

HOUSING AND HEALTH SERVICES

COORDINATION COUNCIL

(HHSCC)

HHSCC MEETING

Wednesday, February 26, 2025

SPEAKERS:

Bobby Wilkinson, Executive Director of TDHCA

Patricia Durham, proxy for Claire Irwin, HHS

and Aging Services Coordination

Amber Morrison, proxy for Dr. Blake Harris, Texas

Veterans Commission, Veterans Mental Health

Department

Suzanne Barnard, Texas Department of Agriculture,

Community Development Block Grant Program.

Bill Cranor, TDHCA, Director of 811

Matthew Lovitt, TDHCA, Senior Legislative Affairs

Advisor

Jeremy Stremler, TDHCA, Manager, Housing Resource

Center

Elizabeth Yevich, TDHCA, Director of the Housing

Resource Center

Beau Eccles, TDHCA General Counsel

Brittany Hampton, Housing Access Coordinator with HHS

Brooke Boston, TDHCA

Tanya Lavelle, Disability Rights Texas

Veronica Neville, HHSC

1 **Bobby Wilkinson (0:00:00):**

2 It's a little after 10:00 on Wednesday, February 26th.
3 Here for the Housing and Health Services Coordination
4 Council, I'm Bobby Wilkinson, Executive Director of
5 TDHCA and I guess we'll just go around.

6

7 **Patricia Durham (0:00:15):**

8 Oh, hi. Patricia Durham. I'm proxy for Claire Irwin
9 and I'm from HHS and Aging Services Coordination.

10

11 **Bobby Wilkinson (0:00:24):**

12 Great.

13

14 **Amber Morrison (0:00:25):**

15 I'm Amber Morrison, proxy for Dr. Blake Harris, Texas
16 Veterans Commission, Veterans Mental Health Department.

17

18 **Bobby Wilkinson (0:00:31):**

19 All right.

20

21 **Suzanne Barnard (0:00:31):**

22 I'm Suzanne Barnard, I am with the Texas Department of
23 Agriculture, Community Development Block Grant Program.

24

25 **Bill Cranor (0:00:37):**

26 I'm Bill Cranor from TDHCA. I'm the Director of 811.

27

28 **Matthew Lovitt (0:00:41):**

29 My name is Matthew Lovitt, TDHCA, Senior Legislative
30 Affairs Advisor.

31

32 **Jeremy Stremmler (0:00:46):**

33 Jeremy Stremmler from TDHCA, Manager, Housing Resource
34 Center.

35

36 **Elizabeth Yevich (0:00:49):**

37 Elizabeth Yevich, TDHCA, Director of the Housing
38 Resource Center.

39

40 **Beau Eccles (0:00:55):**

41 And Beau Eccles, TDHCA General Counsel.

42

43 **Bobby Wilkinson (0:00:57):**

44 Okay. We don't have quorum, obviously. Are there any
45 agency or governor appointees on the phone?

46

47 **Brittany Hampton (0:01:10):**

48 Hello. This is Brittany Hampton, (phonetic) 0:01:11

49 Housing Access Coordinator with HHS.

50

51 **Brooke Boston (0:01:23):**

52 And I'm on the call, too. This is Brooke Boston with

53 TDHCA.

54

55 **Bobby Wilkinson (0:01:33):**

56 Hey, Brooke. Okay. Approval of minutes, can't do it.

57 Next, we'll get an update on Section 811 from Bill

58 Cranor.

59

60 **Bill Cranor (0:01:41):**

61 Okay. The first thing I want to talk about is money

62 because there was a new NOFA put out in January and then

63 when we changed administrations, it was pulled back. We

64 don't know if it will or won't be reissued, but if it is

65 reissued, we do intend to apply for those funds. We

66 were awarded funds for 2023 and we are still waiting for

67 the cooperative agreements for those to get those funds.

68 The federal government may be busy right now, I don't

69 know. We currently filed 485 people housed, 47 of those

70 are new 2019 people that we just got started on last
71 year.

72

73 Over the last 90 days, 14 percent of our people have
74 been from our target populations where we have the
75 preference, which are people exiting from foster care,
76 people exiting from nursing facilities, people exiting
77 from intermediate care facilities. That preference was
78 put in place because historically, we were at about 9
79 percent or less. And so over the last year, we've been
80 somewhere between 20 and 15 percent, usually, so we've
81 really almost doubled the amount of those people that we
82 have are getting into the program to cover those target
83 populations. And so that's pretty much what I have,
84 unless anybody had a question.

85

86 **Bobby Wilkinson (0:03:10):**

87 Tanya?

88

89 **Tanya Lavelle (0:03:12):**

90 Tanya Lavelle, Disability Rights Texas. Could you just
91 repeat the numbers of how many you guys have now, how
92 many you've housed?

93

94 **Bill Cranor (0:03:17):**

95 How many of which?

96

97 **Tanya Lavelle (0:03:18):**

98 How many people you've housed.

99

100 **Bill Cranor (0:03:23):**

101 Four hundred eighty-five, currently --

102

103 **Tanya Lavelle (0:03:23):**

104 Okay. Awesome.

105

106 **Bill Cranor (0:03:23):**

107 -- are currently housed, that's not historic. Historic

108 is somewhere around 800.

109

110 **Tanya Lavelle (0:03:27):**

111 Okay. Perfect. Thank you.

112

113 **Bill Cranor (0:03:30):**

114 Sure.

115

116 **Bobby Wilkinson (0:03:32):**

117 And the money's still going through?

118

119 **Bill Cranor (0:03:35):**

120 We still have money coming through. We are funded for

121 19, theoretically, for four more years and we are funded

122 for 12 and 13, at least until May.

123

124 **Bobby Wilkinson (0:03:46):**

125 Okay.

126

127 **Bill Cranor (0:03:47):**

128 They could only go six months when they gave us funding

129 for the year because of the continuing resolution.

130 There's another continuing resolution due in March,

131 assuming they don't submit a federal budget before that,

132 which would extend the funds longer.

133

134 **Bobby Wilkinson (0:04:05):**

135 Okay. Thank you. Matthew's going to give us some

136 update on session.

137

138 **Matthew Lovitt (0:04:08):**

139 Good morning, everyone. As Bobby just mentioned and as
140 I introduced myself a second ago, my name is Matthew
141 Lovitt. I'm the senior Legislative Affairs Advisor here
142 at TDHCA. Thank you for the opportunity to be here this
143 morning to share a little bit about the happenings thus
144 far in the 89th session and what we anticipate to happen
145 in the next couple of months as the session marches
146 towards sine die on June 2nd. Before I begin, the
147 slides I'll be referencing are behind your agenda in the
148 event that you want to follow along with the talking
149 points that I'll be providing. For those of you who are
150 on the phone, I will provide the slides to Jeremy and
151 Elizabeth, and they can distribute them if you're
152 interested in those slides.

153

154 So for today's agenda for what I want to talk about,
155 like I mentioned, I'm going to provide a quick overview
156 of the 89th session, what's happened so far, what we can
157 expect going forward over the next couple of months.
158 I'm going to highlight a few relevant bills or bills
159 that I feel are relevant to this particular group.
160 There are many that we are following at TDHCA so I just
161 wanted to select a few that I can share with you, and if

162 you have questions or things like that, we can conclude
163 today's conversation with those and I'll do my best, of
164 course, to provide the answers. Should I say next
165 slide? I feel so weird referencing slides. Anyways.
166 Next slide, I guess.

167

168 So for those of you I don't know how familiar or I'm not
169 familiar with how closely this group monitors the
170 legislature, so I'm going to start with just some
171 general overview of what's happened so far and starting
172 with some key dates. As you're probably aware, the
173 session convened on January 14th, the second Tuesday of
174 January, and for the first 30 days, typically they're
175 limited to discussions on Governor Abbott's priority
176 items. Governor Abbott didn't announce his priority
177 items until like the end of January. Those emergency
178 items are property tax relief, water infrastructure,
179 teacher compensation, career readiness, which generally
180 refers to the trades like welding, plumbing, things like
181 that; school vouchers or school savings accounts,
182 depending upon your preference; bail reform and then
183 cybersecurity. The second 30 days, which is where we
184 currently are right now, committees can start

185 consideration of non-emergency items.
186
187 They can't vote on those items until after March 14th,
188 which is the filing deadline. March 14th, obviously
189 again, as I just mentioned, is when House and Senate on
190 the floor can start taking votes on those non-emergency
191 items. Before that, so currently in this period,
192 they're limited to conversations and votes on those
193 emergency items. Property taxes, probably which a lot
194 of the people you mentioned were in the garage,
195 (indiscernible) 0:06:39) and probably here for property
196 taxes, or any of a number of those emergency items that
197 are eligible for discussion on the Senate and House
198 floor at this particular time. Sine die is June 2nd.
199 The deadline for the governor's signature on legislation
200 is June 22. And then the date at which most of the
201 bills that are passed this session will become effective
202 is September 1 of 2025 this year.
203
204 So going to the next slide, more general updates related
205 to legislative operations. There is a new speaker of
206 the House. I don't know if you guys have been
207 following. There was a little bit of intra party drama

208 between Representative Burrows from Lubbock and
209 Representative Cook from Mansfield, who was going to be
210 the next Speaker. Ultimately, Rep. Burrows won the
211 speakership, so he is leading the charge in the House.
212 Senate leadership, more or less the same. Going back to
213 the House side, we do have a new Oversight Committee
214 through which most TDHCA bills go or funnel, that is a
215 combination of County Affairs and Urban Affairs.
216 They've now come together to the Intergovernmental
217 Affairs. Excuse me. It's chaired by Cecil Bell out of
218 Mayfield. I forget. It starts with an M, so it's a
219 smaller community and vice chaired by Erin Zwiener, who
220 I believe represents Hays County or portions of Hays
221 County. On the Senate side, but more or less status quo,
222 we're still in Senate Local Government which is chaired
223 by Paul Bettencourt out of Houston and Vice Chaired by
224 Mayes Middleton, who's out of the Galveston region.
225 Next slide.

226

227 On the policy front, primary happenings for TDHCA for
228 us, thus far, have primarily related to the budget. We
229 were in Senate Finance a couple weeks ago presenting our
230 Legislative Appropriations Request to the full Senate

231 Finance Committee. On Monday of this week, we are in
232 front of the House Appropriations Article 7 Subcommittee
233 providing the same presentation. Good thing, I suppose,
234 is that or two good things that materialized out of
235 these two committee presentations is that both sides,
236 both the House and the Senate, incorporated all of our
237 recommendations or all of our requests into the base
238 budget and there were no questions asked, which is
239 typically pretty good if, according to Michael Lyttle,
240 my boss, that has only happened, like this is only the
241 second time in the past like quarter century that no
242 questions have been asked.

243

244 So maybe that's a good sign or maybe they were just like
245 gearing up for like the Lottery Commission or some other
246 agency who is in the TAR crosshairs right now. Going on
247 to the next slide, which is the title slide, Some Bills
248 of Interest. This is the main event for my presentation
249 today and I think these are going to be relevant to you
250 guys, but please correct me if that's not the case or if
251 you have questions on other bills, I'll do my best to
252 answer those or provide additional information after the
253 meeting today, should you be interested. There are a

254 number here. The first one is House Bill 492 by Morales
255 and this prohibits consideration of LIHTC applications
256 for developments that are beyond two miles from a
257 grocery store, so all applications for developments have
258 to be within two miles of a grocery store, another way
259 to say that.

260

261 Second bill that we're following is House Bill 636 by
262 Representative Walle, which requires TDHCA to
263 collaborate with the Texas Homelessness Network and
264 medical and insurance industries to improve data
265 sharing, to create a data sharing system more or less in
266 cooperative agreements where we can share data among
267 those entities concerning people who may be experiencing
268 homelessness.

269

270 Third is House Bill 714 and its companion, Senate Bill
271 337. This is the Tenant Readiness and Landlord
272 Incentive Pilot Program. It is a refile from last
273 session. You may be familiar with it, but the intent is
274 to help families, people fleeing domestic violence and
275 other at-risk groups, I think, leave homelessness as
276 quickly and efficiently as possible. Next is House Bill

277 1173. This bill expands the list of cities eligible to
278 receive HHSP funds. There currently is the nine largest
279 cities and I don't have them all memorized off the top
280 of my head, but Plano, Dallas, Travis County, Tarrant
281 County, those but it now will include Lubbock, Laredo
282 and Irving. Last on this particular slide is House Bill
283 2016 by Representative Bucy, which establishes a housing
284 trust fund for nonprofit developers and housing support
285 services. This one is unique because it allocates the
286 dollars in the fund by percentages to different
287 activities. So 90 percent goes to nonprofit developers,
288 9 percent goes to homelessness service providers in the
289 community, and then the remaining 1 percent, I think
290 goes to administrative expense.

291

292 Going to the next set of bills, House Bill 2132 by
293 Representative Bhojani allows TDHCA to add points to
294 housing tax credit applications that are reserved, or
295 the development is reserved for elderly tenants. House
296 Bill 2142 mandates a study of models to address
297 homelessness with a particular emphasis on tiny homes.
298 HB 2426 by Representative Garcia established a work
299 group to study possible uses of surplus government

300 property to provide housing to veterans experiencing
301 homelessness. House Bill 2685 requires, this group
302 actually, to study 211 and make recommendations for
303 service-enriched housing. Something to track.
304
305 If only one bill out of today's presentation you take
306 away, it's probably that one because obviously, it's
307 relevant to y'all's charge. Going to the last set of
308 bills. House Bill 2724 requires TDHCA to monitor
309 homelessness shelters for discriminatory practices.
310 This is by Representative Cole. House Bill 2746 by
311 Representative Campos is a text to donate fund for local
312 homelessness program, where anybody who has a cell phone
313 can donate money through their cell phone bill or their
314 cell phone provider, and they get to select the
315 municipality to which those funds will go to provide
316 homelessness services. House Bill 2808 codifies the
317 youth homelessness program included or articulated in
318 Rider 16. There are slight changes. It changes the age
319 range for people eligible to participate in these
320 services, but more or less it just codifies Rider 16.
321 And the last bill I want to bring to you guys today is
322 Senate Bill 399. This requires a biennial audit of

323 state homelessness programs to assist efficiency and
324 efficacy. Obviously, that includes TDHCA homelessness
325 programs and any other state agency homelessness program
326 for that matter. Any questions about the bills that I
327 presented or bills that I didn't present?

328

329 **Unidentified Speaker (0:13:33):**

330 So I believe it was with HB 1116 by Representative Bucy.
331 Do you know? It seems like it's probably
332 (indiscernible) 0:13:43. Currently, the housing trust
333 fund two major pieces are the Amy Young Barrier Removal
334 Program and Bootstrap Program. Do you know if this is
335 going to impact either of those pieces?

336

337 **Matthew Lovitt (0:13:53):**

338 I do not off the top of my head, but I can certainly get
339 that information and follow up with you if you'd like me
340 to.

341

342 **Bobby Wilkinson (0:14:01):**

343 Which bill are we talking about?

344

345

346 **Matthew Lovitt (0:14:02):**

347 HB 1116. It doesn't appear to be included in the list
348 of bills that I provided.

349

350 **Unidentified Speaker (0:14:08):**

351 I thought it was the one, 2016.

352

353 **Unidentified Speaker (0:14:07):**

354 It's 2016. HB 2016.

355

356 **Unidentified Speaker (0:14:08):**

357 2016.

358

359 **Matthew Lovitt (0:14:09):**

360 Oh, okay.

361

362 **Unidentified Speaker (0:14:10):**

363 Sorry. Yeah.

364

365 **Matthew Lovitt (0:14:12):**

366 I was like, the number doesn't ring a bell off the top
367 of my head.

368

369 **Unidentified Speaker (0:14:15):**

370 No, that was the --

371

372 **Unidentified Speaker (0:14:15):**

373 You talked about the establishment of a housing trust

374 fund. Could it be a new housing trust fund?

375

376 **Matthew Lovitt (0:14:18):**

377 It is a new fund.

378

379 **Unidentified Speaker (0:14:19):**

380 So it said establishment versus --

381

382 **Matthew Lovitt (0:14:21): Yeah.**

383 It's a new fund. It not the ending homelessness fund,

384 for which Amy Young Barrier and the sweat equity program

385 are funded.

386

387 **Unidentified Speaker (0:14:30):**

388 Yeah. So it technically wouldn't, it shouldn't be

389 missed. Okay.

390

391

392 **Matthew Lovitt (0:14:32):**

393 I mean, obviously, if legislators had to select which
394 fund to allocate money to, that would mean there would
395 be an impact, but in theory, just on its face, it would.
396

397 **Unidentified Speaker (0:14:47):**

398 Okay. I'll circle up with you then. Thanks.
399

400 **Matthew Lovitt (0:14:47):**

401 Okay.
402

403 **Bobby Wilkinson (0:14:53):**

404 Any other questions for Matthew? All right. Let the
405 record show that Blade Berkman from (indiscernible)
406 0:15:02 has joined us and ma'am?
407

408 **Veronica Neville:**

409 Veronica Neville from HHSC.
410

411 **Bobby Wilkinson (0:15:06):**

412 All right. Still no quorum.
413
414

415 **Elizabeth Yevich (0:15:12):**

416 Was there anybody else on the phone? It did beep, that
417 could have been counsel?

418

419 **Unidentified Speaker (0:15:16):**

420 It won't make quorum.

421

422 **Elizabeth Yevich (0:15:17):**

423 Although it wouldn't make forum. Okay. I think I could
424 say hello.

425

426 **Bobby Wilkinson (0:15:24):**

427 All right. Now, Jeremy's going to update us on the '25
428 to '29 consolidated plan.

429

430 **Jeremy Stremmler (0:15:30):**

431 Yes. So similar to the last meeting in October, just
432 wanted to come, let everyone know that we are working on
433 the consolidated plan and the associated sections of
434 that plan which govern how we will operate our community
435 and planning development programs from HUD over the next
436 five years. We're in the process of compiling that and
437 we do expect to have a draft in April to go out for

438 public comment. Of course, it will be most likely with
439 our estimates, which will be just get funding levels
440 from the previous year.

441

442 Until Congress passes a budget in some form, we do not
443 know final numbers. And once they do pass the budget,
444 if necessary, we will make adjustments to those plans
445 before submitting the final version to our board for
446 approval and then to HUD for approval. But this is an
447 opportunity. If anyone has any questions or suggestions
448 on how those programs operate or anything they could do
449 differently, we welcome you to let us know here or you
450 can send me an email with any suggestions or questions
451 or concerns you might have related to that.

452

453 **Bobby Wilkinson (0:16:53):**

454 You didn't share a draft plan or email, did you?

455

456 **Jeremy Stremmler (0:16:55):**

457 No. No. So the draft will go out. Again, after our
458 April board meeting is when we plan on taking the draft
459 of the entire plan to go out for public comment for
460 review by everybody and we welcome you to look at it

461 then. Again, the numbers will not be final, unless
462 March 14th, as Bill said, rolls by and a budget is
463 passed, then the version that we take out will have real
464 numbers in it. Whether it will be going out in April,
465 if a budget is passed in March is to be seen, depending
466 on what those numbers look like and if any additional
467 work needs to be done, but that's kind of where it's at.
468 And welcome any questions or comments.

469

470 **Elizabeth Yevich (0:17:42):**

471 I'd like to say a special thank you to Suzanne Barnard
472 and Blade Berkman for their work on their respective
473 programs that are part of this plan that has the five
474 different HUD programs in it.

475

476 **Bobby Wilkinson (0:17:54):**

477 Is this the first Con Plan that has HOME-ARP standalone?

478

479 **Jeremy Stremmler (0:17:58):**

480 So HOME-ARP is technically its own plan, and it was
481 submitted as underneath part of the 2021 --

482

483

484 **Elizabeth Yevich (0:18:07):**

485 2021.

486

487 **Jeremy Stremmler (0:18:09):**

488 -- plan, but it is technically separate. We submit it

489 in the same system, but it's its own plan. It's

490 included in the CAPER.

491

492 **Elizabeth Yevich (0:18:17):**

493 Which is the report looking back.

494

495 **Jeremy Stremmler (0:18:19):**

496 Which is the report looking back but it is not part of -

497 -

498

499 **Elizabeth Yevich (0:18:23):**

500 The five-year plan looking.

501

502 **Jeremy Stremmler (0:18:23):**

503 The five-year plan or the one-year action plans even.

504

505 **Bobby Wilkinson (0:18:24):**

506 It's not in the OYAP either?

507

508 **Jeremy Stremmler (0:18:26):**

509 No, no.

510

511 **Elizabeth Yevich (0:18:26):**

512 No. No.

513

514 **Jeremy Stremmler (0:18:28):**

515 It's got its own plan sitting there in the system --

516

517 **Elizabeth Yevich (0:18:30):**

518 From 2021.

519

520 **Jeremy Stremmler (0:18:30):**

521 -- all by itself.

522

523 **Suzanne Barnard (0:18:32):**

524 Because we couldn't just like --

525

526 **Elizabeth Yevich (0:18:34):**

527 We couldn't, right, Suzanne? I know.

528

529

530 **Suzanne Barnard (0:18:36):**

531 That would not make sense, so.

532

533 **Bobby Wilkinson (0:18:38):**

534 Right. Good to know.

535

536 **Elizabeth Yevich (0:18:40):**

537 Yeah.

538

539 **Bobby Wilkinson (0:18:42):**

540 Any questions for Jeremy or comments about Con Plan?

541 Okay. Is there any members of the public, either on the

542 phone or in person that would like to make a comment?

543

544 All right. We are planning on meeting April 16th.

545 Could change due to session stuff. That's the idea now

546 and we'll, you know, be here, of course. And with that,

547 I adjourn. Thanks.

548

549 **Unidentified Speaker (0:19:14):**

550 Thank you.

551

552

553 **Unidentified Speaker (0:19:15):**

554 Thank you everyone who's called in on the phone.

555