and if our contracts are not increasing to help support that they can really do some damage to organizations and so just being mindful about the operational costs.

265 "DWilliams" (2056608256)

00:37:53.214 --> 00:37:59.334

And maybe that can just be thought of, with some of the other contracts or opportunities we have with funding in the county.

266 "Dan McGuire" (605186816)

00:38:02.819 --> 00:38:12.480

Diane and Diane, they gave us the same price. They gave your coalition so we'd want them to give an even better price to Amy.

267 "DWilliams" (2056608256)

00:38:15.420 --> 00:38:26.215

Agreed this is great conversation and thank you. Thank you for participating.

268 "MC HS - Amy Archer" (3195657728)

00:38:26.215 --> 00:38:31.825

Thank you for giving the feedback because this is what we need in order to make our plan as as best. We can style.

269 "MC HS - Amy Archer" (3195657728)

00:38:33.570 --> 00:38:37.020

Does anybody else have any comments questions?

270 "Dan McGuire" (605186816)  
00:38:38.850 --> 00:38:44.070  
Sorry, I missed the presentation. I was very late to the call and I apologize.

271 "Dan McGuire" (605186816)  
00:38:44.070 --> 00:38:55.560  
I think I saw you might have already started incorporating more data from the 2020, more current data, but I noticed the old report uses some, some older data and I think.

272 "Dan McGuire" (605186816)  
00:38:55.560 --> 00:39:06.210  
You know, if we use the, whether it was the point in time 2022 a little bit more or even better, the current coordinated entry waitlist.

273 "Dan McGuire" (605186816)  
00:39:06.210 --> 00:39:11.070  
Um, the needs are much greater than are expressed in that summary table.

274 "Dan McGuire" (605186816)  
00:39:11.070 --> 00:39:16.290  
Um, there's a greater mismatched around shelter and and available beds.

275 "Dan McGuire" (605186816)  
00:39:16.290 --> 00:39:19.500  
Uh, which I didn't, I just wrote down.

276 "Dan McGuire" (605186816)  
00:39:19.500 --> 00:39:29.640  
But that's on page 4. okay. I think there's 400 households that are on the, on the shelter waitlist, singles, couples and families. We're up to 400. now.

277 "Dan McGuire" (605186816)  
00:39:29.640 --> 00:39:33.390  
As of a week or 2 ago so that's a much different.

278 "Dan McGuire" (605186816)  
00:39:33.390 --> 00:39:37.410  
Much greater gap than what's currently shown from last year.

279 "MC HS - Amy Archer" (3195657728)  
00:39:38.430 --> 00:39:42.120  
Perfect, we'll add that and thank you. Thanks. I'm going to shut up.

280 "Joann Bjornson" (2544461312)  
00:39:42.120 --> 00:39:54.360  
Shut up too. I think the other thing that we, when we look at the point in time, the numbers are clearly significantly different from who was served. Now, those time frames are different.

281 "Joann Bjornson" (2544461312)  
00:39:54.360 --> 00:39:59.430  
Then so we're not matching apples to apples, but look at the number. And how many people are served.

282 "Joann Bjornson" (2544461312)  
00:39:59.545 --> 00:40:09.835  
And so we know that there are, what is it 1500 more people on that list that are something that we're not counting in point in time and so I don't know if that counts as infrastructure to agencies,

283 "Joann Bjornson" (2544461312)  
00:40:11.035 --> 00:40:19.255  
or where that would go and doing a different robust point in time, or how, how important is the point in time. point in time

284 "Joann Bjornson" (2544461312)  
00:40:19.560 --> 00:40:28.260  
And, um, just being mindful of if that is bringing dollars in or not bringing dollars in, that, that discrepancies significant.

285 "MC HS - Amy Archer" (3195657728)  
00:40:29.490 --> 00:40:44.305  
Yeah, if you bring up a good point, Joanne and I think just in general from what all of, you are saying as we know the point in time, because of

covid because of what we've seen a lot of people have expressed, are those numbers as accurate as as they have them, maybe in the past.

286 "MC HS - Amy Archer" (3195657728)

00:40:44.455 --> 00:40:49.735

So I think taking all of that into account, I hear all of you. I think I think.

287 "Joann Bjornson" (2544461312)

00:40:50.040 --> 00:40:57.625

What you're saying is valid, and I did have 1 more comment on the permanent supportive housing committee I'm working for.

288 "Joann Bjornson" (2544461312)

00:40:57.625 --> 00:41:07.435

So, Diana, so it's an impact all the shelters, but we are working for the, with the housing authorities to have a waiver for domestic violence and also child support.

289 "Joann Bjornson" (2544461312)

00:41:07.615 --> 00:41:12.655

So, while that's not necessarily part of this conversation, it's part of the bigger conversation what people need.

290 "Joann Bjornson" (2544461312)

00:41:12.900 --> 00:41:25.435

And if we can get them to do waivers for both of those a little bit more, then we'll be able to circle differently, which may look different when we actually go to serve people. And we see that. People can't get housing because of the child support issue.

291 "Joann Bjornson" (2544461312)

00:41:25.645 --> 00:41:29.695

And so I think that's that's just a just a common in general.

292 "Joann Bjornson" (2544461312)

00:41:30.300 --> 00:41:35.910

Great, thank you for your time in doing this and.

293 "Joann Bjornson" (2544461312)

00:41:35.910 --> 00:41:39.120

Putting this together and allowing us to give input and.

294 "MC HS - Amy Archer" (3195657728)

00:41:39.120 --> 00:41:44.910

Take note of that info to participate. Absolutely. No. And thank you for participating.

295 "MC HS - Amy Archer" (3195657728)

00:41:44.910 --> 00:41:59.820

You know, anybody else, have any comments questions and it's not really even if you think of something after please submit again, you do have until the 21st. I know. It's only a couple of days away, but you still do have a couple of days if you think of something after.

296 "MC HS - Amy Archer" (3195657728)

00:42:02.160 --> 00:42:16.320

Happy holidays right? If there's there's no 1 else, thank you all very, very much. And more to come for. Sure. So, look out for emails continue to watch the website and I'm sure we'll be in touch with everyone.

297 "DWilliams" (2056608256)

00:42:16.320 --> 00:42:19.740

Bye, thank you very much.

298 "MC HS - Amy Archer" (3195657728)

00:42:19.740 --> 00:42:22.440

Thanks everyone take care have a great time.

## Archer, Amy

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**From:** Jeff Bashe <jdbashe@gmail.com>  
**Sent:** Tuesday, December 13, 2022 1:42 PM  
**To:** Tirado, Jasmine  
**Cc:** Archer, Amy  
**Subject:** HOME ARP Allocation Plan

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

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Jasmine,

I will not be able to attend the public hearing on this, but I would like to submit a comment.

I feel that the planning study was well done and highlights all of the needs in our current homelessness services in Morris County. I also realize that \$3M goes only so far and cannot address all of the documented funding and service shortfalls.

While I support the allocation plan as it is, I do feel that not addressing the service and facilities shortfall related to sheltering is a key problem that needs further study and funding. I would like to see additional emphasis on providing a "wet shelter" or an expanded Code Blue/Code Red shelter service throughout the year to help connect/engage the chronically homeless with our system services. We also need a better solution than hotel placements without on-site services as temporary emergency shelter facilities. Additional funding - both capital and expense money - will be required by the County.

Jeff Bashe