

Nebraska Olmstead Advisory Committee

Olmstead Planning Overview

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Roles and Responsibilities

- TAC
- Olmstead Steering Committee (DHHS Leadership)
- Olmstead Planning Advisory Committee

Overview of Work to Date

- TAC worked previously to develop a DBH Supportive Housing Plan, issued in 2016
- TAC began Olmstead plan work in August 2018. The initial contract included:
 - Phase 1 – Environmental Scan, Data Analysis and Planning
 - Phase 2 – Meetings with State team and stakeholder advisory committee; conduct listening sessions and stakeholder interviews
 - Phase 3 – Produce Final Olmstead Plan

Data Collection, Listening Sessions and Interviews

Data Collection (90+ documents/data sources)

- Reports and data from DHHS Divisions progress on movement from institutional placements to community based services
- Legislative documents related to Olmstead issues/topics
- Documents/information shared by interviewees on service gaps and/or progress

Listening Sessions (6)

- Omaha (32 attendees)
- Lincoln (23)
- Grand Island (18)
- Pan Handle (3 interviews)

Interviews (40)

- All Divisions at DHHS
- Medicaid
- Public Health
- Probation Administration
- MCOs
- CoCs
- USDA
- Public Housing Authorities
- Department of Economic Development
- HUD
- DD providers
- MH providers
- Children's services providers
- MFP and ADRC program representatives
- Brain injury advocates and providers
- Facilities/ALF providers
- Advocacy organizations
- Police departments
- University and other partners (i.e. Monroe-Myer)
- Families of persons with disabilities
- Tribal care providers (Ponca Tribe Wellness Centers)

Broad Themes from Phase 1 and 2 were Synthesized to Identify Critical Guidance for Olmstead Planning

- Identification of existing programs and services that support integration
- Identification of existing strengths can be expanded upon or used as a starting point for Olmstead plan/framework
- Identification of gaps in community based service array across DHHS Divisions
- Lack of affordable and accessible housing and transportation
- Use of data for quality improvement and service development
- Inter-departmental collaboration and partnerships and shared goals around community based services and programs
- Workforce shortages and providers
- Financing considerations for changes in services over time
- Statutory, policy, and/or regulatory changes and other recommendations that may be low cost ways to get started
- Role of leadership
- Support from legislature/Governor

Draft Framework for an Olmstead Plan

- Draft Framework for plan shared with the Olmstead Advisory and Steering Committees at December 2018 meeting
- Framework areas include:
 1. Reduced Reliance on Institutional Settings
 2. Diversion from Segregated Settings, Including Jail/Prison and Homelessness
 3. Increase in Affordable/Accessible Housing
 4. Increase Home and Community Based Services
 5. Integrated Employment
 6. Transportation
 7. Human Resources/Workforce
 8. Data Collection/Evaluation/Quality Improvement

Timeline

Revised Tasks and Timeframes Through to the End of March 2019

| Timeframe | Activity |
|----------------------|---|
| Jan 2019 | Continued gathering of stakeholder input and information, and drafting Plan framework |
| Feb-March 2019 | Obtain feedback on proposed Plan framework and compile guidance for DHHS consideration |
| By End of March 2019 | Provide DHHS with a guidance document with suggested components for inclusion in a Nebraska Olmstead Plan |

Nebraska Housing Needs

Statewide Stats:

- \$15.66/Hour to afford a 2-bedroom apartment
- Individual on SSI would need to pay 78% of their SSI for a 1 bedroom
- Average vacancy rate is 5.3%
- Of the 133 cities/counties studied, only 14 have vacancies above 10%
- Rents are increasing. 17% in Douglas County and 20% Lancaster County
- Challenge to use NHTF resources
- Link between Housing and Services

Local Strengths/Opportunities

- Nebraska has 107 public housing agencies (PHAs) including 21 that administer the Housing Choice Voucher (HCV) program, aka Section 8 vouchers, for a total of over 20,700 units of affordable housing.
- DHHS' Housing Assistance Program and Regional Coordinators
- CRANE to increase supportive housing
- Nebraska Trust Fund
- One time \$800,000 to rehab or acquire housing
- MFP transitioned over 650 individuals

New Resources: HUD Mainstream Voucher Program FY18

- \$385 million
- \$100 million in April 2018 NOFA
 - \$87 million of \$385 million - FY 18 Fund
 - \$13 million - FY17 Funds
- HUD made awards 9/4/18
 - 285 PHAs awarded funds – over 400 applications
 - No PHA awarded more than 99 vouchers
 - PHAs in 45 states plus District of Columbia and Guam
 - Nearly 12,000 vouchers for low-income non-elders with disabilities

Nearly \$300 million remaining from FY 18 for future NOFAs

September 2018 Awards

| Agency Awarded Mainstream Funding – Sept. 2018 | City | Number Vouchers | Funding Awarded |
|--|-------|--------------------|--------------------|
| Omaha Housing Authority Housing Authority | Omaha | 11 | \$57,133 |
| Douglas Co. Housing Authority | Omaha | 40 | \$222,068 |

HUD 811 PRA

- New Opportunity Likely
- Provide PBRA in LIHTC Developments

Things to Consider

- 1: Make the Pie Bigger
- 2: Build Momentum and Capacity
- 3: Sharpen Existing Tools

Make the Pie Bigger

Mainstream Vouchers

- Federal budget indicates new funding for Mainstream Vouchers
- PHAs do not have the staff time or capacity to respond to HUD NOFAs
- State can help streamline some of the application processes, train or hire a consultant for the PHAs, provide other support, provide encouragement
- Could help problem of creating units with NHTF

811 PRA

- Nebraska is well positioned to submit an application to HUD
- Resources could help leverage the market rate and LIHTC develop

New State Resources

Build Momentum and Capacity

- Create a committee of representatives of diverse housing groups/interests to work together to address the housing gaps
- Continue to work with NIFA to expand number and capacity of non-profit developers.
- Seek out HUD Rural Housing Capacity Building TA to address specific rural challenges including capacity, access to resources, etc.

Sharpen Existing Tools

- Nebraska has created significant incentives for development of housing.
- QAP: points for services, etc. Is there a way to strengthen these points and long term housing provision?
- DBH Housing Program – designed to be temporary but some clients on program for 8+ years – what are the links to other subsidies? What are expectations and requirements when entering the program?