

Sept 28
6/28/98

HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY
Minutes from 9/28/98 Meeting

After the initial welcome to all members, Pat Brown asked the members to introduce themselves and the agencies they represent. The Housing Partnership continues to be made up of a diverse group of individuals/agencies who share a common interest in providing housing for the low-income in the New River Valley.

Committee Reports

Mary Hall gave a brief report on the status of the Planning Grant. The Town of Narrows was awarded a Community Improvement Grant in the amount of \$14,260. As part of that grant, a (housing) needs assessment will be conducted. In the coming days, a survey will be mailed to a number of individuals/agencies who serve the low-income. Please take the time to complete the survey and return it to Ms. Hall within the required time period.

In addition, a Continuum of Care Plan is being developed. The Continuum of Care will be an essential component of the planning grant; and it will eventually assist other agencies, such as the Women's Resource Center and the New River Valley Shelter in securing funding in the future. A needs assessment is part of the Continuum of Care, but it is not necessary to duplicate efforts. So, only one needs assessment will be conducted. The Continuum of Care Committee will be composed of a small core group.

Ann Angert spoke on the progress of the site committee. Several possible sites for the transitional housing were being explored at this time. Anyone interested in serving on this committee should contact Ms. Angert.

A time line was given out regarding the planning grant--from its inception to its estimated completion on March 26, 1999. Although March seems many months away, it is important that work be on-going in all committees if the Housing Partnership is to meet the March deadline.

Pat Brown stated that the Continuum of Care Committee will have its third meeting on November 9th at 2:00pm. The tentative meeting place will be the WRC Administrative Office, but Pat will confirm the exact location at a later date.

The Housing Partnership then diverged from its meeting and became a work session for the Continuum of Care.

Work Session

Pat Brown explained the goal of the Continuum of Care, as well as its intention--to write a Continuum of Care Plan. Again, the needs assessment will become part of the Continuum of Care. The needs assessment will be conducted by Mary Hall.

1. Defining Homelessness in the New River Valley

The Housing Partnership was asked to identify the homeless in the New River Valley. It quickly became apparent that homelessness has many faces.

°Chronically mentally ill/substance abusers

°Elderly

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- °Disabled/Chronically ill, including HIV positive
- °Teens (pregnant, run aways, newly emancipated)
- °Victims of domesitic violence
- °Single parents (male/female) with children
- °Late teens/young adults just starting out
- °Victims of disaster, such as fires
- °Underemployed/unemployed/poor job skills
- °Parolees
- °Substandard housing/victims of unethical landlords
- °Those with bad credit/bad landlord references

While all these categories of people share one basic need--housing--they often have very different needs in areas besides housing. This can make it difficult to plan for housing in general. For example, the chronically mentally ill have very different needs from run away teens, and housing them together would not be appropriate.

2. Services Needed

The Housing Partnership explored a "perfect" world and all the different services which would be needed to house low-income individuals/families. Services included:

- °Emergency shelters
- °Transitional housing
- °Life skills counseling
- °Money to clear minor credit problems, such as a phone bill, in order to get housing
- °Affordable housing--both rental and homeownership
- °Regional pbulic transportation
- °Child care
- °Health care
- °Food, clothing, household goods, applicance banks
- °Consumer/credit counseling
- °Customized services for clients, not just for the agencies
- °Enforcement of housing/fire codes
- °Homeownership counseling
- °Job skills/training
- °Saftety assurances

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°Better access of services/better referrals

The Housing Partnership then reviewed what services are currently available in the New River Valley.

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°Emergency shelter--WRC, Giles, Montgomery County (2 families), Elm Tree, and short-term motel Vouchers

°Life skills counseling--On-site at WRC for victims of domestic violence, on-site in Montgomery and Giles

°Short-term financial assistance--New River Community Action; Homeless Intervention Program

°Money to clear minor credit problems--Depts. of Social Services

°Affordable housing--Homeownership--Habitat for Humanity, VMH, Inc., Rural Redevelopment Authority
--Rental--Project-based Section 8, tenant-based Section 8, Rural Redevelopment Authority

°Transportation--Two Town Trolley, Blacksburg Transit, some cab service

°Child Care--WRC, Depts. of Social Services

°Homeownership Counseling --VMH, Inc., Giles County Housing and Development

°Health Care--Free Clinic, Medicaid

°Food, clothing, household goods, appliance banks--New River Community Action

°Job skills/training--JTPA, public schools, community college

Clearly, this list is not exhaustive, nor does it highlight contributions made through the private sector, particularly churches in the New River Valley. Yet while these services do exist in the New River Valley, the large number of clients seen puts a burden on all agencies. Money is quickly used.

3. Gaps in service

Finally, the Housing Partnership identified the most apparent gaps in existing service.

°Transitional housing with on-site services

°Additional emergency shelter appropriate to situation, such as a shelter for teens

°Central location for disseminating information/making referrals

°Emergency assistance, such as money for rent, security deposits, etc.

°Transportation

°More child care, particularly for off hours, weekends

The Housing Partnership felt these six gaps in service were the most critical in the New River Valley, with transitional housing and additional emergency shelter as probably the two most important.

10/6/98

Patricia Jacobs

HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY

"To establish a system for the provision of safe, affordable housing for low to moderate income families within the New River Valley of Virginia"

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Prioritization of GAPS in Providing Services to the Homeless *as determined by Housing Partnership for the New River Valley* September 28, 1998

1. Transitional Shelter and Services (43 pts.)
2. Adequate Emergency Shelter and Services (25 pts.)
3. Transportation (21 pts.)
4. Central dissemination of information (9 pts.)
5. Affordable/Accessible Child Care (5 pts.)
(including hours other than 8:00-5:00)

*Community Foundation of the New River Valley • Giles County Housing and Development Corporation • Giles Department of Social Services
Montgomery County Office on Youth • New River Community Action • New River Valley Family Shelter
New River Valley Planning District Commission • Section 8 Housing - Floyd • Section 8 Housing - Giles • Section 8 Housing - Montgomery
Section 8 Housing - Pulaski • Virginia Department of Housing and Community Development • Virginia Mountain Housing
United Way of Montgomery, Radford and Floyd • Women's Resource Center of the New River Valley*

Happy HOLIDAYS!

- NEXT MEETING

1/19/99

2:00 - 4:00

WRC

HOUSING PARTNERSHIP OF THE NEW RIVER VALLEY
Minutes of the 11/9/98 Meeting

Pat Brown welcomed everyone to the meeting and called it to order. As always, those members present introduced themselves and the organizations/agencies they represent.

Mary Hall gave an update on the grant and the development of transitional housing in the New River Valley.

Needs Assessment--The needs assessment is currently underway. Any person/agency which has not yet responded should do so as soon as possible. The information provided thus far has been very useful.

Site Selection--The Site Selection Committee has been looking at potential sites. It is felt that Christiansburg (Montgomery County) will be the location because of its access to a wide array of services, as well as (some) public transportation. The Site Selection Committee has also been studying the feasibility of building (new construction) the transitional housing units, rather than rehabing an existing structure. Rehabilitation of a building involves much more than just remodeling. For example, the Housing Partnership cannot displace people in order to create transitional housing.

The process of selecting a site is on-going. Factors which will be considered include: services, access to public transportation, education/job training, potential jobs, shopping and overall environment. In addition, there are political considerations, especially which localities would support and welcome transitional housing units within its community.

It is felt that ten to twelve units should be developed. These apartments would have a mix of one-, two- and three-bedrooms. The needs assessment will have an impact on this final decision.

Interviewing Potential Engineering Firms--While there has been some initial inquiry, there are other concerns which need to be addressed first. Specifically, the transitional housing units must have on-going funding if the program is to continue. In addition, there must be both property management/maintenance and on-site or contractual services. All of this requires money--probably in excess of \$40,000 per year. To date, there is no real plan for on-going funding of the transitional housing units. Mary Hall and Nancy Rader will be exploring potential funding through various agencies, such as DHCD, VHDA and RRD. FEMA and per-bed funding are also possible sources.

Discussion followed as to what agency might manage the transitional housing units, such as New River Family Shelter, Women's Resource Center, New River Community Action or Giles County Housing and Development. Pat Brown expressed concern that this would be a very large undertaking for whom ever managed the units. She stated that she felt that the Women's Resource Center should remain with its purpose--domestic violence. While many homeless individuals/families are indeed victims of domestic violence, that the transitional housing units will probably not serve just victims of domestic violence. Perhaps the management and services needed for these units will be out of the scope of any current agency, but without more information

on on-going funding, it is difficult for these decisions to be made.

Once more information is gathered, Mary Hall will send out RFPs regarding the management and services for the transitional housing units. Mary Hall also expressed concern that she may need to ask for an extension for the grant, as further work is needed on these issues.

A brief discussion was held regarding what format the Continuum of Care should take. There was discussion as to whether or not services should be listed under localities or under types of services, i.e., housing. In addition, the Continuum of Care should indicate the steps that a person should follow as he/she moves from homelessness to some level of self-sufficiency. Areas to be addressed include: housing, public transportation, services, education/job training, etc.

Anyone interested in assisting in the writing of the Continuum of Care should contact Pat Brown.

The next meeting for the Housing Partnership of the New River Valley has been set for January 19, 1999 at 2:00pm at the Administrative Offices of the Women's Resource Center.



Patricia Jacobs
11/10/98

HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY

"To establish a system for the provision of safe, affordable housing for low to moderate income families within the New River Valley of Virginia"

January 19, 1999

I. The Housing Partnership for the New River Valley (Partnership) met on Tuesday, January 19, 1999 from 2:00 to 4:00 p.m. Pat Brown called the meeting to order, introductions were made, and a summary of this organization's work to date was delivered. Attendance list attached.

II. The first order of business was Bob Rogers' (ARCHITECTURAL ALTERNATIVES) presentation of his firm's findings/recommendations surrounding the properties under consideration as potential sites for Transitional Living Units as selected by the Transitional Housing Sub-Committee. Of the sites reviews in Radford and Montgomery County, the Grove/Downey/Fifth properties in Radford were selected as the most appropriate to date. (Selection of a site must be completed prior to writing the \$750,000 grant proposal for construction/renovation.) The Sub-Committee has targeted victims of Domestic Violence at this time for transitional housing and support services. The Women's Resource Center of the New River Valley (WRC) would manage the housing units. We would seek VHDA Housing Certificates to come directly to the WRC to defray some of the costs associated with such housing (rent/utilities). WRC would hire 1.5 to 2 persons to administer services/management to the Transitional Housing residents. Therefore, the WRC would also seek a grant to cover the balance of costs initially via a supportive housing grant. In addition to regular meeting by the Transitional Housing Sub-Committee, Bob Roger, Pat Brown, Mary Hall, and several other committee members plan to meet with the City of Radford to determine what, if any, specific ordinances related to the development of property in Radford exist. This Sub-Committee's next meeting date is January 29, 1:00 p.m., at the WRC.

III. Next on the agenda was Pat Brown's update to the Partnership of the work the Continuum-of-Care Sub-Committee has accomplished thus far. To precipitate further progress in this vast document, existing Emergency Assistance for the homeless was discussed. Amanda Griffeth of the New River Family Shelter (NRFS) gave an update about her organization. In summary, the NRFS is has been undergoing a transition of its own. They currently provide no emergency housing due to renovation of their site. However, they do have up to about \$300 per family available to New River Valley residents to assist with homeless emergencies (such as paying deposits). [Professionals are to call "Shelley" at (540) 961-5520 to access this money.] There are no clear guidelines on the use of this money at this time, but Amanda reported that the NRFS Board will take action on this issue at tonight's meeting.

Pat mapped out some of the Continuum-of-Care resources for the homeless by County. This work took considerable time and precipitated lively discussion by the group.

IV. The next order of business was to pass motions concerning The Partnership's desire to proceed with the work of the Sub-Committees as reported on this date.

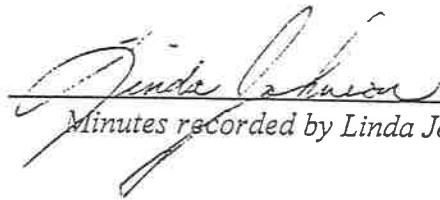
*Community Foundation of the New River Valley • Giles County Housing and Development Corporation • Giles Department of Social Services
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Motion 1: Ann Angert moved that the Housing Partnership for the New River Valley approve the site for Transitional Housing in the City of Radford and that the Partnership empower the Transitional Housing Sub-Committee to select the final site and present the information to the Radford City Council for approval. This motion was seconded by Nancy Rader. The Partnership voted unanimously to pass this motion.

Motion 2: Amanda Griffeth moved that the Housing Partnership for the New River Valley formally approve the selection of the Women's Resource Center of the New River Valley to own and operate the Transitional Housing Units this organization is seeking to provide. This motion was seconded by Mary Beth Pulsifer. The Partnership voted unanimously to pass this motion.

V. The Partnerships next meeting date is February 25, 2-4 p.m. at the WRC. Meeting was adjourned at 4:00 p.m. by unanimous vote.


Minutes recorded by Linda Johnson

HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY

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Housing Partnership for the New River Valley Minutes of February 25, 1999 Meeting

The Housing Partnership for the New River Valley met February 25, 1999 at 2:00 p.m. at the Women's Resource Center in Radford.

Bob Rogers of Architectural Alternatives presented the latest plans for the Transitional Housing Facility.

Pat Brown reported on progress with Radford City Council. The transitional housing project, as a possible Radford CDBG project, was presented to council February 22. The public hearings are set for March 9 and 22. Work is being done to bring support to the project.

Donna Tubbs sent first drafts of the Continuum of Care flow charts. The Continuum of Care Committee worked on whom a homeless person would call for help in each locality.

The next meeting was set for April 13, 1999 at 10:00 at the WRC Conference and Training Room.



Pat Brown, Notetaker

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HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY

"To establish a system for the provision of safe, affordable housing for low to moderate income families within the New River Valley of Virginia"

Housing Partnership for the New River Valley Minutes of April 13, 1999 Meeting

The Housing Partnership for the New River Valley met April 13, 1999 at 10:00 at the Women's Resource Center in Radford. Pat Brown, President, called the meeting to order. Everyone was welcomed and everyone introduced themselves.

Present were: Pat Brown, Brenda Young, Mary Hall, Donna Tubbs, Carol Johnson, Michelle Bouchard, Cheryl Pace, and Mary Ann Novascone.


Pat reported on the progress of the Community Development Block Grant proposal for the WRC Transitional Housing Facility. Radford City Council voted unanimously to submit the project. Mary Hall is completing the application which will also serve as the final report for the Narrows Planning Grant.

The Continuum of Care Plan is in its final stages of preparation. Donna Tubbs, Carol Johnson, Michelle Bouchard, and Pat Brown are each writing different parts of the narrative. It needs to be completed and in Richmond on April 26.

Supportive Housing Program Grants are being submitted by New River Community Action and the Women's Resource Center. These grant proposals are due April 26.

The group worked a long time on the Gaps Analysis. Mary will complete the form and submit it to the Department of Housing and Community Development by April 15.

The meeting adjourned at 1:00.


Brenda Young, Notetaker

The next meeting will be this summer after we hear about all the grant proposals. We will send you a meeting announcement.

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HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY

Last Name	First Name	Organization Name	Address	City	State	Postal Code	Work Phone	Fax Number	Email Address
Albert	Helen	NRCA	114 Pepper St., SE	Christiansburg	VA	24073-	() 382-6186	() 381-4320	halbert@swva.net
Angert	Ann	GCHDC	601 Wenonah Ave.	Pearisburg	VA	24134-	() 921-2815	() 921-3316	xd@i-plus.net
Armentrout	Vicky	Radford DSS	208 Third Avenue	Radford	VA	24141-	() 731-3663	() 731-5000	
Atwell	Mary	Radford University	106 Haven Dr.	Radford	VA	24141-	() 831-6339	() 831-6075	matwell@runet.edu
Barber	Lynn	GCHDC	601 Wenonah St.	Pearisburg	VA	24134-	() 921-2815		lbarber@vt.edu
Bondurant	Ken	Bondurant Realty	1300 Norwood St.	Radford	VA	24141-	() 639-9672		
Bouchard	Michelle	NRCA	114 Pepper St.	Christiansburg	VA	24073-	() 382-6186	() 381-4320	bouchard@swva.net
Brown	Pat	Women's Resource Center	P. O. Box 306	Radford	VA	24141-	() 639-9592	() 633-2382	wrcdirector@juno.com
Campbell	Robbie	The Jackson Center	501 N. Second St.	Richmond	VA	23219-	(804) 371-7113		
Casper	Janaka	VMH, Inc.	930 Cambria St.	Christiansburg	VA	24073-	() 382-2002	() 382-1935	VMHcasper@aol.com
Collins	Melanie	CSW-MCEAP/NRCA	114 Pepper Street	Christiansburg	VA	24073-	() 381-1561		mcollins@swva.net
Girouard	Shannon	The Jackson Center	501 N. Second St.	Richmond	VA	23219-	(804) 371-7118		sgirouard@dhcd.state.va.us
Goepel	Meg	Office on Youth	210 S. Pepper St.	Christiansburg	VA	24073-	() 382-5776	() 382-5780	humansrv@naxs.com
Griffeth	Amanda	NR Family Shelter	2709 Cumberland St.	Roanoke	VA	24012-	() 265-7125	() 770-2503	rangerimp@juno.com
Haakmeester	Rob	UW - MRF	P. O. Box 6202	Christiansburg	VA	24068-	() 381-2066	() 381-2067	united@usit.net
Hall	Mary	NRVPDC	P. O. Box 3726	Radford	VA	24141-	() 639-9313	() 831-6093	mamahall@i-plus.net
Hamley	Kynn	UW - MRF	P. O. Box 6202	Christiansburg	VA	24068-	() 381-2066	() 381-2067	united@usit.net
Jacobs	Tish	Pembroke Management Inc.	P. O. Box 10725	Blacksburg	VA	24062-	() 552-1980		
Johnson	Carol	HIP	644 First St.	Radford	VA	24143-	() 633-5133	() 633-2585	Cjohnson@swva.net
Johnson	Janet	NRCA	P. O. Box 1422	Pulaski	VA	24301-	() 980-0038		JJohnson@swva.net
Johnson	Linda	Giles DSS	P. O. Box 529	Pembroke	VA	24136-	() 626-7291	() 626-7911	lkj071@localagency.dss.state.va.us
Lee	Mike	NR Family Shelter							
Morikawa	Andy	Comm. Foundation of NRV	1505 Westover Dr.	Blacksburg	VA	24060-	() 951-0090		andym@swva.net
Newman	Betty	Page & Assoc. Real Estate	407 Roanoke St.	Christiansburg	VA	24073-	() 382-0505	() 381-4365	
Novascone	Mary Ann	St. Mary's Catholic Church	706 Harding Ave.	Blacksburg	VA	24060-	() 552-1091	() 953-2962	baoman@swva.net
Pace	Cheryl	St. Mary's Parish	84 Park St.	Christiansburg	VA	24073-	() 381-6474		
Pettit	Betty	St. Jude's Catholic Church	1213 Hercules St.	Radford	VA	24141-	() 639-6854		
Plott	Betty	St. Jude's Catholic Church	300 Wadsworth St.	Radford	VA	24141-	() 639-5218		
Pulsifer	Mary Beth	Women's Resource Center	P. O. Box 306	Radford	VA	24141-	() 639-1123		wrcshelter@juno.com
Rader	Nancy	Pembroke Management Inc.	604 Wenonah Ave.	Pearisburg	VA	24134-	() 921-1392	() 921-1850	
Reid	Carrol	NRCA	114 Pepper St., SE	Christiansburg	VA	24073-	() 382-6186	() 381-4320	creid@swva.net

HOUSING PARTNERSHIP FOR THE NEW RIVER VALLEY

4/16/99

Last Name	First Name	Organization Name	Address	City	State	Postal Code	Work Phone	Fax Number	E-mail Address
Ridpath	David	City of Radford	619 Second St.	Radford	VA	24141-	() 731-5074		
Rogers	Bob	Architectural Alternatives	2807 S. Main St.	Blacksburg	VA	24060-	() 552-1300		
Rundgren	Dave	NRVPDC	P. O. Box 3726	Radford	VA	24143-	() 639-9313		
Schrader	Susan	Salvation Army	1122 Norwood St.	Radford	VA	24141-	() 731-0200	() 731-1800	SusieTSh@aol.com
Slagel	Zach	NR Family Shelter	305 Sutton Place	Roanoke	VA		() 953-3192		slagel@usit.net
Smusz	Terry	NRCA	644 First St.	Radford	VA	24141-	() 633-5133	() 633-2585	ismusz@swva.net
Taylor	Lincoln	Blacksburg Pres. Church	1100 Westover Dr.	Blacksburg	VA	24060-			
Tubbs	Donna	Homeless Ed. Program	P. O. Box 306	Radford	VA	24141-	() 639-1123	() 639-5609	detubbs@bellatlantic.net
Young	Brenda	Women's Resource Center	P. O. Box 306	Radford	VA	24141-	() 639-1123	() 639-1930	wrcresource@juno.com