

County Commissioner Jones-Dixon and Anna Plumb, Interim Director of the Joint Office of Homeless Services, will provide a briefing to Council.



Multnomah County

Commissioner Vince Jones-Dixon
District 4, Multnomah County Board

Anna Plumb, Deputy Director
Homeless Services Department

May 20, 2025

HSD – Our Vision, Mission, Values

Vision

To create an equitable community in which all people have safe, affordable, and accessible housing.

Mission

The HSD works with community-based organizations and government entities to provide participant-driven, coordinated, and equity-based services focused on those who are experiencing homelessness or at risk of becoming homeless.

Values

Collaboration | Equity | Inclusion | Integrity | Creativity | Quality

JOHS Divisions



System Support, Access & Coordination

- Data analysis and Reporting
- Community & Equity Engagement



Safety Off & On the Streets

- Emergency and Alternative Shelter Options
- Outreach & Engagement



Housing Placement & Retention

- Housing Case Management
- Rent Assistance
- Support with income acquisition
- Barrier Mitigation



Admin & Operations

- Executive Leadership
- Strategic Direction
- Regional Coordination
- Policy Development
- Communications, Finance & HR



Supportive Housing

- Long-term Rent Assistance
- Wrap-around Services

Guiding Plans



Homelessness Response Action Plan

- **Serve 2,700 additional people** with shelter/housing
- **Stabilize and increase** Permanent Supportive Housing (PSH)
- **Add 1,060 shelter units by 12/31/2025**
 - 832 funded as of FY 2026 budget (40 fully new in FY 2026)
- **Increase exits from adult shelter** to permanent housing by 15%
- **Reduce disparities for priority populations**

Gresham Mayor Travis Stovall is voting member on Steering and Oversight Committee

Troutdale resident Anna Marie Allen one of five non-voting members

Guiding Plans



SHS Local Implementation Plan

- **At least 75% of funding** to serve extremely low-income individuals/families with disabling conditions facing chronic or imminently chronic homelessness (Population A)
- **2,235 additional** PSH Opportunities
- **2,500 new placements** into housing annually
- **1,000 new households** prevented from homelessness annually
- **Continue to develop a system** to provide culturally-specific community-based organizations with technical assistance and capacity-building allocations

Funding to East County FY 25 and FY 26*

Division	FY 2025	FY 2026
City of Gresham	1,392,565	1,032,304
Outreach to Fairview, Wood Village, Troutdale	350,000	226,730
Contracted Shelter Providers	8,901,695	8,780,053
Miscellaneous	804,845	670,560
Community Engagement (formerly E County Liaison)	219,955	233,287
Total	11,669,060	10,942,934

*Does **not** include all Outreach, Rapid Rehousing and Permanent Supportive Housing in East County and Gresham. Actual amount of services/funding is higher.

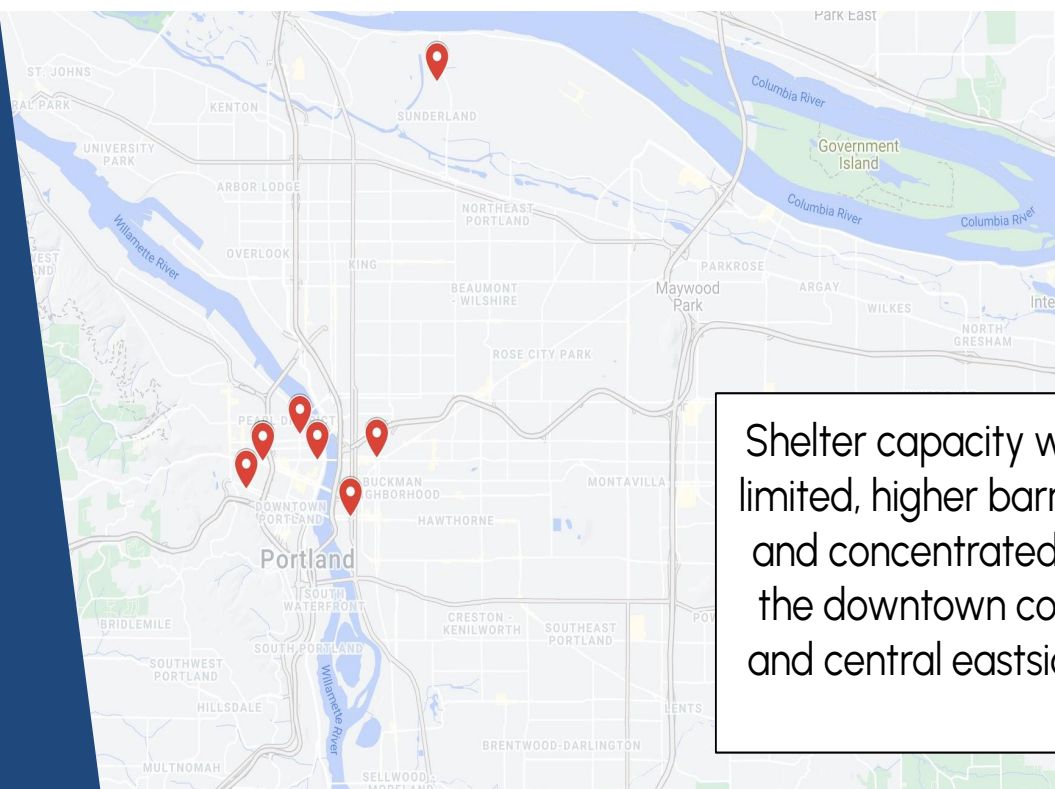


Shelter

A historic visualization of Multnomah County's shelter system in 2015.

Shelter System in 2015

BEFORE the state of emergency and the creation of JOHS.

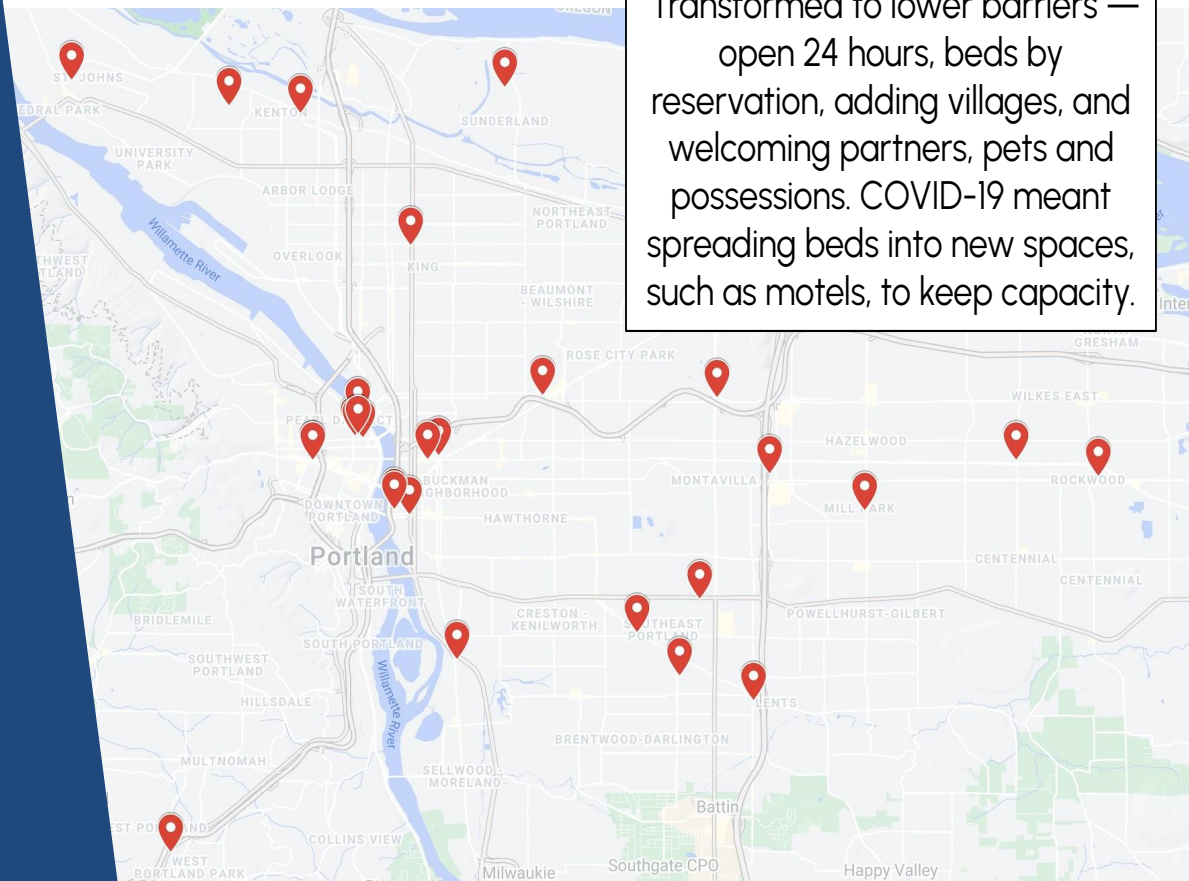




Shelter

A historic visualization of Multnomah County's shelter system over the past six years.

Shelter System in 2021

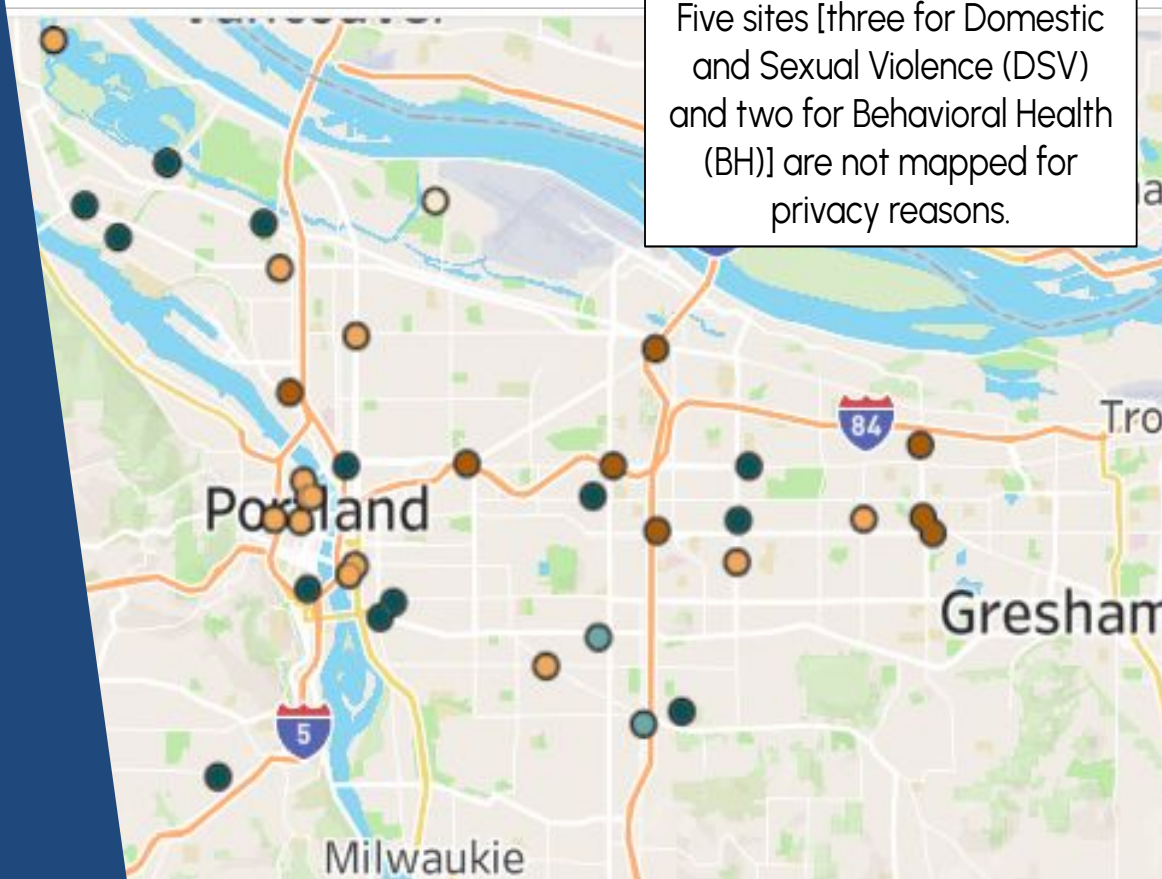




Shelter

A historic visualization of Multnomah County's shelter system over the past ten years.

Shelter System Now



Community Sheltering Strategy

- Create goals and strategies for reducing unsheltered homelessness and create pathways to housing while demonstrating and practicing community partnership.
- Jessica Harper member of workgroup that met biweekly from October 2023 - February 2024
 - Review data on existing capacity, models, services; discuss needs with system experts (including Lived Experience Advisory Committee)
 - Create shelter capacity goals and the services that lead to housing exits

Community Sheltering Strategy

Four Pillars

1. Maintaining existing units and ensuring they are resourced to provide stabilization and a path to housing.
2. **Developing new shelter units that align with the various needs across the four population systems of care.**
3. Providing a variety of shelter types, modalities, and locations to meet the diverse needs of our community
 - a. Maintaining our focus on priority populations in the Sheltering Strategy and SHS Local Implementation Plan
4. **Focusing on geographic equity to ensure that shelter resources are available across the County.**

Community Sheltering Strategy: Unit Goals

	NEW (by 12/31/2025)
Adult	745 (includes ECHRC)
Family	150
DSV	80
Youth	25
Total	1,000

Chair's Proposed Fy 2026 Budget funds 832 /1,000 units

Current and Future Shelter Proportions

- Multnomah County has increased funded shelter units by over 200% since 2017, and 95% since 2019
- Currently, there are 52* sites across the County, with four in Gresham
 - Gresham sites represent **7%** of all publicly-funded shelter sites and **7%** of all units*
- Adding two sites would increase proportion to 11% of all shelter sites across the County (this does not include other sites being added elsewhere)

Current and Future Shelter Proportions

Site*	Units
Stark Street Motel	43
Rockwood CDC	50 ⁺
Gresham Women's	94
Rockwood Bridge	42
Total	229 (7%)
Total Units in County*	3268
ECHRC	29
Potential Family	50
Updated total*	308 (9%)
Updated Total Units in County	3347**

*also includes 15 units not funded by Multco. Percent is the same if these numbers are added

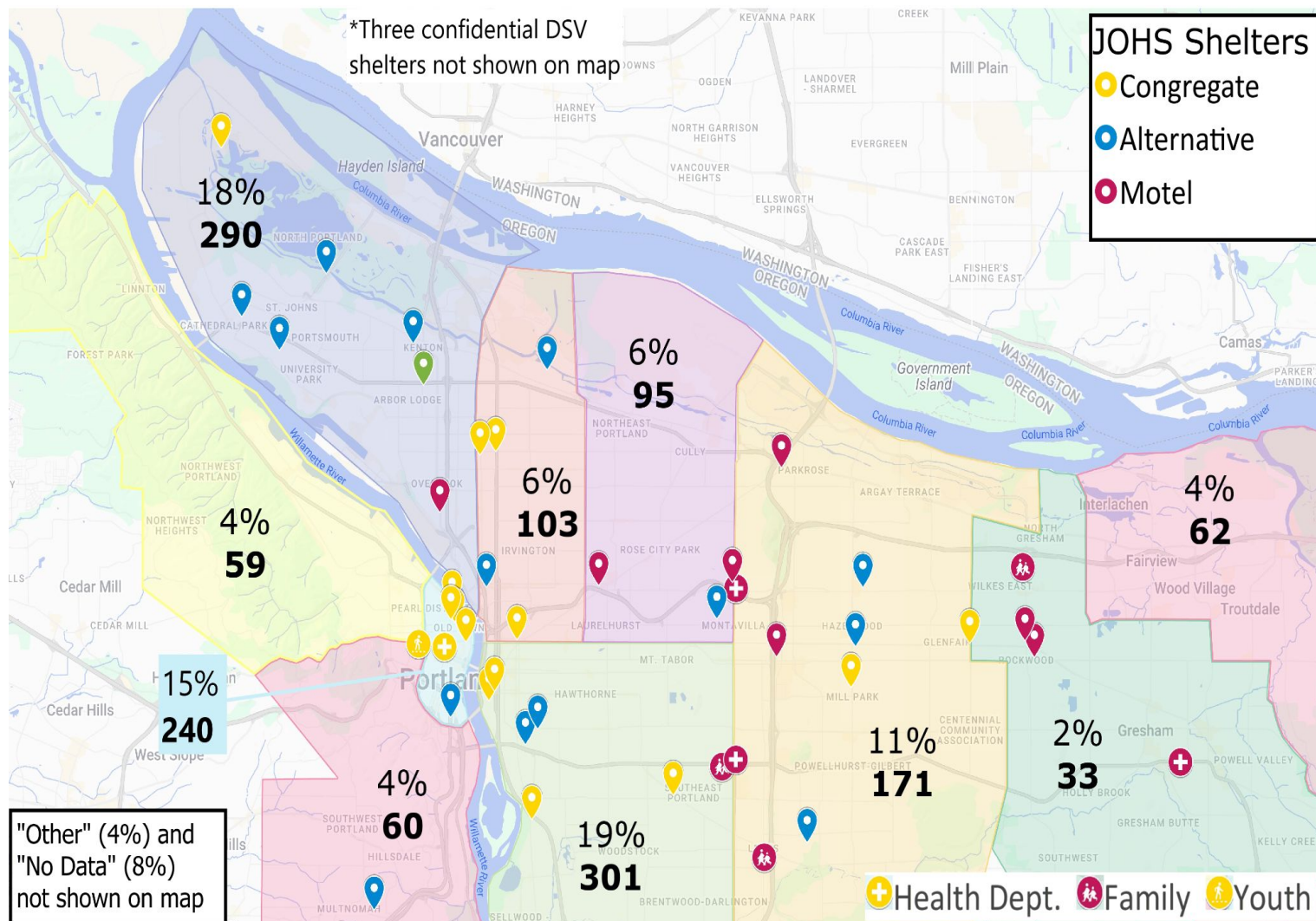
*only includes publicly funded sites; **total doesn't reflect other planned additions elsewhere; actual total will be higher.

Geographic Equity

- 2024 HSD Analysis measured community need in a geographic area using publicly-available Census survey data
- Focusing on local economic, demographic and housing market characteristics; and information on where people experience homelessness across the county.
- Overall, this assessment suggested that unmet housing needs among low-income households were highest in **Gresham, East County and North Portland**, as measured by the number of people living in cost burdened and overcrowded households
 - Three shelters recently added in North Portland (Arbor Lodge, St. Andrews Village, Schmeer Road)

Geographic Equity and PIT Count

- PIT is widely understood to be **significant undercount of people experiencing homelessness**, and is only as good as the efforts to survey people in a region
 - Graphic on next page shows 2% of street counts in Gresham and 4% in East County; this is an underestimate.
 - New data coming soon, will share when we have it, but will likely be undercount as well.



Homeless Families in East County

- 211 is the single point of contact to request service in our family system.
- Accompanying materials include calls from families self-identifying as homeless, along with a map
 - **20%** of callers specifically requesting Gresham for shelter
 - **2,198 calls** from ZIP codes that overlap Gresham and/or the three cities in East County (**42.9%** of all calls from families self-identifying as homeless)

Motel Search Criteria

- Multco reviewed over 50 motels across the County. See accompanying materials for full criteria
 - Safety
 - Geographic Considerations
 - Layout
 - Room Features
 - Equity and Accessibility
 - Building Concerns
 - Price; Lease v Purchase options (limiting factor in East County)
- Location impacted by population interest and geographic equity

East County Homelessness Resource Center



Project History

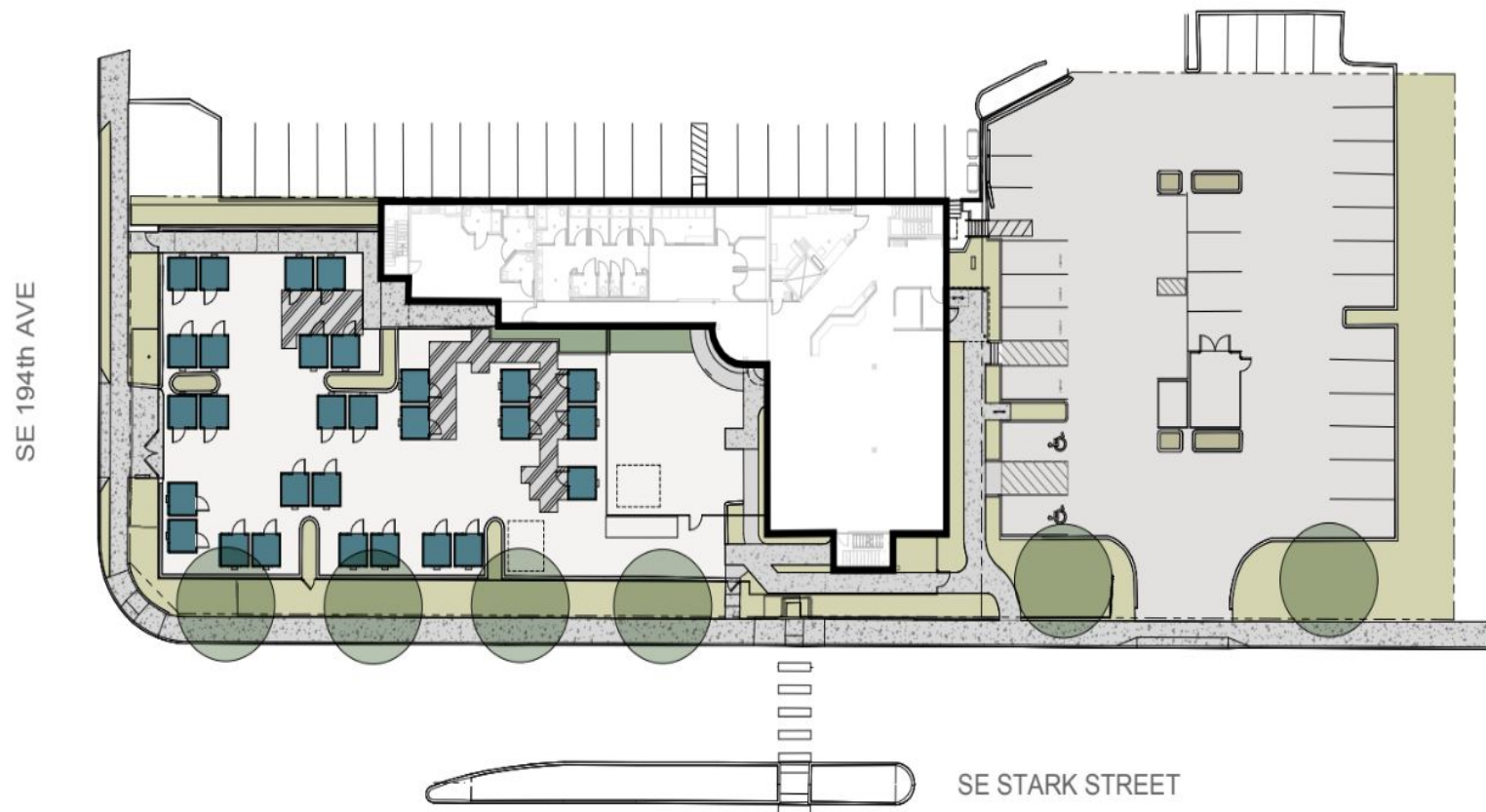
- Acquired in December of 2022 for \$3.0 million. Purchased in response to requests for more investment from Multco in East County/Gresham area
- Since site acquisition, the facility has been used as an Emergency Severe Weather Shelter. *Regular programming will be different*
- In March 2024, JOHS received notice or approved Housing of Urban Development (HUD) funds for \$1,666,279, specifically targeted for facility improvements.
- Facility Investments to date
 - Improvements made for severe weather operations: \$294K
 - Resilience HUB Study: \$100K
 - Building maintenance, operations, security: \$223K

**Total
Investment
to date:
\$3.6M**

Project Overview

- **Day use center** on the 1st floor, hours of operation TBD
- **24/7 village-style alternative shelter** with 29 units that can accommodate up to 42 adults. **Provider on site 24/7 (difference from severe weather)**
- Severe weather emergency shelter beds that can accommodate up to 90 individuals.
- Addition of new restrooms, showers, laundry facilities, kitchen (for day center) and kitchenette (for 24/7 shelter), common spaces, and Case Management offices.
- Upgraded HVAC, electrical, and plumbing systems, an upgrade to the water service, interior finishes, partial siding and window replacement, roof replacement, a new entry (for the Day Center) and the addition of a generator.

Site Plan

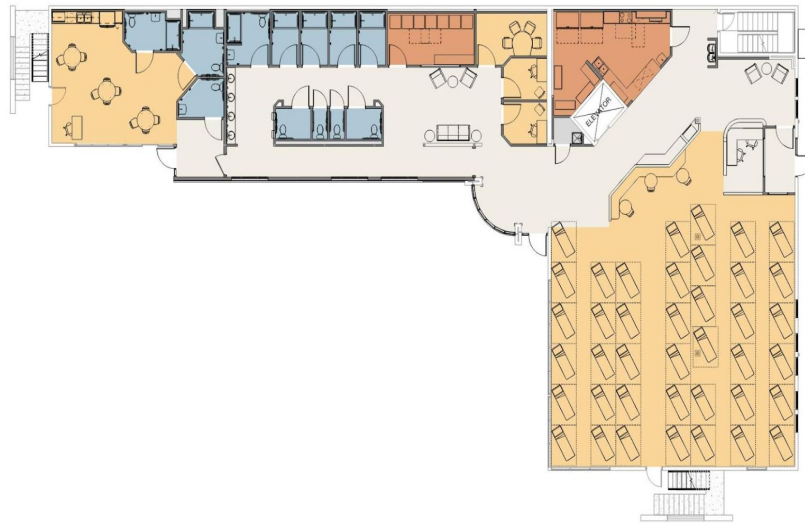


1st Floor Day Use Layout

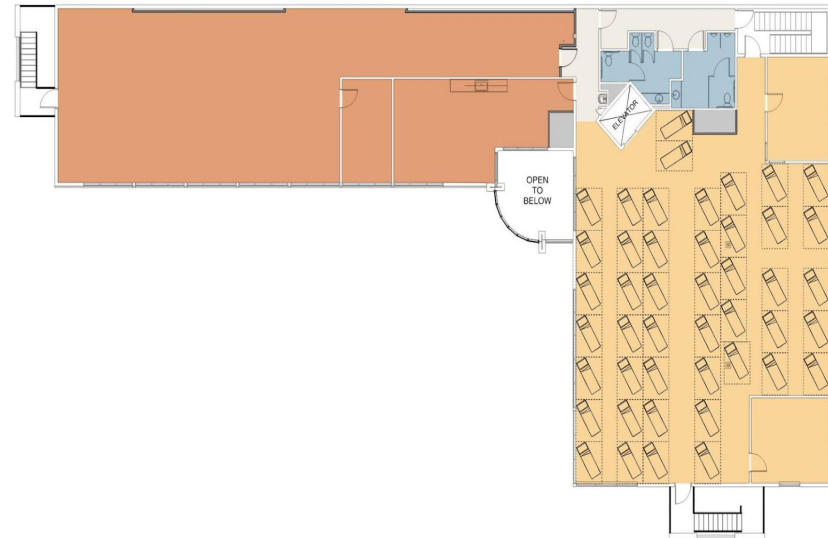


Emergency Weather Shelter Layouts

1st Floor



2nd Floor

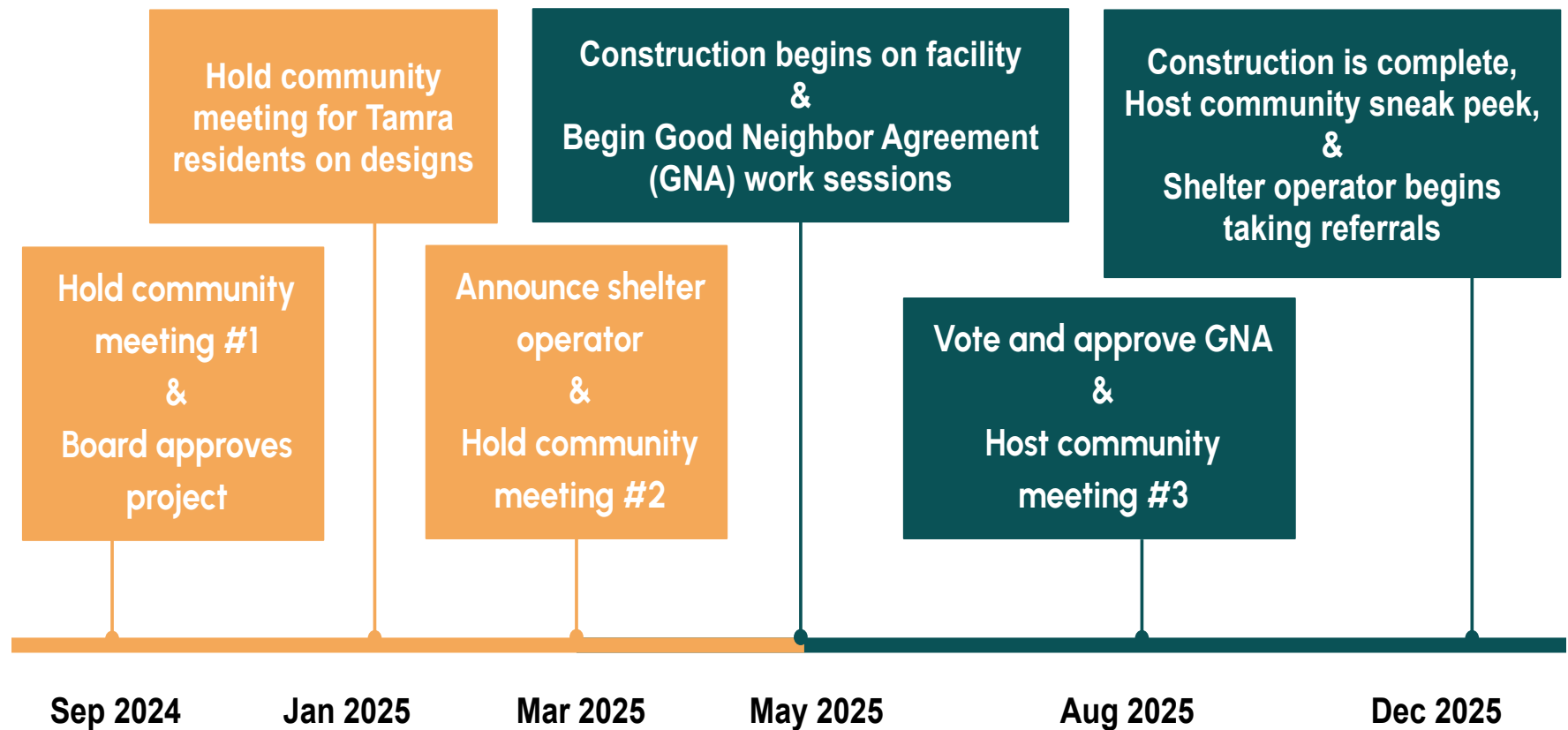


Project Budget & Funding Sources

Project Budget	
Direct Construction	\$6,660,000
PODS	\$600,000
Soft Costs	\$405,000
Owner's Contingency	\$695,000
Total Costs	\$8,360,000

Funding Source	
Joint Office of Homeless Services Capital Fund 2519	\$6,693,721
Housing of Urban Development (HUD) (Economic Development Initiative funds (EDI))	\$1,666,279
Funding Total	\$8,360,000

Timeline for Project



*Subject to change 27

Overview of Engagement

- Meetings with community partners:
 - Gresham City Manager's Office and Gresham Homeless Services
 - Tamra Colonial Estates residents and property manager
 - Reynolds Schools & Davis Elementary
 - The Salvation Army Gresham Office
 - Kaiser Permanente Rockwood Office
 - Gresham Neighborhood Coalition and member associations
 - Oregon State Representatives, Reps. Hudson and Ruiz
- Held 2 general public meetings (Sep 2024 and Mar 2025), and mailer to local businesses and residences (1075 addresses)
- Monthly executive stakeholder meetings with City of Gresham representatives

Planned Engagement Next Steps

- Begin Good Neighbor Agreement (GNA) working sessions in June 2025
 - Parties invited: Gresham Neighborhood Coalition, Tamra Colonial Estates, The Salvation Army, Kaiser Permanente, Reynolds Schools, City of Gresham, and Sunstone Way (planned operator)
 - Timing somewhat dependent on construction
- Tentative presentation in summer for Reynolds Schools community
- Third general public meeting in Fall 2025
- Continue convening GNA parties as a Community Advisory Committee after project opens in late 2025 or early 2026
- [Project Website](#)

Gresham involvement so far

- Gresham Homeless Services Staff involved in:
 - ECHRC Executive Stakeholder Committee (monthly meetings with project stakeholders and leaders; usually internal to County)
 - Provider selection process
 - Multiple, regular discussions on programming, priority, etc.
 - Two meetings about the Good Neighbor Agreement
 - Monthly meetings with East County leaders, HSD leaders and staff, and Multnomah County District 4

Partnership Opportunities

- Time to plan and partner as site develops
 - Programming Development with Sunstone Way
 - Day Center Programming (Workforce, etc.)
- Already agreed to priority for Gresham and East County in pods
- Potential use of day space for Gresham and East County team(s)
- What else would you want to see happen at the site?