



Wake County CoC Governance Board Meeting

Thursday, November 6, 2025

9 – 10:30 am

NCWorks Career Center: 1830 Tillery Pl # B, Raleigh, NC 27604

AGENDA

- Welcome/Roll Call
- Meeting Minutes*
- Contracts & Policies*
- Discussion: Annual Priorities
- Lead Agency Updates
- November Meeting At-A-Glance



Roll Call

Nicole Stewart, *Chair*

Roll Call

Member	Present	Member	Present
Wayne Beatty		Onia Royster	
Eric Braun		Nicole Stewart	
Doris Bullock		Pat Sturdivant	
Chad Essick		Emila Sutton	
Amanda Blue		Johnnie Thomas	
Ashley Lommers-Johnson		Derwin Willoughby	
Quentin Miles		Nicole Wilson	
Ann Oshel		Michele Woodson	
Imogen Rhodenhiser		Meredith Yuckman	
Kayla Rosenberg Strampe			

Meeting Minutes (October)

Nicole Stewart

Contracts & Policies

Overview

- Update
 - White Flag Operator
- For Review and Board Vote Today:
 - Bitfocus SaaS contract
 - Coordinated Entry Policies (4)
- On the Horizon:
 - Written Standards (December)
 - Coordinated Entry Policies and Procedures (2026)
 - HMIS Policies and Procedures (2026)

White Flag Operator

- **Contractor:** The Bryant Center
- **Amount:** \$255,000 (*City of Raleigh + local County funds*)
- **Scope:**
 - Staffing to support 4 sites during White Flag alerts.
 - Operations including meals, linens, cleaning, and supplies.
- **Update:** CoC Executive Committee voted to approve this contract 10/28. Awaiting final County leadership signatures.
- First White Flag alert anticipated week of 11/10.

Bitfocus SaaS HMIS Contract

- **Contractor:** Bitfocus
- **Amount:** ~\$133k
- **Scope:**
 - Software as a Service (SaaS)
 - Significant reduction from current contract given transition of System Admin duties to CoC HMIS staff and completed license audit.
 - 6-month contract (January – June) so as not to overlap County FYs.
- **Board Action Requested:** Vote to give the CoC Executive Committee authority to approve the Bitfocus Contract once prepared.

Coordinated Entry (CE) Policies

- Addressing CE Work Plan Goals:
 - 1: Ensure access to Wake CoC Resources → engage providers in CE enrollment
 - 2: Work with lead agency in the creation of prioritization tool → analyze local system needs.
 - 3: Ongoing monitoring and adjustment of policies, procedures and written standards → codify a HUD compliant process.

Goal	Target Date
Phase Out VI-SPDAT	November 2025
CE Manual and Communication Updates	November 2025
Implement Vacancy Form and Policy	December 2025
Victim Service Provider Access Form and Policy	December 2025
Inactive Policy	December 2025
Transfer Form and Policy	December 2025

CE Policy & Form Updates

Victim Service Provider Policy & Form

- To ensure DV, SA and HT service providers have confidential access to mainstream housing opportunities.

Inactive Policy

- Supports accurate and timely referrals and ensures compliance with HUD definitions of homelessness.

Housing Vacancy Policy & Form

- Facilitates timely vacancy reporting, minimizes unit downtime, and helps match eligible households to available housing opportunities.

Transfer Policy & Form

- Supports housing stability by enabling client transfers between PSH and RRH programs when special needs arise, helping to prevent unnecessary returns to homelessness.

Next Steps on CE Policies

Board Action recommended: Approval of these policies to advance to CoC Membership for final approval and adoption.

Timeline:

Milestone	Date
CES Committee Review and Vote	October 22, 2025
Introduce to Membership	October 27, 2025
<i>Test/Pilot Forms and Data Cleanup</i>	<i>October 27 – November 24, 2025</i>
CoC Governance Board Review and Vote	November 6, 2025
CoC Membership Review and Vote	November 25 – December 5, 2025

On the Horizon

- CoC Written Standards (December/January)
- Coordinated Entry Policies and Procedures (2026)
- HMIS Policies and Procedures (2026)

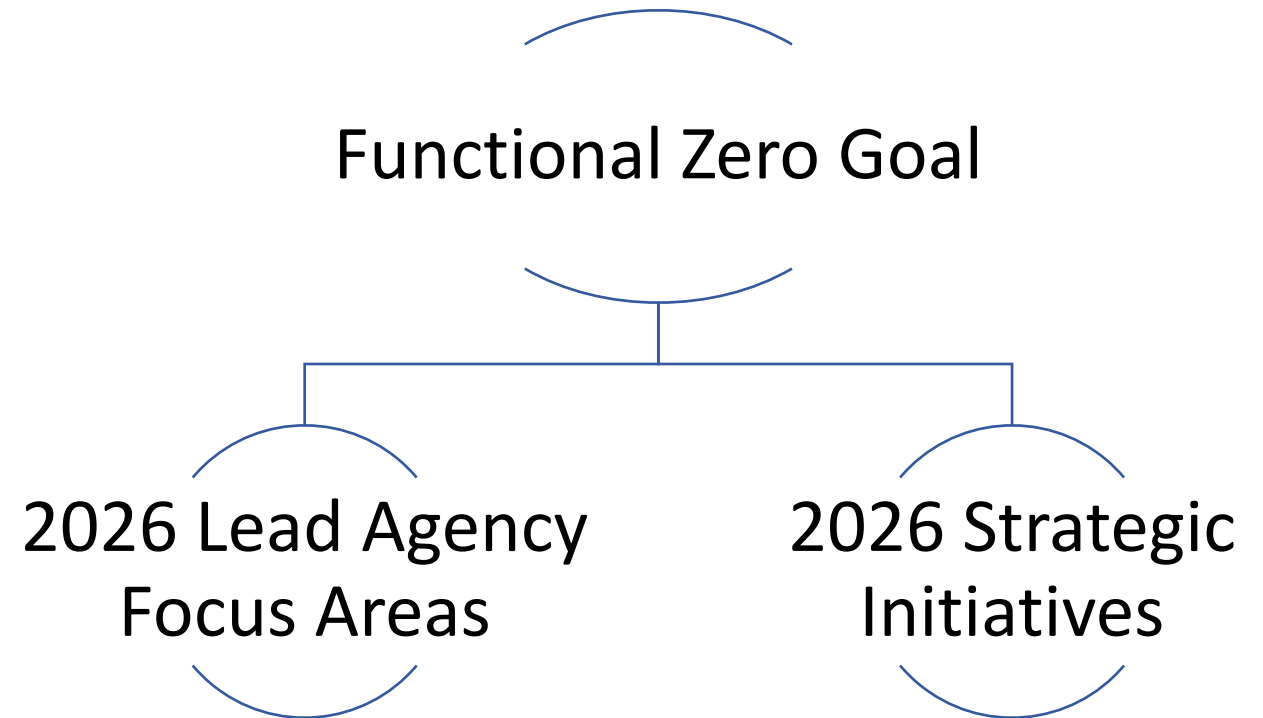
Context:

- Completed interim updates during 2025 Charter updates.
- CoC staff deep dive with TA to account for federal landscape shifts and address gaps in current standards.

CoC Priorities & Strategic Planning

Reminder: Proposed Approach

- Proposal to establish **annual strategic initiatives** in lieu of a multi-year strategic plan.
- Balance duties outlined in CoC MOU:
 - V.B.9: Develop strategic goals for the Collaborative Applicant and annual work plan.
 - V.B.10: Support Board and Membership in developing strategic plan for the CoC.

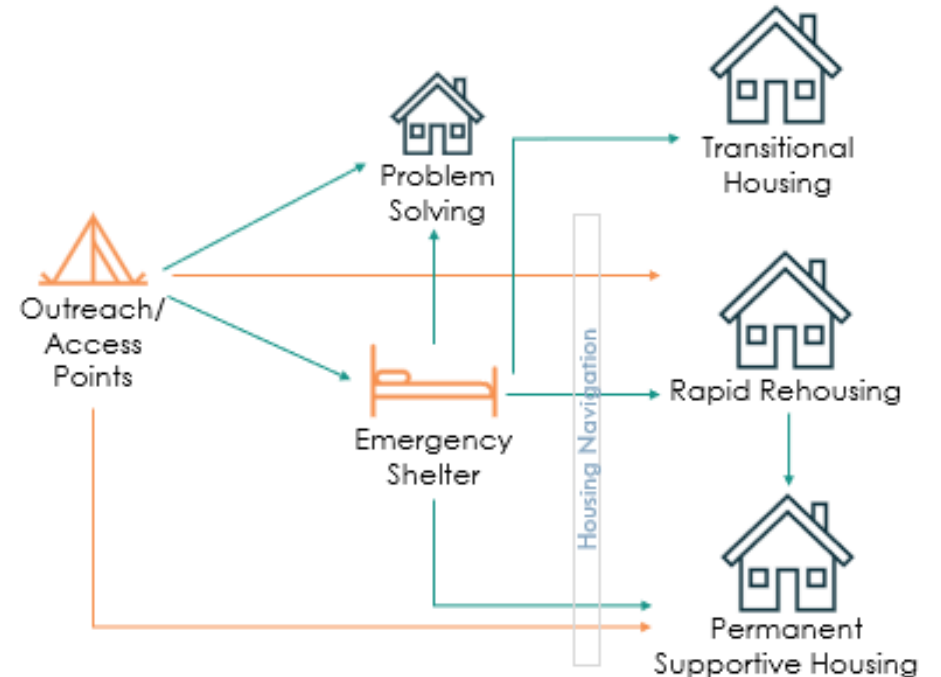


Updates on Approach

- CoC, City of Raleigh, Wake County (Housing + Behavioral Health) and Alliance Health participated in a dynamic system modeling session with Clutch Consulting 10/30 – 10/31.
- Outcomes allow us to think more concretely about:
 - Progress to reduce homelessness over the next three years, i.e. broader functional zero goal
 - Cost modeling and funding structure
 - How to align efforts and investments across County, City and municipalities
 - Bridge 2 Home
 - Landlord Engagement
 - Unsheltered Homelessness Pilot and Care Navigation
 - Integrated Care

System Modeling & Gaps Analysis

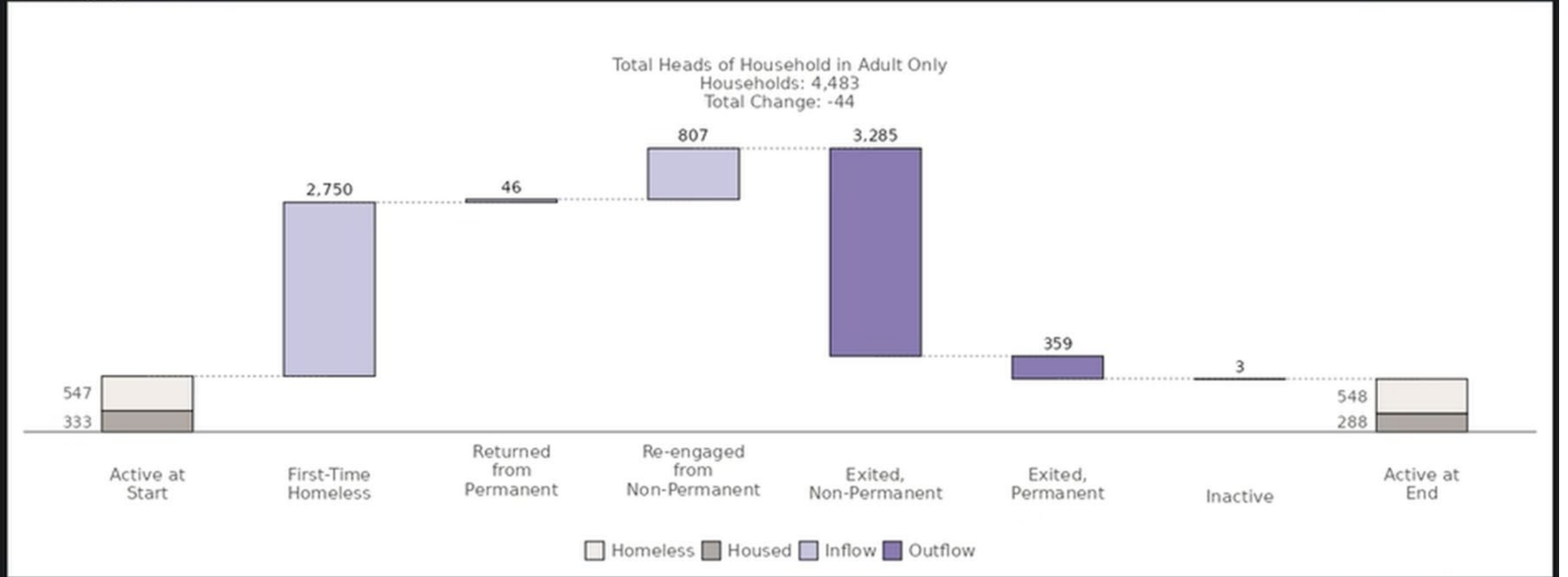
- Evaluating:
 - system demand - people entering homelessness
 - system capacity - inventory and exits to housing
- At this stage, making reasonable assumptions to identify optimal combination of projects and understand annualized costs
- Focus on Single Adults for today's discussion, will adjust model to include Families.



Demand: HMIS Inflow (Single Adults)

Date Range: 01-01-2024 to 12-31-2024

Methodology Type: Method 1



Demand: How many people are we serving?

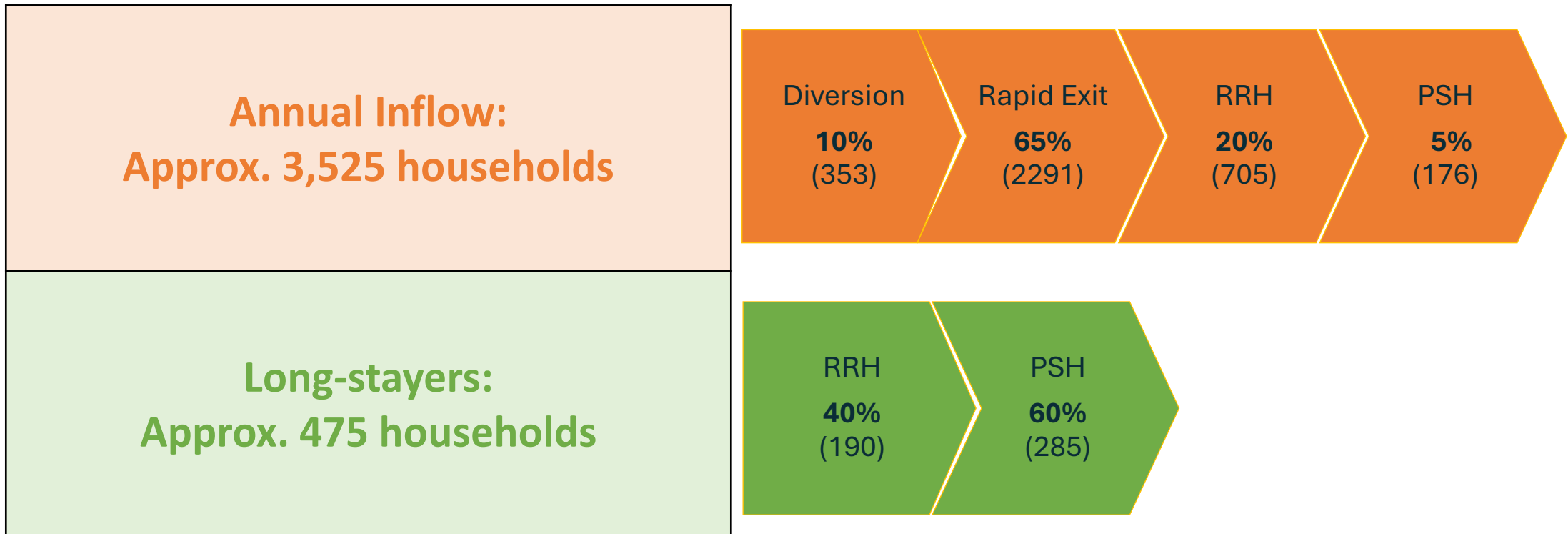
Annual inflow includes individuals entering or returning to the homelessness response system each year – approx. 3,525 households.

- 92% only use shelter and stay av. 38 days
- 36% of those who exit return within 6 months

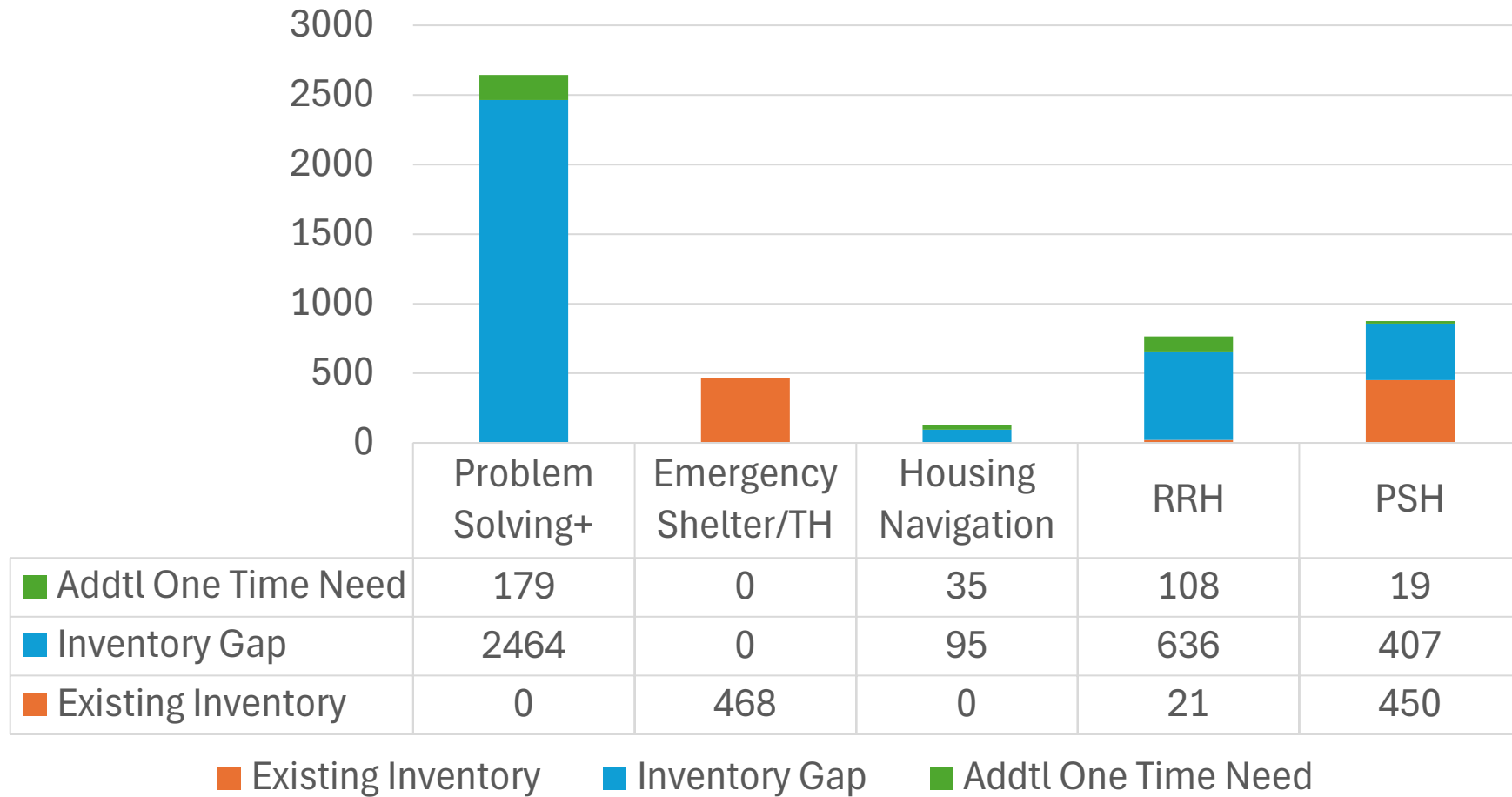
Long-stayers are defined as chronically homeless or homeless for more than a year – approx. 475 households.

- ~ 60% of long-stayers indicate a disabling condition

Demand: Assumptions about Annual Need (Single Adults)



System Capacity: Inventory Gap (Single Adults)



Priorities & Strategies Taking Shape

Coordinated Entry

- Scale diversion/rapid exit systemwide
- Progressive engagement and phased assessment

Cross System

- Implement unsheltered strategy and coordinated street outreach response
- Activate integrated care to support response and stabilization

HMIS/Data

- Develop real time performance management tools and dashboards

CA/Lead Agency

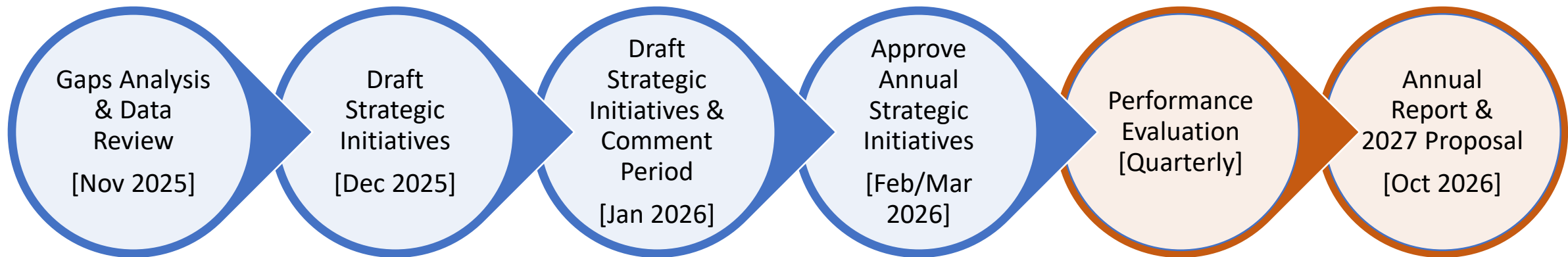
- Refine and standardize program models
- Develop communications and funding plan

Discussion

- What does this tell us about our immediate 2026 priorities?
- What role will the CoC Board have in drafting strategic initiatives?
- How can the annual work plan and deliverables be structured to balance rebuilding the CoC infrastructure and larger homelessness reduction goals?
- What are the key areas for advocacy and support?
 - Flexible funding
 - Affordable housing
 - Healthcare partnerships

Next Steps

- Update system modeling and funding/cost assumptions.
- Introduce proposed approach to CoC Membership and Committees, including shift to Committee work plans.



Lead Agency Updates

Eileen Rosa

CoC NOFO

- Timeline is still unknown. CoC Leads participating in NAEH Cohort Calls with other states.
- Specific Concerns:
 - **Timeline:** Expecting an expedited application window of at least 30 days.
 - **Cap on Permanent Housing:** Recent news in the [Politico](#) show an expected 30% cap on permanent housing projects (RRH and PSH) in the NOFO.
 - **Overall Reduction and Project Prioritization:** To reduce CoC funding and permanent housing overall, also expect HUD to implement a lower amount of historically guaranteed awards for high ranking/performing projects (90% of Annual Renewal Demand). Per NAEH, this Tier 1 of projects is expected to be limited to 50% of the ARD.

Normal Scenario:	Total ARD	Tier 1 (90% of ARD)	Tier 2 (Remain. 10%)
FY24 ARD	\$4,385,167	\$3,946,650.30	\$438,516.70
FY25 ARD	\$5,856,357	\$5,270,721.30	\$585,635.70
Updated Scenario:	Total ARD	Tier 1 (50% of ARD)	Tier 2 (Remain. 50%)
FY25 ARD	\$5,856,357	\$2,928,178.50	\$2,928,178.50

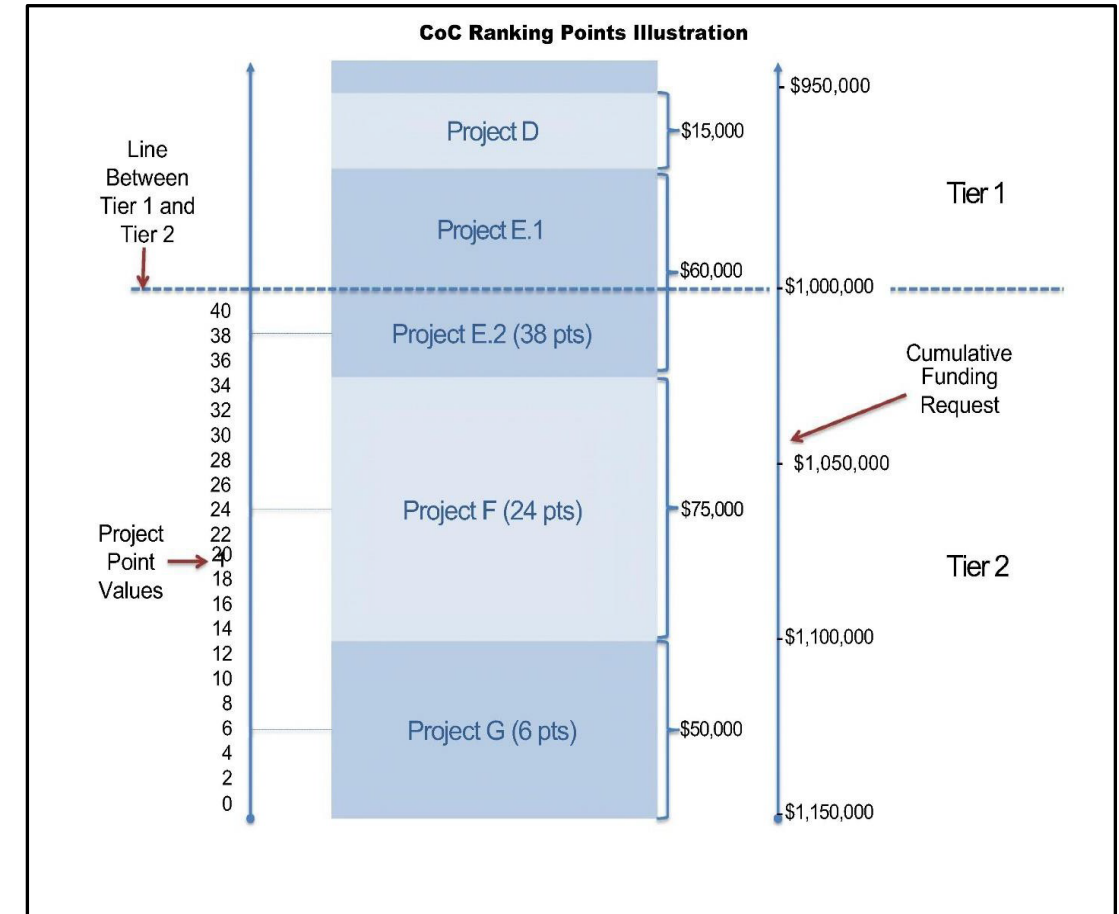
Overview of Ranking Tiers (Previous NOFOs)

• Tier 1

- 90% (percent subject to change annually) of CoC's ARD
- Projects are safe in Tier 1—if Consolidated Application properly submitted and project passes HUD's eligibility/quality threshold review.

• Tier 2

- Difference between Tier 1 and CoC's ARD (the remaining 10%), plus any bonus projects (excluding DV Bonus projects and before adjustments to PH Leasing, Operating, and Rental Assistance BLIs based on changes to FMR annually – this comes after NOFO is completely submitted and will be updated by HUD after the competition period).
- ARD minus- Non-Competitive - plus CoC Bonus- minus Tier 1.



Strategies

- Informed grantees and running scenarios for potential reductions, transitions and/or reallocations.
- CoC will send a survey to gauge advanced interest of *voluntary reallocation or transition grant proposals* (assuming allowed under NOFO).
 - Will NOT replace Letter of Intent to Apply process.
 - The NOFO may allow transition projects OR funds may have to be reallocated to create a new project.
- For example, evaluate potential shift from RRH to TH to maximize PH.
 - Focus on building income and managing client portion of rent

November At-A-Glance

Eileen Rosa

Adjourn

Next Meeting:

December 4th from 9 – 10:30am

Location:

NCWorks Career Center, 1830 Tillery Pl # B