Today’s Presenters

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Communications Consultant, NCHCW

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Program Manager, Supportive Housing  
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**Yesy Rivera**  
Director of Housing Assessment & Integration  
Supportive Housing for Families  
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**Pam Bress**  
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**Betsy Farmer**  
Director of Community Outreach  
Housing Authority of Brevard, Melbourne, FL

**Ruth White**  
Executive Director, NCHCW
TODAY’S AGENDA

- Introduction & Welcome (1:00)
- Overview of FUP & FYI (1:05)
- Role of the PHA (1:10)
- Role of the PCWA (1:20)
- Tools for Landlord Recruitment (1:30)
- Questions (1:45)
THANK YOU & INTRODUCTIONS
## What is the difference between FUP and FYI?

<table>
<thead>
<tr>
<th></th>
<th>FUP</th>
<th>FYI</th>
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<tbody>
<tr>
<td><strong>Purpose</strong></td>
<td>Family Preservation/Reunification</td>
<td>Ease the transition to adulthood &amp; independence</td>
</tr>
<tr>
<td><strong>Eligible HH</strong></td>
<td>Families</td>
<td>Youth 18-25* (including parenting youth)</td>
</tr>
<tr>
<td><strong>Time limit</strong></td>
<td>No limit if family is income eligible</td>
<td>36 months</td>
</tr>
<tr>
<td><strong>Services</strong></td>
<td>Recommended for a year (post placement in housing), FSS encouraged.</td>
<td>Chafee-like IL 36 months, FSS encouraged</td>
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<tr>
<td><strong>Eligible PHA</strong></td>
<td>ACC</td>
<td>ACC</td>
</tr>
<tr>
<td><strong>Distribution</strong></td>
<td>Competitive NOFA</td>
<td>Competitive NOFA</td>
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**The NOFA requires a system to identify FUP-eligible families and FUP-eligible youth within the agency’s caseload and to review referrals from the PHA and CoC.**
What is the mission of a PHA?

- Our mission is to provide and develop quality affordable housing opportunities for individuals and families while promoting self-sufficiency and neighborhood revitalization.
What role does the PHA play in the FUP/FYI partnership?

- Establish a FUP/FYI Point of Contact & meet regularly with your partner
- Administers the Housing Choice Voucher (HCV) Program.
- Accept referrals from the PCWA
- Determine eligibility.
- Update the Administrative plan
- Monitor waiting list for eligible households
- Encourage and offer FSS participation if available and appropriate
Learn about...
- Why and how we do what we do
- Inspiring true stories from our youth
- Virtual tour of our Center
- Interviews with our AMAZING volunteers
- Meet our dedicated staff
- How your support is NEEDED
- And how to join our roots!

With Musical Guest
Brad Brewer

Please Join Us
Starting April 1
For a WEEKLY, VIRTUAL
Building Roots
FROM THE COMFORT OF YOUR HOME
Lunch & Learn
LUNCHTIME DELIVERY TO YOUR INBOX
EVERY WEDNESDAY THROUGH APRIL
What is the mission of a public child welfare agency?

Mission of DCF

"Partnering with communities and empowering families to raise resilient children who thrive."
What is the role of the public child welfare agency in FUP?

- Establish a FUP/FYI Point of Contact & meet regularly with your partner
- Identify eligible youth & families (within their caseload and within the PHA waiting list and the homeless services system)
- Provide referrals and written certification
- Provide (or arrange) Supportive Services

For families this is a minimum of 6 months, bonus points for one-year post placement in housing. Different households require different level and duration of services.
Nurturing your partnership/friendship

- Take your PHA director to lunch
- Bring information about the services you can provide (these should include the services listed in the FYI Notice)
- Identify a point of contact for questions and referrals
- Plan for regular communication
- Build and nurture the relationship – provide cross-trainings
- PCWAs can and should use tools for forecasting the youth who will need vouchers and when. This will be covered at length
Landlord Recruitment & The Housing Search

Freeing up Housing Choice Vouchers is only Half of the Story...
Child welfare staff must be aware of a range of housing options as they conduct transition planning meetings with youth.

Working in partnership with PHA staff, child welfare staff can help youth access housing and self-sufficiency programs.

Adaora is in the homeownership program as well!

FYI matters because the window to access FUP can be brief and unpredictable.

Adaora is featured in HUD’s first ever Human of HUD video: https://youtu.be/HCWKyIZe0Ms
“In the words of a young Cleveland landlord, Keith McAdam, the “right” tenants are those who ‘pay the rent relatively on time and call when stuff breaks. It’s really simple stuff, take out your trash, clean up your yard, you know?”’

- HUD’s Policy Development & Research Department has done some great work on landlord engagement. For example see: https://www.huduser.gov/portal/sites/default/files/pdf/Urban-Landlords-HCV-Program.pdf
“right” or “good” tenant by landlords in our sample. In the words of a young Cleveland landlord, Keith McAdam, the “right” tenants are those who “pay the rent relatively on time and call when stuff breaks. It’s really simple stuff, take out your trash, clean up your yard, you know?”

Landlords can list specific tools that they use to screen tenants such as criminal background, residential history, and credit checks, but most admit that finding the right tenant comes down to a gut feeling. When we observed respondents meeting with prospective tenants and debriefed afterward, their minds were nearly always made up before processing any of the official application paperwork. They based their opinion of a prospective tenant on how she dressed for the interview, whether or not she returned phone calls in a timely manner, how she parented her children, and the types of questions she asked (or did not ask) about the unit. In an extreme example, one landlord told us about his ‘pet’ theory: “The larger the dog, the worse the credit… Because if you think about it, anyone who has a large dog in a small apartment is irresponsible anyway.”

Although making important decisions about tenants based on shallow first impressions might seem like bad business, it comes from a place of necessity. Landlords have little formal official documentation from which to distinguish between applicants, and few poor tenants have good credit and unblemished rental histories. For landlords with properties in high poverty neighborhoods, waiting for a tenant with a slate of desirable attributes is not an option. Liam, a White man in his sixties who has owned property in Baltimore since the 1970s, explained that for a property in a disadvantaged neighborhood, “because of where it is located, if I can verify they have the resources to pay, and I know that their credit’s probably messed up, and they are willing to live in that neighborhood, ‘ve got to rent to them.” The key for these properties, then, is to identify the “diamonds in the rough”—the tenant of limited means who will nonetheless pay rent every month and reside in the unit for years without complaint.

Liam shared a tool he finds especially useful for screening tenants. For him, the content of the credit report is far less informative than the tenant’s ability to provide the report in the first place.

A lot of time I make a tenant—an applicant—do something to prove to me that first of all they’re motivated, and second of all that they can do something. Because if they can’t do a simple task that I’m asking them to do, how can they do a bigger task of paying me the rent? So I might say that I would really like a look at your credit report, but I really don’t want your Social Security number.

Liam gives the prospective tenant a list of the websites from which they can access and print their own credit report for free, telling the tenant: “Here, you take care of this.” If the tenant fails to produce the report, Liam takes this as a signal of their inability to follow directions, which he
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Liam gives the prospective tenant a list of the websites from which they can access and print their own credit report for free, telling the tenant: “Here, you take care of this.” If the tenant fails to produce the report, Liam takes this as a signal of their inability to follow directions, which he says does not bode well for the future. He claimed, “I’m not playing a trick, that’s my way of
For more than 40 years, The Connection has been one of Connecticut’s leading private, nonprofit human service and community development agencies. Each month thousands people throughout Connecticut are assisted by The Connection’s diverse behavioral health, family support and community justice programs. These programs reunite families, break the generational cycles of abuse and neglect, create safer, healthier communities and assist with mental illness and addiction issues. Our staff of 600, spread across offices throughout Connecticut, work to provide you with services when you need them most. These programs not only rebuild your health and strengthen our communities; they also offer less costly alternatives that save taxpayer dollars. The Connection is dedicated to inspiring you to be well and reach your full potential.

“BUILDING SAFE, HEALTHY, CARING COMMUNITIES AND INSPIRING PEOPLE TO REACH THEIR FULL POTENTIAL AS PRODUCTIVE AND VALUED CITIZENS”
HISTORY OF SHF

• 1997: CT Department of Children and Families (DCF) researched scattered-site housing model for child welfare families and issued RFP.

• 1998: DCF contracted with the Connection: Supportive Housing for Recovering Families Program

• 1998-1999: HUD awarded Department of Social Services (DSS) Section 8 Family Unification Program Vouchers (FUP)
Supporting child welfare-involved families to

- achieve housing stability and economic independence
- reach their full potential as healthy, nurturing families
- and become contributing members of their communities
ACCESS TO HOUSING

Apartment Search Associates
- Develop housing inventory
- Provide landlord education and communication

Apartment Inspectors
- Perform Housing Inspections
- Review leases
- Provide ongoing advocacy

Landlord Mediation
WE REGULARLY HOST EVENTS TO THANK AND ENGAGE LANDLORDS
Questions?

“These children are not someone else’s responsibility. They are our responsibility.”

- J. THOMAS
Upcoming Webinars/Events

May 7, 1 PM EST
Preparing, Selecting, & Referring Households (register)

May 14, 1 PM EST
Services and Economic Success (register)

Friday Open Forums 3:00 pm (EST)
visit www.nchcw.org to learn more