



Health & Human Services Agency

COUNTY OF TULARE AGENDA ITEM

BOARD OF SUPERVISORS

LARRY MICARI
District One

PETE VANDER POEL
District Two

AMY SHUKLIAN
District Three

EDDIE VALERO
District Four

DENNIS TOWNSEND
District Five

AGENDA DATE: January 4, 2022

Public Hearing Required	N/A
Scheduled Public Hearing w/Clerk	N/A
Published Notice Required	N/A
Advertised Published Notice	N/A
Meet & Confer Required	N/A
Budget Transfer (Aud 308) attached	N/A
Personnel Resolution attached	N/A
Agreement(s) attached	Yes

CONTACT PERSON: Donna Ortiz PHONE: 559-624-8000

SUBJECT: Approve the supportive services agreement with UPH Porterville, LP

REQUEST(S):

That the Board of Supervisors:

1. Approve the supportive services agreement with UPH Porterville, LP, for the No Place Like Home project, Finca Serena, in Porterville, effective January 4, 2022 in an amount not to exceed \$150,000 annually to provide supportive housing. The County's obligation to provide services under the agreement begins within six months after the development's "placed-in-service date" and continues for twenty years thereafter.
2. Authorize the Chair of the Board to sign one (1) copy of the supportive services agreement.

SUMMARY:

On July 1, 2016, the Governor of the State of California signed Assembly Bill 1618, also known as the "No Place Like Home" (NPLH) Program. The NPLH Program dedicates funds to assist counties in developing permanent supportive housing for persons living with severe mental illness and experiencing, or at risk of, chronic homelessness.

In 2019, the Tulare County Health and Human Services Agency (HHS) requested approval from the Tulare County Board of Supervisors to apply for NPLH funding in partnership with UP Holdings, LLC. Application for funding was contingent on HHS committing to provide supportive services for the project for a period of twenty (20) years.

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The Tulare County Board of Supervisors approved the request to apply for NPLH funding on December 17, 2019, Resolution 2019-1073. On September 27, 2019, the State awarded HHSA, in partnership with UP Holdings, LLC, funding in the amount of \$10,746,935 for the NPLH Program Finca Serena development in Porterville.

The purpose of this agreement is for HHSA and UPH Porterville, LP to formalize the supportive services agreement for the Finca Serena development. The development will establish 80 supportive housing units for a priority HHSA population: consumers experiencing homelessness. Thirty-three units will be part of the NPLH program, with fourteen of those units set aside for HHSA consumers. UPH Porterville, LP is an affiliate of UP Holdings, LLC and is responsible for developing the Finca Serena project.

The supportive services agreement establishes the roles and responsibilities of HHSA and outlines the behavioral health services HHSA will provide to consumers living with severe mental illness and experiencing or at risk of chronic homelessness. This agreement provides for two (2) positions – a mental health case manager and a peer support specialist, who will be providing social, health and wrap-around supportive services. The total estimated expense for the supportive services is \$149,980 annually and for the 20-year term is \$2,999,600, although the amount and positions are subject to change over the duration of the 20-year commitment.

The supportive services agreement allows HHSA to provide the services or to contract with a third party for the services. At this time, HHSA's Mental Health Branch will be reviewing the feasibility of providing the supportive services in-house. If that is not feasible, HHSA will pursue a request for proposal to contract with a third party for the services.

The project's estimated date of completion is March 30, 2023. Although the County's obligation to provide supportive services does not begin until the project is completed and placed in service, the County and UPH Porterville, LP were required to formalize this supportive services agreement now to receive the funding.

The following terms deviates from standard County boilerplate: (1) The County's obligations under the agreement continue for a period of twenty (20) years from the date the project is placed in service, which is expected to be in 2023; (2) The agreement contains a mutual indemnification clause.

FISCAL IMPACT/FINANCING:

The budgeted costs associated with this agreement will be included in HHSA budget 001-142-3331 line 7066 for Fiscal Year 2021/2022 in an amount not to exceed \$150,000. This agreement is paid through Mental Health Services Act funding, and funding received from the American Rescue Plan Act of 2021 and there is no local match requirement. There is no additional net county cost to the General Fund.

LINKAGE TO THE COUNTY OF TULARE STRATEGIC BUSINESS PLAN:

The County's five-year strategic plan includes the Quality-of-Life initiative to promote public health and welfare for all individuals in Tulare County. The No Place Like Home Program supports the initiative by providing housing stability and quality supportive

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services for persons living with severe mental illness and experiencing or at risk of chronic homelessness, a particularly at-risk community within Tulare County.

ADMINISTRATIVE SIGN-OFF:

/s/Donna Ortiz

Donna Ortiz

Director of Mental Health

Cc: County Administrative Office

Attachments: Agreement