



To: Indiana Housing and Community Development Authority Board of Directors
From: Real Estate Department
Date: August 22, 2024
Re: Indiana Housing First Program Award Recommendations

Background

The Indiana Housing First Program was established through state legislation in 2017 to provide rental assistance and supportive services to individuals and families with a serious and persistent mental illness, a chronic chemical addiction, or a serious and persistent mental illness with a co-occurring chronic chemical addiction who are also facing a housing crisis or exiting a residential treatment program. The program uses a Housing First model, meaning that services provided are voluntarily selected by participants and are predicated on a harm reduction approach to addiction. Housing First is an approach that aims to quickly and successfully connect individuals and families experiencing a housing crisis to permanent housing without preconditions or barriers to entry. Supportive services are offered to maximize housing stability and prevent returns to homelessness or treatment programs.

Process

On July 1, 2024, IHCDA released an updated policy and Request for Qualifications (“RFQ”) with an informational webinar conducted on July 15, 2024. Responses to the RFQ were due on August 5, 2024. Eligible respondents were 501(c)(3) non-profit organizations, public housing agencies, or units of local government. IHCDA received ten responses requesting an aggregate award of \$2,902,100.00. IHCDA has a total of \$954,343 available for allocation.

An IHCDA selection committee individually reviewed all responses and then met as a group to discuss the merits of each. The selection committee’s review and funding recommendation was based upon the following factors:

- Compliance with the RFQ submission requirements;
- Experience of respondent, particularly experience administering rental assistance programs, providing supportive services, and utilizing the Housing First model;
- Financial capacity;
- Readiness to proceed, as demonstrated by identification of appropriate partners and implementation timelines;
- Program design, including but not limited to proposed tenant selection plan, service delivery model and budget; and
- Past award performance.

Key Performance Indicators

IHCDA will track the following Key Performance Indicators for these Indiana Housing First Awards:

1. The total number of households served under the program
2. The amount of funds disbursed
3. The number of participants that remained stably housed upon discharge of the program

Recommendation

Staff recommends that the Board approve an aggregate award of Indiana Housing First Program funding in the amount of \$954,343.00 to the four organizations set forth in Table A below.

Table A
Applications Recommended for Funding

| Award # | Lead Applicant | Counties Served | Award Requested | Award Recommended |
|------------|------------------------|---|-----------------|-------------------|
| HFP-24-001 | Aurora, Inc. | Daviess, Dubois, Gibson, Knox, Perry, Pike, Posey, Spencer, Vanderburgh Counties | \$300,000.00 | \$300,000.00 |
| HFP-24-002 | Damien Center | Marion County | \$300,000.00 | \$100,000.00 |
| HFP-24-003 | HVAF of Indiana | Boone, Hamilton, Hancock, Hendricks, Johnson, Marion, Morgan, and Shelby Counties | \$300,000.00 | \$300,000.00 |
| HFP-24-004 | YWCA Northeast Indiana | Allen, DeKalb, Huntington, Noble, Wells, and Whitley Counties | \$256,300.00 | \$254,343.00 |
| Total: | | | \$1,156,300.00 | \$954,343.00 |

The applications listed in Table B are not recommended for funding.

Table B
Application not Recommended for Funding

| Lead Applicant | Counties Served | Reason for Denial | Award Requested | Award Recommended |
|------------------------------------|--|--|-----------------|-------------------|
| Area IV Agency | Benton, Carroll, Clinton, Fountain, Montgomery, Tippecanoe, Warren, and White Counties | Insufficient funding to award all requests. Denied based on scoring. | \$253,000.00 | \$0 |
| Aspire Indiana | Boone, Hancock Hamilton, Hendricks, Madison, and Marion Counties | Insufficient funding to award all requests. Denied based on scoring. | \$300,000.00 | \$0 |
| Family Promise of Hendricks County | Hendricks County | Insufficient funding to award all requests. Received 2023 award and still has funds available. | \$300,000.00 | \$0 |

| | | | | |
|----------------------|---|--|----------------|-----|
| Human Services, Inc. | Bartholomew, Decatur, Jackson, Johnson, and Shelby Counties | Insufficient funding to award all requests. Received 2023 award and still has funds available. | \$300,000.00 | \$0 |
| Inasmuch Ministry | Allen County | Insufficient funding to award all requests. Denied based on scoring. | \$300,000.00 | \$0 |
| Sanctuary Indy | Marion County | Insufficient funding to award all requests. Denied based on scoring. | \$292,800.00 | \$0 |
| Total: | | | \$1,745,800.00 | \$0 |

Action Needed:

Staff respectfully requests that the Board approve the following resolution:

RESOLVED, that the Board approve an aggregate award of Indiana Housing First Program funding in the amount of \$950,000.00 to the four organizations set forth in Table A, as recommended by staff.