



**The Arlington Community Services Board**  
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**James Mack**  
ACCSB Chair

**Cynthia Kemp**  
Executive Director

February 19, 2014  
DHS Stambaugh Building Auditorium  
2100 Washington Blvd  
Arlington, Virginia  
7:00 pm  
Full Board Meeting

**DRAFT**

**Attendance:** James Mack, Ann Wroth, Barbara Jones, David Kidwell, Linda Kelleher, Brian DeAtley, Scott Brannon, Judith Deane, Anne Hermann, David Gardner, Brian Berke, Jenette O'Keefe, Wayne Bert

**Members Excused:** Shauna Alonge, Erica Jackson, Lee Long, Keith Whyte

**Staff:** Cynthia Kemp, Farah Shakour, Kelly Mauller, Suzanne Lane, Joanna Barnes, Alan Orenstein

**Public Comment(s)**

There were no public comments.

**Staff Recognition**

Maria Toole, Electronic Health Records System Manager, Operations Support Team was nominated to receive the February 19, 2014 staff recognition award. Suzanne Lane, Supervisor, Operations Support Team, spoke about Ms. Toole. Ms. Lane commended Ms. Toole on her work with client case management records. She stated that Ms. Toole is very reliable and does a great job. Ms. Toole thanked the board for recognizing her work. Chair Mack conferred the award.

**Approval of the January 15, 2014 ACCSB Meeting Minutes**

Chair Mack called for the review and approval of the minutes of the January 15, 2014 CSB full board meeting. The Members reviewed the minutes. Mr. Mack called for a motion to approve the minutes. Mr. Brannon motioned to approve the minutes, Ms. Deane seconded the motion and the minutes were approved with corrections.

**Presentation: Supportive Studio Apartments - Research About a Service Enriched Housing Model**

Chair Mack opened a discussion on housing and introduced Linda Kelleher, CSB Member and Member of the County's Housing Study, to elaborate on new housing options in Arlington. Ms. Kelleher introduced Pam Gannon and Sara Thompson from the Housing Bureau in the Economic Independence Division of the Arlington Department of Human Services. Ms. Kelleher gave a brief overview about the context of the need for supportive housing in Arlington and the work of Housing Sub-Committee to the Ten Year Plan to End Homelessness and their interest in developing additional supportive housing options. She stated that the Supportive Studio Apartment Housing (SSAH) report defines the model and research of the supportive studio apartment program for single, homeless individuals. Ms. Gannon and Ms. Thompson presented a detailed review of the SSAH report. The purpose of the report is to provide guidance in the development of a

supportive studio apartment housing model as an option in Arlington County and to provide input into the County's Affordable Housing Study.

Ms. Thompson gave a brief overview of the content of the draft report. She stated that there are approximately 247 Arlingtonians that could benefit from Permanent Supported Housing (PSH). The number is comprised of the chronically homeless and persons at risk of being homeless. She stated that 94% of individuals placed in PSH remain in an apartment for at least a year and 85% for two years. She noted that the Arlington Mill Residences, awing of eight studio efficiency apartments for individuals with high leasing barriers, will be opening on March 17, 2014 as a pilot program.

Ms. Gannon stated that a similar housing study was completed in Fairfax County. She noted that this model of housing has been proven to reduce homelessness, incarceration and hospitalization. She stated that the draft report includes research around five core areas; Arlington's base service needs, service support programs, land use, community acceptance and civic engagement and cost and makes recommendations specific to Arlington County. She added that the study concludes that supported studio housing is a viable model for Arlington County.

Ms. Gannon gave a brief description of the supportive studio unit model.

She stated that the units are small efficiency apartments for single adults with very low income and often in need of on-site support services. The tenant holds a lease and signs a program agreement.

Ms. Gannon gave an overview of some of the possible tenant characteristics:

- Very low income, disability income or working poor
- History of homelessness
- Single adults over the age of 18
- History of substance abuse and physical or mental disabilities
- Leasing barriers related to criminal history and/or poor credit – Ms. Gannon noted that by providing on-site services, a landlord is more willing to enter into a lease. Arlington County owns public land, not properties.
- Resistance to necessary support services
- Past evictions and difficulty with community living skills
- Poor care of self and housing environment
- Poor impulse control or judgment related to tenancy
- Financial management limitations

Ms. Gannon gave an overview about existing supportive studio apartments that were reviewed by the Housing Committee.

- Arlington Mill Residences - She noted that this is Arlington County's first test model. She stated that Arlington County assists the households with case management, rental assistance and 60 hours per week of on-site support service to support lease compliance. The residences are staffed mostly during the evening and weekend hours.
- Seneca Heights - a renovated former hotel in Montgomery County, Maryland. She stated that the project provides permanent supportive housing for families and 40 single occupancy units for formerly homeless individuals with on-site supportive services.

Ms. Gannon noted other existing supportive studio apartments that were reviewed by the Housing Committee.

- Cordell Place – Montgomery County, Maryland
- Coan Pond Residences – Fairfax County, Virginia

- Virginia Supportive Housing Projects – Multiple Jurisdictions (go to [www.virginiassupportivehousing.org](http://www.virginiassupportivehousing.org) for more information)

Ms. Kelleher announced that the Arlington Partnership for Affordable Housing (APAH) is holding a grand opening event on March 24, 2014 at the Arlington Mill Residences from 4:00 p.m. to 6:00 p.m. She will email an invitation to the CSB Full Board members.

Ms. Jones asked if all of the units are handicap accessible. Ms. Kelleher responded that not all of the units are handicap accessible but that generally the common spaces are handicap accessible.

Ms. Deane asked if there are any reports on projects specifically for young adults. Ms. Gannon responded that she has not seen any reports specifically aimed at young adults.

Chair Mack asked if any of the Arlington Mill units target young adults. Ms. Thompson responded that there is nothing prohibiting young adults from renting the units but the project is targeted more towards homeless individuals.

Chair Mack thanked Ms. Gannon and Ms. Thompson for the presentation.

### **Presentation: CSB Housing Report**

CSB Member and Member of the County’s Housing Study, Linda Kelleher, and Special Assistant to the CSB, Farah Shakour, presented an overview of the draft Arlington Housing Needs Report. Ms. Kelleher also works for the Arlington Partnership for Affordable Housing (APAH). Ms. Kelleher announced that Lisa Sturtevant has been chosen as Arlington’s Housing Study Consultant. Ms. Sturtevant is the Center for Housing Policy Director and Vice President for research at the National Housing Conference (NHC). The report reviews barriers and solutions to barriers; current housing needs and future housing needs; and suggested solutions to address the barriers to housing for DHS/CSB clients in the County.

#### Ms. Shakour presented an overview of the barriers that exist for homeless individuals to obtain housing.

- Income – DHS/CSB clients are generally very low income. Housing costs in Arlington are too high for most clients to afford housing on their own.

Ms. Kelleher stated that there are programs in Arlington County to assist with housing costs. She stated that housing grant rents are determined by the Department of Housing and Urban Development (HUD) and that Arlington does not have the ability to impact the rents determined by HUD. She noted that if an individual can sign their own lease and qualifies for a housing grant, this mirrors the Housing Choice Voucher (Federal Section 8 Program) and is available to disabled individuals, working families with children younger than 18 and people that are now over 65.

- Poor credit or no credit – People with disabilities, particularly those with Serious Mental Illness (SMI) and chronic substance abuse issues, often have marred or no credit history.
- Inability to sign a lease – Some DHS/CSB clients are unable to sign their own leases due to poor credit and payment histories.
- Criminal justice system involvement – People with a history of mental health and substance abuse issues are often subjected to criminal justice involvement
- Lack of appropriate accommodations for a full range of housing needs – Physical accommodations and accommodations for people with behavioral challenges are also barriers. Ms. Shakour noted that there are nine people in the region on the Extraordinary Boundaries List (EBL).

- Discrimination and social stigma – Affects housing for people with a history of mental illness or substance abuse, especially for persons with criminal histories, exhibit behavior that is difficult to understand or that affect neighbors in the community.

Ms. Kelleher presented an overview of additional barriers that exist for homeless individuals to obtain housing.

- High cost of land – Privately owned land for residential development is very limited in Arlington and County owned sites are typically not suitable for building supportive housing
- Limited financing structures that support development of appropriate housing – New financial solutions are needed in Arlington due to the high population density and high cost of land
- Land use and zoning limitations – Supportive housing is limited due to the types of services provided on site, number of people served, characteristics of tenants, location in the community and specific zoning of certain parcels of land

Ms. Shakour gave an overview of the Arlington County CSB’s recommendations on measures to close the housing gaps for DHS/CSB clients.

- Ensure that there is adequate funding to provide housing and support services in the Arlington community for people with disabilities served in DHS/CSB programs.
- Support the development of additional supported studio apartment housing.
- Continue to develop relationships with landlords and the accompanying financing incentives.
- Continue to implement and develop public-private partnerships that promote affordable housing.

Chair Mack stated that the objective in developing a housing study specifically for Arlington CSB clients is to inform the County’s Affordable Housing Study about the needs of people served by CSB programs. He recommended that the members review the full draft report.

Ms. Shakour will email the full draft report to the CSB full board members for review. The report will then go before the CSB Full Board members for final approval at the March 19, 2014 CSB Full Board meeting.

### **Review: FY15 CSB DRAFT Budget Priorities**

Chair Mack opened a discussion about the prioritization of the Draft CSB FY15 Local Budget Priorities as suggested by the Executive Committee. He stated that CSB Full Board members are scheduled to meet and discuss the priorities with County Board members on March 20, 2014. The members discussed the categorization and prioritization of the budget requests.

#### Criminal Justice/Emergency Services

- Crisis Intervention Team (CIT) Coordinator – this position will terminate on June 30, 2014 without additional funding
- Substance Abuse (SA) ACT Unit Jail Case Manager - this position will terminate on June 30, 2014 without additional funding
- Mental Health Therapist in Emergency Services

Mr. Berke brought forward justification for requesting an additional Mental Health Therapist in Emergency Services. He stated that there is a continuing need to call staff back to Emergency Services over a weekend during the midnight hours. He noted that during the time period of January 1, 2014 and February 18, 2014 Emergency Services staff were called back 13 times at an average of 4 hours per call back. He stated that an additional therapist would cover the gaps in on-call hours. He further stated that with the addition of the new therapist on December 1, 2013 coverage has increased to 107 live hours per week; a 20% increase in coverage. The addition of a second therapist would increase coverage to 129 live hours per week leaving only 39 on-call hours during the night and on weekends. Ms. Kemp stated that she has requested that Leslie Weisman, Bureau Chief, Client Services Entry to develop a comparison spreadsheet of the number of

emergency call backs that Arlington places with the number of emergency call backs placed in other local jurisdictions. The CSB members agreed by consensus to add the Mental Health Jail Case Manager to its list of budget priorities under criminal justice and emergency services.

#### Peer Recovery

- Substance Abuse Recovery Support Staff - this position will terminate on June 30, 2014 without additional funding
- Mental Health Peer Support Specialist

#### Psychiatric Services

- Psychiatric Nurse Practitioner
- Psychiatric Services Provider

#### One Time Funds

- Intellectual and Developmental Disabilities Employment Initiative

Ms. O'Keefe motioned to approve the prioritization of the categories. Mr. Berke seconded the motion. The board members agreed unanimously.

Ms. Kemp announced that the County Board is holding a public hearing on the local budget on March 25, 2014 and a public hearing on the tax rate on March 27, 2014.

### **ACCSB Executive Director's Report**

- Ms. Kemp did not give a report on the group homes for January 2014 because the staff in charge of generating the full report was on emergency leave. Ms. Kemp stated that there were no major incidents.
- Ms. Kemp reported that CSB programs should be at 50% of the yearly target and they are at 48% (*Refer to Handout*). She noted that the percentages are as of December 31, 2013 due to Medicaid revenue that has not yet been received.
- Ms. Kemp reported that floor planning for the anticipated move of the Behavioral Healthcare Division (BHD) to the Sequoia complex has begun. She noted that a Request for Proposal (RFP) will be submitted for an on-site pharmacy.
- Ms. Kemp reported that she has received a draft report from the State with the results of the DBHDS audit of BHD. She noted that there were 15 findings. She will review and submit responses to the State's findings in early March. Once the responses are submitted, the State will issue a final report with the citations, the recommendations and BHD's responses. A copy of the final report will be distributed to the CSB.
- Due to time constraints, Ms. Kemp stated that she will provide an update on the General Assembly at later date.
- Ms. Kemp distributed an invitation to the members for the Crisis Intervention Team (CIT) Awards Ceremony scheduled for Wednesday April 2, 2014 from 7:00 p.m. to 9:30 p.m. at the John T. Hazel Auditorium in the Virginia Hospital Center. She encouraged the members to attend.

### **ACCSB Chair's Report**

Chair Mack opened a discussion about the presentation by Ms. Mary Hynes, County Board Member and Liaison to the CSB, about the new Arlington County Advisory Board and Commission Handbook at the CSB January 15, 2014 Full Board meeting. He opened a discussion on the rules surrounding the number of people

on a commission that are allowed to meet without making a public announcement. The members discussed the rules and will make a decision on an appropriate response.

Chair Mack reported out about the CSB tours of the Arlington County Detention Facility's MH and SA Programs for the County Boards members on February 4, 2014. He noted that staff presented their programs to the board members very clearly and that the tour was well-organized. He stated that the tours were important because the CSB is requesting three positions on their budget priorities list; ACT Unit Case Manager, MH Therapist in the MH Unit and a CIT Coordinator.

Chair Mack announced that Ms. Moira Saucedo, CSB member and Co-chair on the ID Committee, has resigned from the Arlington County CSB since she has moved out of the County. CSB member Mr. Brian DeAtley volunteered and was appointed by Mr. Mack as the new Co-chair of the ID Committee.

Chair Mack announced that he and other Commission Chairs have been invited to meet with members of the County Board on March 11, 2014 to give a three minute presentation about each Commission's local budget priorities but will be unable to attend. He asked the members if anyone would be able to attend in his absence. Ms. Deane volunteered and asked that if any of the members would like to give the presentation in her place to contact her. Ms. Kemp stated that the County Board has requested that the presentation be based on three areas:

- The impact of prior year's service reductions
- Core areas of service that should continue to be funded based on what the County Manager has proposed
- Key issues in areas of service that they would like the County to focus on and discuss

#### **Report Out on ACCSB Retreat Initiatives**

Ms. Hermann reported that the January Advisory Committee was cancelled due to inclement weather. She will report out on the Mary Marshall Assisted Living Residence (MMALR) at the March 19, 2014 Full Board meeting.

#### **Informational Items**

Ms. Jones announced that all vendors that provide services to ID clients will be honored at the ID Proclamation Ceremony. She noted that the awards will be given to each vendor with the assistance of clients that receive services from that vendor. The Proclamation Ceremony will be held on March 4, 2014 from 8:30 to 10:30 in the County Board Room located at 2100 Clarendon Boulevard.

#### **Adjournment**

The Arlington County Community Services Full Board meeting was adjourned by Chair Jim Mack at 9:10 p.m.

Respectfully submitted by Kelly Mauller.