



Tuolumne County Homeless Advisory Committee

Christina M. Welch
Chair

Dana Baker
Vice Chair

Thursday, August 12, 2021
9:00 a.m. to 11:00 a.m.

Board of Supervisors Chambers
County Administration Center
4th floor
2 S. Green St.
Sonora, CA 95370

AGENDA

I. CALL TO ORDER

II. ROLL CALL

[5 min/Kelsey Stone]

III. APPROVAL OF JULY 15, 2021 MEETING MINUTES

[5 min/Tina Welch]

IV. PUBLIC COMMENT

[15 min. max]

V. REPORTS

OFFICERS

- (a) Chair: remarks
[2 min/Tina Welch]

AD-HOC COMMITTEES

- (b) By-laws Committee
[3 min/Jaron Brandon]
- (c) Orientation Manual Committee
[5 min/Jaron Brandon]
- (d) Emergency Shelter Committee
[5 min/Dana Baker]

VI. SPEAKERS

- (a) Tuolumne County Homeless Prevention Coordinator Update
[5 min/Kellae Brown]

- (b) Visionary Homes Proposal
[15 min./To be announced/*Briefing paper attached*]

VII. UNFINISHED BUSINESS

- (a) Review possible Commission actions; begin prioritizing.
[15 min/Tina Welch/*Briefing paper attached*]
- (b) Standing Committee Proposals
[30 min/Rick Breeze-Martin/*Briefing paper attached*]

VIII. NEW BUSINESS
[10 min/Commission Members]

Open Discussion

IX. ANNOUNCEMENTS
[5 min/Commission Members]

Open Announcements

X. ADJOURNMENT

PARTICIPATION PROCEDURES

In-person attendance: In order to protect public health and the safety of our Tuolumne County citizens, the Commission on Homelessness meeting is open to the public *with modifications*. Capacity is limited to 50 people, including committee members and staff. Face coverings and physical distancing of 6 feet will be required. During the meeting, citizens physically present who wish to provide public comment will be invited to do so by the Chair.

Email: Email your comments to Attn: Kellae Brown at kbrown@co.tuolumne.ca.us.

Mail: Mail your comments to 2 S. Green St. Sonora, CA 95370 c/o Kellae Brown. Written comments must be received no later than 8:00 a.m. on the morning of the noticed meeting.

Virtual Attendance: Under the Governor's Executive Order N-25-20, this meeting will allow members of the committee and of the public to participate by teleconference through the following Zoom Meeting link:

Join Zoom Meeting <https://us06web.zoom.us/j/84946136159?pwd=U2c4a1pyU0hMazBaclRN1JMTGczUT09>

Or Call +1 720 707 2699 US

Meeting ID: 849 4613 6159 & Passcode: 149495

Special Assistance Needs: Under Order N-29-20, Accessibility Requirements, if you need swift special assistance during this meeting, please call (209) 533-5533. In addition, in compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Community Resources Agency at 209-533-5633. Notification 48 hours prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility to this meeting (28CFR Part 35 ADA Title II).

PUBLIC FORUM

The public may speak on any item not on the printed agenda. No action may be taken by the Committee. The amount of time allocated for the public forum is limited to 15 minutes.

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The Board of Supervisors Commission on Homelessness serves as an advisory group to the Board of Supervisors for matters related to homelessness.

TUOLUMNE COUNTY COMMISSION ON HOMELESSNESS

To: TCCOH Commission Members

From: Tina Welch (Acting Chair)

Subject: Visionary Homes Proposal

Date: (for) August 12, 2021 Commission Meeting

Summary of Agenda Item:

This presentation will acquaint Commission members with the proposed construction of an affordable housing development in Tuolumne County.

The project proposes the development of an apartment complex, consisting of 72 units in four buildings, on a 5.93-acre site in the East Sonora portion of the unincorporated area. All units would be rented to lower-income family households meeting specific criteria. The project would include a community center with play areas and a sport court. The main access to the project would be provided from Greenley Road, with secondary access off Phoebe Lane. The project will require County approval of a General Plan Amendment to High Density Residential and rezoning to R-3 (High Density Residential) along with site plan and design review approval.

A site plan is also attached.

Presentation will include a limited amount of time for questions and answers.

Submitted by:

Tina Welch, Acting TCCOH Chair on behalf of Visionary Home Builders

TUOLUMNE COUNTY COMMISSION ON HOMELESSNESS

To: TCCOH Commission Members

From: Tina Welch (Acting Chair)

Subject: Review Possible Commission Actions; Begin Prioritization

Date: (for) August 12, 2021 Commission Meeting

Summary of Agenda Item:

This exercise is intended to:

- Display the range of proposed solutions to various aspects of homelessness
- Gather the wisdom of the group as to what issues to address first
- Set the stage for initiating a successful mix of sub-committees

A continuation of July's exercise, this meeting time is for commission members to review sheets of proposed actions, solutions, and investigations that each address homeless issues. Members may add to them with additional proposals. Commission members are then asked to paste stickie dots on the 5 actions they believe are the first efforts that the commission should address.

Rules on the stickies:

- ✓ Each voting member will have 5 dots to use
- ✓ Use only 1 dot per action (don't pile all your dots onto your favorite action)
- ✓ Don't have to use all 5 if you don't see the need
- ✓ Dots are to indicate what needs to be initiated *first*, through sub-committees that will be established

The agenda item is intended to help members quickly weigh the issues, focus the Commission's efforts, and set an order in which to tackle solutions. This exercise informs subsequent agenda topics in this and future meetings which include proposals for establishing standing (on-going in nature, subject to the Brown Act) and ad-hoc (less than 1-year in duration, not subject to the Brown Act) committees.

Virtual attendees can either work with Dana to express their priorities during the meeting or submit them later. Pictures of the sheets will be made available.

Submitted by:

-Tina Welch, Acting TCCOH Chair

July 5, 2021

To: Christina Welch, TC Commission on Homelessness (CoH) Chair
cc: Dana Baker, CoH Vice-Chair; TC CoH members

From: Rick Breeze-Martin, CoH member

Subj.: Request for a discussion and action item on the July 15, 2021 TC CoH meeting agenda

I understand that the next Commission on Homelessness meeting on July 15th will have a New Business item regarding Commission formation of committees. I am requesting to add this memo to that agenda item as background for CoH discussion and action; a recommendation for 5 specific committees to be formed and draft formation language for each (*reference CoH draft bylaws Article VI*). .

I recommend the CoH approve formation of, but not be limited to, the following Standing Committees:

- Community Homeless Support Services Committee
- Housing Committee
- Homeless Liaison & Relations Committee
- Communications Committee
- Homeless Data and Management Information Systems (MIS) Committee

Background for TC CoH Discussion and Consideration for Action

The agenda item of business related to forming committees is intended to start establishing CoH Standing Committees that focus on important aspects of addressing homelessness in Tuolumne County. Each committee is to be formed by the “Commission” to address a specific feature or part of homelessness or near homelessness in Tuolumne County. The ongoing detail work of the CoH is to be sorted into its standing and ad hoc committees and committee results are then integrated by the full CoH into policy and practice recommendations to the Board of Supervisors.

The 5 committees recommended below are equal, without hierarchical standing, and I believe essential to the efficacy of the “Commission on Homelessness”. These draft committee descriptions are just that, each is a draft looking for improvement sufficient for the Commission to approve it as a Standing Committee. It is anticipated that each of these recommended committees will be considered for formation by itself, and that CoH approving or not approving any one committee does not impact consideration of the others.

Thank you for your consideration of this background material to forming working committees.

Community Homeless Support Services Committee

Description: The Community Homeless Support Services Committee is formed by the TC COH to address how to best support, coordinate and expand delivery of the various immediate support services needed by our communities’ homeless and near homeless population. Types of support services include, and is not limited to: health (physical & mental), nutrition, housing, education, transportation, recreation, employment or financial support. Homeless general populations served include, and is not limited to: children, youth, families, seniors, and adults; with sub-population characteristics that may include, but not be limited to: single parents, foster care, those under or unemployed, physical or learning disabilities, disadvantaged identity status, and/or veterans.

The Committee will establish and sustain a working relationship of support and coordination with the many different providers of the immediate needs of the homeless. Local service providers include, but is not limited, to organizations that are: government, non-profit, private business, faith based, or informal community organizations.

The Committee will analyze and assess the homeless population's range of needs, levels of support services provided (by providers), gaps in services needing filled – either additions or expansions. The Committee will, as is reasonable and feasible, help local support service providers improve the effectiveness of homeless access to services, help providers improve capacity and develop new projects, identify and help providers acquire project funding. And, help develop continuous quality improvement as a characteristic of Tuolumne County in providing community homeless support services.

Housing Committee

Description: The Housing Committee is formed by the TC COH to address how to best support, coordinate and expand availability of affordable healthy and safe housing for the short, medium and long term needs of all of our communities' homeless or near homeless. Types of housing opportunities for the Committee to address include, as appropriate and not limited to, safe, healthy and affordable shelter choices: in campsites, transitional housing, rental housing (e.g., campsites, rooms, apts., houses, etc.) and home ownership. Homeless populations come with many unique and diverse needs for housing and a variety of resources to help themselves; Housing Committee solutions will seek to develop housing opportunities that recognize and build on resources and capacity of the individual participating homeless.

The Housing Committee will establish and sustain a working relationship of support and coordination with the many different housing providers in Tuolumne County. Local housing providers include, but is not limited, to organizations that are: non-profit, government, private business, faith based, or informal community organizations.

The Housing Committee will analyze and assess the County's homeless population's range of housing needs, housing availability and affordability, gaps in healthy, safe, affordable, and available housing needing to be filled – either in additions or expansions. The Committee will, as is reasonable and feasible, help local housing providers improve the effectiveness of homeless access to housing, help providers improve capacity and develop new and innovative housing projects, identify and help providers acquire project funding for housing and/or housing assistance support. And, to help develop continuous quality improvement as a characteristic of Tuolumne County in providing safe, healthy, affordable, available and appropriate housing.

Homeless Liaison & Relations Committee

Description: The Community Homeless Liaison & Relations Committee is formed by the TC COH to address how to best develop, sustain, coordinate and expand TC COH liaison with local homeless or near homeless. And, to develop, sustain, coordinate and expand the voice of the homeless and their capacity to speak to the TC COH, the County and City of Sonora, and the general County population.

The Committee will establish and sustain supportive communications with the homeless population and direct contact service providers. Local service providers include, but is not limited, to organizations that are: non-profit, government, private business, faith based, or informal community organizations. The Committee will analyze and assess the homeless population's types and range of public and civic

communications needs, levels of assistance provided, gaps in communications assistance needing to be filled – either additions or expansions.

The Committee will, as is reasonable, feasible, and appropriate help the homeless and local service providers improve the effectiveness of homeless communications to community institutions and industries, help providers improve opportunities and capacity of the homeless to be heard, identify and help the homeless and local providers acquire funding to support this needed capacity for the homeless to speak and the community to listen – and vice versa. And, to help develop continuous quality improvement in providing community homeless liaison and communications as a characteristic of Tuolumne County.

Communications Committee

Description The Communications Committee is formed by the TC COH to address how to best develop, sustain, and coordinate COH communications with the general public, local media, other public and private institutions and organizations in the County. And, to develop, sustain, coordinate and expand information about and knowledge on Homelessness in Tuolumne County and COH efforts specifically.

The Committee will establish and sustain a multi-media communications system that includes, and is not limited to: local print, radio and electronic news outlets; social media, a TC COH Internet presence (e.g. website, twitter, etc.). Local outlets might also include organizations that are: non-profit, government, private business, faith based, or informal community organizations.

The Committee will analyze and assess COH communications needs, levels of communications capacity available, gaps in communications needing to be filled – either outlet additions or communications channels to develop. The Group will, as is reasonable, feasible, and appropriate improve the efficacy of COH communications to government, community institutions and industries, and the County at large. And, to help develop continuous quality improvement as a characteristic of Tuolumne County in providing COH communications.

Homeless Data and Management Information Systems (MIS)

Description: The Homeless Data and MIS Committee is formed by the TC COH to address how to best develop, sustain, coordinate and improve TC COH and the community's capacity and quality of Data and MIS uses regarding homeless or near homeless. And, to develop, sustain, coordinate and expand the homeless and near homeless' knowledge of and capacity to "own" their personal data in order to make decisions and choices available to them through community Data and MIS. Similar to HIPAA, with more individual and personal usefulness to the homeless or near homeless.

The Committee will establish and sustain relations of support and assistance with local direct contact service providers with regards Data and MIS efficacy for the homeless or near homeless. Local service providers include, but is not limited, to organizations that are: government, non-profit, private business, faith based, or informal community organizations. The Committee will analyze and assess the homeless population's types and range of public and civic Data and MIS needs, levels of assistance provided, gaps in Data and MIS needing to be filled – either with additions or expansions.

The Committee will, as is reasonable, feasible, and appropriate help the homeless and local service providers improve effectiveness of homeless or near homeless Data and MIS collection, storage and use in assisting the homeless and community service providers. And, to help develop continuous quality improvement as a characteristic of Tuolumne County homeless data and MIS use.

PROJECT SUMMARY

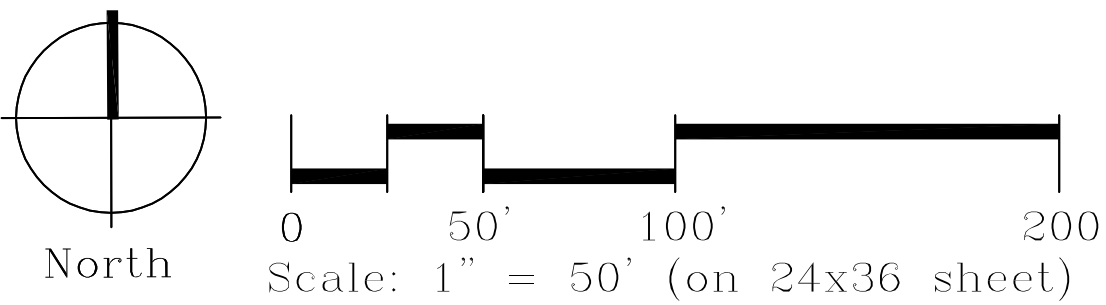
Site Data:
Gross Site Area: +/- 5.93 ac
Total Apartment Units: 72 units
Gross Density: 12.14 du/ac
Community Center +/-6,000 sf
Parking 85 spaces (1.18 ratio)

*NOTE: Project summary are preliminary and subject to refinement.

APARTMENTS BUILDING TYPE A
- 3-story
- 15-plex
- 1 Plotted (#4)

APARTMENTS BUILDING TYPE B
- 3-story
- 12-plex
- 2 Plotted (#2 &3)

PROJECT ENTRY
- Gate



NOTE: Proposed property location, boundary lines, and shape of the parcel shown in this study are for graphic reference only and may be subject to change pending on owner's final surveying map.

SECONDARY ENTRY

SEASONAL WETLAND

APARTMENTS BUILDING TYPE C
- 3-story
- 24-plex
- 1 Plotted (#1)

INTERMITTENT DRAINAGE

RIPARIAN WETLAND

COMMUNITY CENTER
- 1 level
- Total +/-6,000 sf.
- Leasing office, Office, Computer Labs, Headstart day care

SPORTS COURT

TOT-LOT

COMMUNITY EVENT LAWN

CONCEPTUAL SITE PLAN - 72 Units
HIDDEN MEADOW TERRACE
SONORA, CA.

VISIONARY HOME BUILDERS
Sacramento, CA.

