

REGULAR MEETING OF THE
CULVER CITY
ADVISORY COMMITTEE ON
HOUSING AND HOMELESSNESS
CULVER CITY, CALIFORNIA

September 17, 2024
7:00 p.m.

Call to Order & Roll Call

The regular meeting of the Culver City Advisory Committee on Housing and Homelessness was called to order at 7:12 p.m. in the Patio Room at City Hall.

Present: Khin Khin Gyi, Vice Chair
Amy Cherness, Committee Member
Darryl Cherness, Committee Member
Emily Dibiny, Committee Member
Jonathon Dilworth, Committee Member*
Robert Gagnier, Committee Member
Patrick Godinez, Committee Member
Dana Sayles, Committee Member

*Member Jonathon Dilworth arrived at 7:15 p.m.

Absent: Amberly Washington, Committee Member

Staff: Tevis Barnes, Director of Housing and Homelessness
Christina Stoffers, Management Analyst
Brenda Diaz, Housing Assistant

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Pledge of Allegiance

Member Darryl Cherness led the Pledge of Allegiance.

Member Jonathon Dilworth joined the meeting.

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Public Comment for Items NOT On The Agenda

Tevis Barnes, Director of Housing and Homelessness, reported that no Public Comment for Items NOT On The Agenda had been received.

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Receipt of Correspondence

Tevis Barnes, Director of Housing and Homelessness, reported that no correspondence had been received.

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Items from Members/Staff

Tevis Barnes, Director of Housing and Homelessness, announced that the Mayor had accepted the Best Rehabilitation Project of the Year Award for Project Homekey from the Southern California Association of Non-Profit Housing (SCANPH); discussed the City Council request for a joint meeting with the Committee; potential dates; and meeting format and agenda.

Member Dana Sayles indicated that she would be attending the SCANPH Conference as she is an ad hoc on the Board.

Christina Stoffers, Management Analyst, provided an overview of the Homeless Dashboard; discussed the launch in August and the presentation to the City Council; and she indicated that a more thorough discussion would follow at the next meeting with a presentation from a member of the City Manager's Office.

Discussion ensued between staff and Committee Members regarding frequency of updates; ease of locating the Dashboard; length of time to get the Dashboard up and running; the request for data; appreciation to staff that worked on the Dashboard; the upcoming SCANPH Conference; and the department conference budget.

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Consent Calendar

Item C-1

Approval of Minutes for the Regular Advisory Committee on Housing and Homelessness meeting of August 20, 2024

Discussion ensued between staff and Committee Members regarding deferred items; staff agreement to add the items to the November meeting; scheduling of the joint meeting; agreement by absent Members to their subcommittee assignments; and approval of the July minutes.

MOVED BY MEMBER JONATHON DILWORTH AND SECONDED BY MEMBER EMILY DIBINY THAT THE ADVISORY COMMITTEE ON HOUSING AND HOMELESSNESS APPROVE MINUTES FOR THE AUGUST 20, 2024 MEETING.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: JONATHON DILWORTH, EMILY DIBINY, ROBERT GAGNIER,
PATRICK GODINEZ, KHIN KHIN GYI, DANA SAYLES

NOES: NONE

ABSENT: AMBERLY WASHINGTON

ABSTAIN AMY CHERNESS, DARRYL CHERNESS,

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Order of the Agenda

No changes were made.

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Action Items

Item A-1

Appoint a new ACOHH Chair and Vice Chair

Discussion ensued between staff and Committee Members regarding support for appointing people with lengthy service on the Committee and willingness to serve.

MOVED BY MEMBER DARRYL CHERNESS AND SECONDED BY MEMBER AMY CHERNESS THAT THE ADVISORY COMMITTEE ON HOUSING AND

HOMELESSNESS APPOINT JONATHON DILWORTH TO SERVE AS VICE CHAIR FOR FISCAL YEAR 2024-2025.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: AMY CHERNESS, DARRYL CHERNESS, JONATHON DILWORTH,
EMILY DIBINY, ROBERT GAGNIER, PATRICK GODINEZ, KHIN
KHIN GYI, DANA SAYLES
NOES: NONE
ABSENT: AMBERLY WASHINGTON

Member Darryl Cherness moved that Member Khin Khin Gyi serve as Chair and Member Emily Dibiny seconded the motion.

Discussion ensued between staff and Committee Members regarding a letter submitted by Member Patrick Godinez last month indicating interest in serving; he acknowledged that he was still interested in serving as the Chair; and Members indicated that he could serve next time.

MOVED BY MEMBER DARRYL CHERNESS AND SECONDED BY MEMBER AMY CHERNESS THAT THE ADVISORY COMMITTEE ON HOUSING AND HOMELESSNESS APPOINT KHIN KHIN GYI TO SERVE AS CHAIR FOR FISCAL YEAR 2024-2025.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: AMY CHERNESS, DARRYL CHERNESS, JONATHON DILWORTH,
EMILY DIBINY, ROBERT GAGNIER, PATRICK GODINEZ, KHIN
KHIN GYI, DANA SAYLES
NOES: NONE
ABSENT: AMBERLY WASHINGTON

Tevis Barnes, Director of Housing and Homelessness, reminded everyone that City email was only to be used for City purposes; discussed the importance of sending separate rather than group emails; the Brown Act; encouragement to send articles individually; and she noted that any use of personal email within a group email would become public information.

Discussion ensued between staff and Committee Members regarding sharing housing related information individually; personal communication between individuals; use of official City email to alert Committee Members to pertinent conferences; and individual communication regarding items to agendaize.

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Item A-2

Quarterly Report Update As It Relates To The City's Unhoused Population From:

- **Culver City Fire Department**
- **Culver City Mobile Crisis Team**
- **Upward Bound House - Interim Family Housing**
- **Urban Alchemy - Wellness Village/Safe Sleep**
- **Exodus Recovery - Project Homekey Interim and Permanent Supportive Housing**

Tevis Barnes, Director of Housing and Homelessness, introduced the item; noted that voting and non-voting Members served on the ACOHH; and she discussed quarterly updates from the Fire Department.

A Fire Department representative distributed information noting that he would provide copies via email; discussed the national reporting database; reports for incidents involving the unhoused; 911 calls; identification of trends; incidents related to the unhoused; Fire Department response to citizen reporting; sleeping individuals; resources offered; refusal of services; discussed increased call volume overall but few calls for the self-sustaining Project Homekey or Safe Sleep sites; data indicating success of programs being implemented; clean and orderly facilities; and appreciation from the Fire Department for the programs.

Discussion ensued between staff and Committee Members regarding medical calls vs. vehicle calls; multiple calls to the same address; people who do not want services; safety concerns; Mobile Crisis Team referrals; afterhours calls; the pass-through City; origin of the calls made; jurisdiction; police and fire as the front line with unhoused individuals; de-escalation of violence; decreased numbers of fires; the encampments by National; gang activity and a concern with a potential for violence in the area; Vista as being under the jurisdiction of LA County Flood Control and LA City; reduced calls as homeless services have been provided; transitioning people out of the motel into more permanent housing; different cleanups that Los Angeles has been doing; Los Angeles Council Districts that surround Culver City; the operation for the National Bridge; the ability of fire personnel to protect themselves and call the police department when they feel their

lives are being threatened; people who do not call the police for fear that the unhoused person will be hurt; the goal of the police department to have a peaceful resolution; alerting people when a cleanup operation is coming; occasional courtesy notice provided by Los Angeles; and protests about cleaning up safe sites in Los Angeles.

Dr. Dan Richardson, Culver City Mobile Crisis Team, provided background on the program; discussed staff; training; safety; operating hours; information provided regarding other available resources; calls for service; referrals; homeless outreach; Los Angeles cleanups that cause people to migrate to Culver City; new faces; word of mouth regarding the successful programming; prioritization of people with a history in Culver City; challenges managing increased demand; co-response; assisting police and fire with calls; average number and origin of calls; prioritization of voluntary treatment; calls when people have been discharged from the Emergency Room and are refusing to leave the area; the goal to reduce calls to police and fire; Vehicle Miles Travelled; persons contacted; interim placements; mental health assessments; finding options for people if rooms are unavailable; managing demand; and emergency shelter rooms provided for those in real need.

Discussion ensued between staff and Committee Members regarding providing a place for people to lie down; contact information; getting the word out; the 911 Dispatch Center; challenges; 911 Diversion; liability concerns; stops at Wellness Village, Project Homekey, Upward Bound, and the motels; coverage during off hours; peak call hours; gaging the number of calls that come in afterhours; work level during the day; people who call and leave messages; potential increased call volume and need for another team as word gets out; expansion of duties; and resolving crises on the phone vs. in person.

Upward Bound House representatives submitted a written report; discussed Interim Family Housing; number of people served; training, education, and employment; people falling into homelessness; addressing the cause; the fact that six months is not enough to get people on their feet; prolonging services to follow families for up to 18 months; providing wrap-around services; an observation that family issues tend to be economic whereas individuals tend to have mental health issues; incentivizing families to save; indicators for success; ensuring that children go to school; addressing

trauma for children who have been homeless; and building partnerships.

Discussion ensued between Upward Bound House representatives, staff, and Committee Members regarding housing navigation; assistance in finding housing by the case manager; the permit housing site; providing therapy for children; helping children with learning disorders; the Rotary Club grant for a computer lab; designing programming for children; continuing partnerships; the Wende Museum; the Regional Center; special education; the service contract for interim housing; annual costs to run the full service shelter; funding; age of children served; collaboration with the Venice Family Clinic; and facilitation of a connection with someone interested in partnership to fund homeless families through an electronic payment program supported by philanthropy sources.

Carrie Bell, Urban Alchemy, discussed Wellness Village/Safe Sleep; number of people served; people who have transitioned to another form of housing; connections to case management, mental health and health care services; work with the Mobile Crisis Team; Healthcare in Action; people who do not want to leave the space to get healthcare; removing barriers to service; the one year anniversary of the site; number of meals served; intakes from a camp clean up; lack of documentation; and work to supply necessities for people to move forward.

Discussion ensued between Carrie Bell, staff, and Committee Members regarding activities; tent structures; the heat wave; refreshments; the inviting environment; people who need added supports; data available on the homeless dashboard; and number of people placed.

Vanessa Schneider, Exodus Recovery, discussed Project Homekey; Interim and Permanent Supportive Housing; rental waivers for those who are in school; training; moving from the interim side to the permanent side; number of people served; number of meals served; ongoing services; number of encounters; assessments; mental health services; outsourced services; community partners; the need for a substance counselor; and providing wraparound services.

Discussion ensued between Ms. Schneider, staff, and Committee Members regarding fentanyl usage; searches; disposal of contraband; usage across all ages; the 24 hour facility; clarification that both facilities are at capacity;

consequences for contraband; behavior modification; harm reduction; cool off periods; ensuring that people do not affect the entire campus; lockers for substances; clarification that 95% of the population has substance abuse issues; policy vs. reality; zero tolerance policies; other types of facilities with skilled services for substance abusers; the goal to get into permanent housing; funding; HCD (Housing and Community Development); harm reduction; not using sobriety as a criteria for housing; housed people who use street drugs every day; multiple Homekey projects managed by Exodus; finding a way to manage the situation; getting people into housing; those who can survive in the real world; repeat interim users; coordination of services; placement in Wellness Village; transition to interim housing and then permanent housing; making expectations clear before people get permanent housing; and appreciation for the updates.

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Public Comment for Items NOT on the Agenda

None.

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**Items from Advisory Committee on Housing and Homelessness
Members/Staff**

Vice Chair Jonathon Dilworth discussed the Affordable Housing Forum hosted by the Finance Advisory Committee (FAC); city housing trust funds in other cities; funding sources; he proposed that the ACOHH Homeless Initiative Subcommittee meet with the FAC Subcommittee on Real Estate Inventory to discuss possible vacant plots of land in Culver City that can be used for more affordable housing; discussed things to learn from Santa Monica; the survey on ideas for the former gun site; he asked to agendize a discussion on creating affordable housing at the Martin B. Retting Gun Store; he asked that a copy of Appendix B from the Culver City General Plan showing Culver City's vacant site inventory be distributed to the Committee; and he asked about collaboration between the FAC subcommittee and the ACOHH subcommittee on Culver City real estate inventory.

Discussion ensued between staff and Committee Members regarding advertising revenue; billboards at the mall; policies in other cities; the entitlement process for

affordable housing at a staff level; collaboration with the city of Los Angeles; items to consider at the joint meeting with the City Council; agreement by staff to reach out to see if a staff member from Planning can attend the next ACOHH meeting to discuss Appendix B from the General Plan in greater detail; and staff agreement to consult with legal to see if a subcommittee from the FAC can meet with a subcommittee from the ACOHH.

Member Godinez discussed communication with USC Street Medicine regarding bringing on a psychiatrist and he received agreement that Culver City staff was open to hearing from them.

Discussion ensued between staff and Committee Members regarding the date of the next meeting; the joint meeting with the City Council; and subcommittee meetings.

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Adjournment

There being no further business, at 8:33 p.m., the Culver City Advisory Committee on Housing and Homelessness adjourned to October 15, 2024.

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TEVIS BARNES

SECRETARY of the Culver City Advisory Committee on Housing
and Homelessness, Culver City, California

APPROVED

Khin Khin Gyi

CHAIR of the Advisory Committee on Housing and
Homelessness, Culver City, California

I declare under penalty of perjury under the laws of the State of California that, on the date below written, these minutes were filed in the Office of the City Clerk, Culver City, California and constitute the Official Minutes of said meeting.

Jeremy Bocchino
CITY CLERK

Date