

CREATING AN AWARD-WINNING PROGRAM FOR THE HARDEST-TO-SERVE



CANON KIP COMMUNITY HOUSE, SAN FRANCISCO, CA

Open since 1994, Canon Kip is a 104-unit supportive housing complex located in the South of Market neighborhood. More than 70% of the tenants have two or more disabilities, including mental illness, HIV and AIDS, or a history of substance abuse.

Canon Kip also features a senior center and a skills center at which tenants and other supportive housing residents in the city can access employment services.

CSH AND THE PROJECT

During development CSH provided:

- ✓ A pre-development loan;
- ✓ Technical assistance; and
- ✓ Tax credit syndication

During implementation, CSH:

- ✓ Facilitated services expansion by establishing an inter-agency, integrated services team as part of CSH-sponsored Health, Housing and Integrated Services Network (HHISN);
- ✓ Helped prepare an application for HUD SHP funding (approximately \$1 million/ year for five sites including Canon Kip), obtained foundation funding and organized delivery of services to maximize Medicaid revenues;
- ✓ Provided training and team-building to support service partnerships;
- ✓ Helped design and implement a management information system to track client services—this data was used to meet reporting requirements for multiple funding sources, and for program planning. (This MIS is now in use at 5 ECS supportive housing projects and is being replicated at several other projects with other sponsors throughout SF and nearby Alameda County);
- ✓ Through CSH's Next Step Jobs initiative, funded the creation of the Supportive Housing Employment Collaborative, a network of five local groups providing a range of training and employment services to 500 tenants;
- ✓ Sponsored ground-breaking evaluation—"Supportive Housing and Its Impact on the Public Health Crisis of Homelessness"—which tracked housing stability and impact on costs and utilization patterns in public hospital, mental health and substance abuse treatment systems; and
- ✓ Arranged for policymakers and organizations considering creation of supportive housing throughout the state to see Canon Kip.

CSH has also documented lessons learned at Canon Kip through publications (*The Network: Health, Housing and Integrated Services: Best Practices and Lessons Learned*) and curriculum for trainings provided statewide and around the country.

FINANCING

CAPITAL

State of California Rental Housing Construction Loan	\$2,000,000
City and County of San Francisco HOME	\$1,400,000
City and County of San Francisco CDBG	\$500,000
City and County of San Francisco Mitigation Fees	\$360,000
Total	\$4,300,000

OPERATING

HUD McKinney Shelter Plus Care	\$1,300,000 (5 years)
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SERVICES

HUD Supportive Housing Program	\$141,000
Local government	\$64,000
Medicaid	\$52,000
Philanthropy	\$80,000
Total	\$337,000

THE SPONSOR

Episcopal Community Services

Episcopal Community Services (ECS) is one of San Francisco's largest and most capable non-profit organizations serving the homeless and extremely low-income individuals. ECS operates two large shelters with case management and support services. In addition, they run the 104-unit Canon Kip Community House and two hotels, which both have 75 units each of supportive housing. In total, ECS provides shelter to over 800 people each night through its various programs and shelters.

CSH AND THE SPONSOR

Through 2000, CSH has made direct grants and loans to ECS of nearly \$400,000 for predevelopment of Canon Kip, employment services, and HHISN expenses. In addition, CSH funneled \$25,000 in funding from the San Francisco Department of Public Health to ECS.

Most importantly, ECS has been an essential member of CSH's award winning Health Housing and Integrated Services Network (HHISN) including involvement in the planning of HHISN in 1994. The integrated service team at Canon Kip was the first to be established under HHISN. As a result of this seven-year collaboration, ECS has since expanded the HHISN model to new projects, in most cases utilizing one or more of the service partners working at Canon Kip Community House. These new programs include:

- ✓ The Rose Hotel – another HHISN SRO for single homeless adults - ECS took over primary on-site service role after another organization withdrew;
- ✓ Pacific Bay Inn – an innovative project which master-leased SRO to provide “Direct Access to Housing” for homeless people referred from hospital and emergency rooms and death prevention project;
- ✓ A new 50-unit families project; and
- ✓ ECS is also providing services at a new supportive housing project for homeless seniors.

The Health Housing and Integrated Services Network currently serves more than 1000 formerly homeless individuals coping with mental, physical and medical challenges in more than fifteen localities, and is being replicated statewide. The HHISN was awarded HUD's Best Practice award as part of the Regional Innovative Homelessness Initiative; a SAMHSA Community Action Grant for Service Systems Change to support adoption of HHISN model as an “exemplary practice”; citation by National Resource Center on Homelessness and Mental Illness as one of the “Programs that Make a Difference” ; and the 1998 PacificCare Humanitarian Award from California Association of Health Plans.



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