

Homekey

Addressing Housing Alameda's Homeless

Homekey Overview

- State of California Grant Program
 - Second Tranche of funds now available
 - \$1.45 Billion available

Alameda Homekey - RFP

- Alameda Homekey Request for Proposal issued
- Five Responses received
 - Operation Dignity and Danco Construction
 - Dignity Moves and FiveKeys
 - Bay Area Community Services
 - Delphi Group
 - Alameda Housing Authority
- Staff recommendation
 - **Dignity Moves and FiveKeys**

Alameda Homekey - Timeline

- City Council Approval – requested **November 16, 2021**
- Homekey Application – submitted by **December 1, 2021**
- Community Outreach – continuous beginning **November 17, 2021** and will include:
 - unhoused population of Alameda
 - residents of the Bayport Community
 - Alameda Landing owners and tenants
 - College of Alameda representatives
 - Greater Alameda and its residents
- Expected Homekey Award – **mid-January 2022**

Alameda Homekey - Timeline

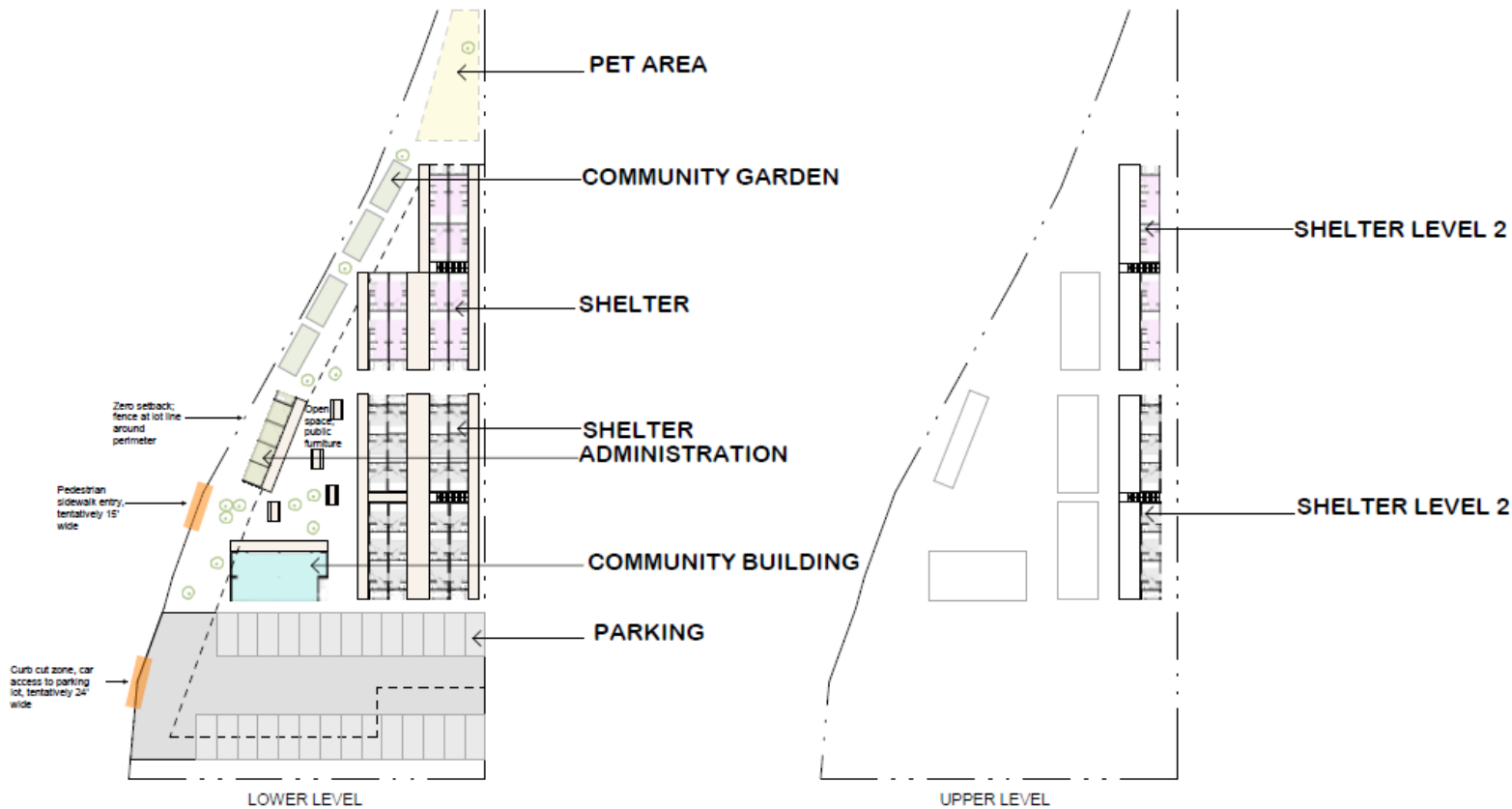
Continued

- Design Completion – February 2022
- Permit(s) Received – March 2022
- Begin Manufacturing of Modulares – March 2022
- Site Mobilization – April 2022
- Installation of Modulares – July 2022
- Construction Completion – September 2022
- Occupancy by Residents –end of October 2022

Alameda Homekey – Site Map



Alameda Homekey – Site Drawing



TOTAL 46 BEDS

- x10 Shelter 3's - 30 Beds
- x8 Shelter 2's - 16 Beds (ADA)
- x1 Admin
- x1 Community Building

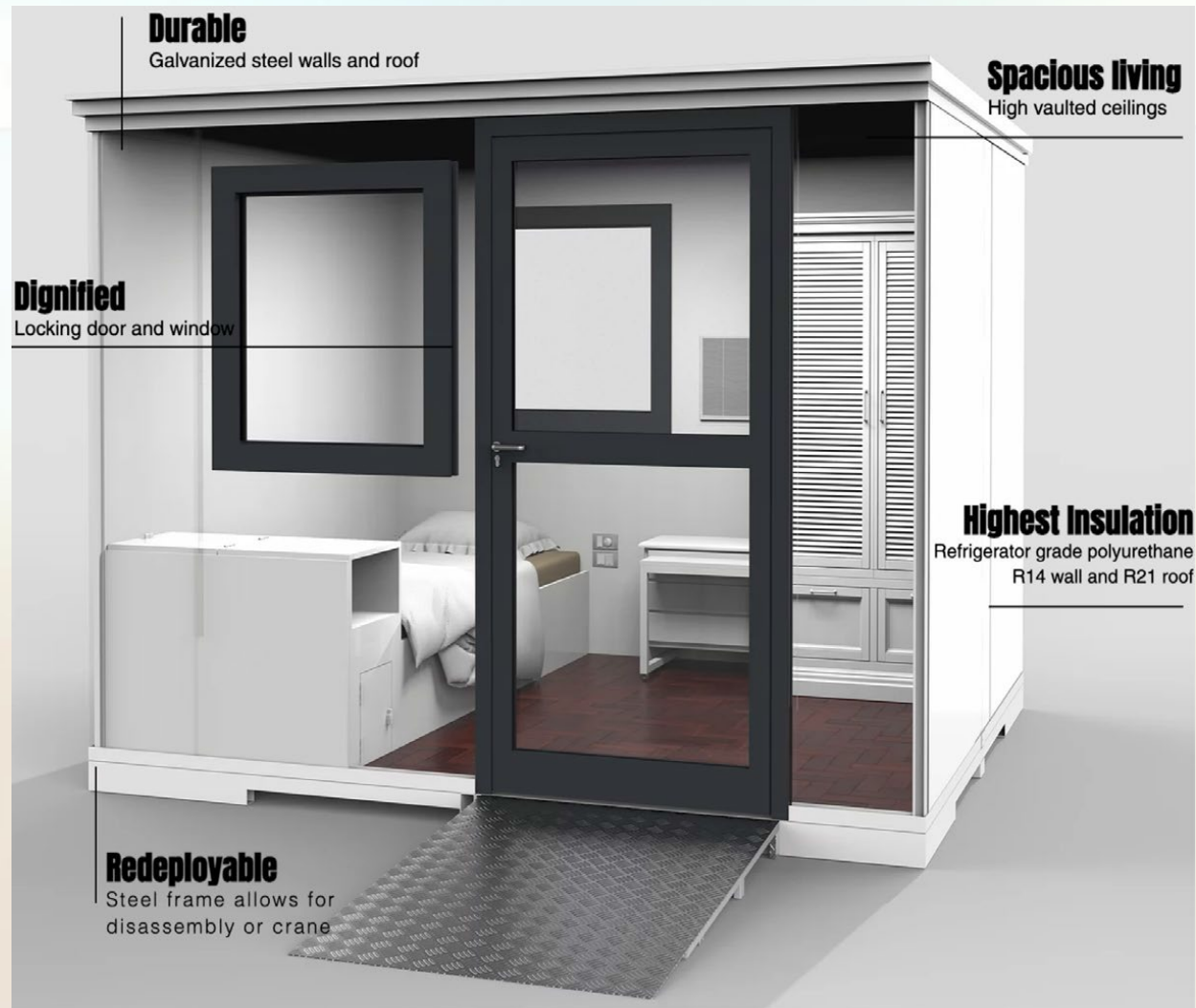
Alameda Homekey Transitional Living Privacy and Dignity

What Prevents You from Wanting to Stay in a Shelter?	% Response
Things that prevent people from staying In a shelter:	
I like having my own space	59%
I don't want to be away from my possessions (i.e. lack of storage)	26%
I don't like dorm-style living arrangements	24%
They don't allow pets	18%
They are too far away	12%
No transportation	12%
Shelters are too far from my services	3%
Other (common responses: too many rules/regulations, too many drugs, they take your food stamps, bad atmosphere)	44%

Alameda Homekey - Transitional Supported Living with Privacy and Dignity

- Every resident/couple gets their own private room with a locking door.
- Each unit includes a desk where residents can search for jobs and housing.
- Each unit has individually controlled heating/cooling and Wi-Fi.
- Residents are able to bring their pets to stay with them in their unit.
- Residents are able to bring their belongings and storage for extra belongings would be available on site.
- Private units allows for Covid-19 precautions and social distancing to be observed.

Alameda Homekey - Transitional Supported Living with Privacy and Dignity



Alameda Homekey - Two Story Site Plan Rendering Example



Alameda Homekey - Staffing

- The services that the Community Development Department is providing to our unhoused community members has expanded greatly over the last few years.
- An addition of at least one staff member at a manager level is likely needed to manage the additional projects.
- Following the exhaustion of the Homekey operational funding, staff will need to identify funding sources through grants, private donations or other funding opportunities and these funds will need to be managed, including completing required compliance reporting.

Alameda Homekey -Recommendation

To provide transitional supportive homeless housing within Alameda, staff recommends the following to City Council:

- Approve the Memorandum of Understanding between the City, the Successor Agency, Dignity Moves and FiveKeys.
- Adopt a Resolution Authorizing the City to Apply for Homekey funds.
- Adopt a Resolution Authorizing the Successor Agency to the Community Improvement Commission to Apply for Homekey funds.
- Adopt a Resolution to Appropriate \$4,637,778 in American Rescue Act Plan funds, and reserve \$1,197,232 in General Funds for operation of the project for a full five years.

Alameda Homekey - Partners

- Dignity Moves brief presentation.
- FiveKeys brief presentation.

- Questions and Answers