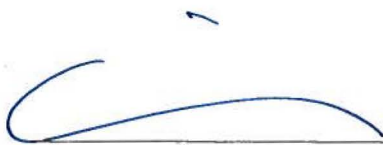


## Application Submittal Checklist

*The following items are required for submittal of the grant application. Please verify and check off that the items have been included in the application packet.*

- 1) Certificate of Good Standing (If the Applicant is an Organization)
- 2) Declaration Statement
- 3) Verify that grant shall be used for a public purpose
- 4) Background and Summary
- 5) Service Summary and Outcomes
- 6) Budget
  - a) Budget request by source of funds ([Link](#))
  - b) Personnel salaries and wages ([Link](#))
  - c) Equipment and motor vehicles ([Link](#))
  - d) Capital project details ([Link](#))
  - e) Government contracts, grants, and grants in aid ([Link](#))
- 7) Experience and Capability
- 8) Personnel: Project Organization and Staffing



AUTHORIZED SIGNATURE

JONATHON BERLINER, EXECUTIVE DIRECTOR

PRINT NAME AND TITLE

1/17/20

DATE

**received**  
1/17/20 20

3:34pm

**DECLARATION STATEMENT OF  
APPLICANTS FOR GRANTS PURSUANT TO  
CHAPTER 42F, HAWAII REVISIED STATUTES**

The undersigned authorized representative of the applicant certifies the following:

- 1) The applicant meets and will comply with all of the following standards for the award of grants pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is licensed or accredited, in accordance with federal, state, or county statutes, rules, or ordinances, to conduct the activities or provide the services for which a grant is awarded;
  - b) Complies with all applicable federal and state laws prohibiting discrimination against any person on the basis of race, color, national origin, religion, creed, sex, age, sexual orientation, or disability;
  - c) Agrees not to use state funds for entertainment or lobbying activities; and
  - d) Allows the state agency to which funds for the grant were appropriated for expenditure, legislative committees and their staff, and the auditor full access to their records, reports, files, and other related documents and information for purposes of monitoring, measuring the effectiveness, and ensuring the proper expenditure of the grant.
- 2) If the applicant is an organization, the applicant meets the following requirements pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is incorporated under the laws of the State; and
  - b) Has bylaws or policies that describe the manner in which the activities or services for which a grant is awarded shall be conducted or provided.
- 3) If the applicant is a non-profit organization, it meets the following requirements pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is determined and designated to be a non-profit organization by the Internal Revenue Service; and
  - b) Has a governing board whose members have no material conflict of interest and serve without compensation.

Pursuant to Section 42F-103, Hawaii Revised Statutes, for grants used for the acquisition of land, when the organization discontinues the activities or services on the land acquired for which the grant was awarded and disposes of the land in fee simple or by lease, the organization shall negotiate with the expending agency for a lump sum or installment repayment to the State of the amount of the grant used for the acquisition of the land.

Further, the undersigned authorized representative certifies that this statement is true and correct to the best of the applicant's knowledge.

Gregory House Programs

(Typed Name of Individual or Organization)

(Signature)

(Date)

Jonathon Berliner

(Typed Name)

Executive Director

(Title)

**VERIFICATION OF PUBLIC PURPOSE  
APPLICANTS FOR GRANTS PURSUANT TO  
CHAPTER 42F-102, HAWAII REVISED STATUTES**

The undersigned authorized representative of the applicant verifies the following:

- (1) The name of the requesting organization or individual;
  - a. Gregory House Programs
- (2) The public purpose for the grant;
  - a. The purpose of GHP's proposed project is to ensure readily accessible supportive housing for people who are homeless, medically fragile and multi-diagnosed with mental illness and/or substance abuse through its Community Residential Program.
- (3) The services to be supported by the grant;
  - a. Planning, design and implementation of phase II necessary and substantial capital improvements for plumbing, electrical, and structural infrastructure to ensure the continued safe operation of the agency's Community Residential Program.
- (4) The target group
  - a. Community Residential Program serves 14 individuals at any one time and approximately 30 in a year. On any given day, there is a waitlist of up to ten people. The premise of the program is to improve health outcomes and quality of life for the medically fragile and multiply diagnosed resident population. Importantly, it is also the public at large that benefits from this program, which is proven to reduce costly new cases of HIV infection.
- (5) The cost of the grant and the budget.
  - a. We are requesting \$500,000 as supported by the budget documents included in this proposal.

Further, the undersigned authorized representative certifies that this statement is true and correct to the best of the applicant's knowledge.

Gregory House Programs

(Typed Name of Individual or Organization)

(Signature)

(Date)

Jonathon Berliner

(Typed Name)

Executive Director

(Title)

**THE THIRTIETH LEGISLATURE  
APPLICATION FOR GRANTS  
CHAPTER 42F, HAWAII REVISED STATUTES**

Type of Grant Request:

Operating                       Capital

Legal Name of Requesting Organization or Individual: Db:

Gregory House Programs

Amount of State Funds Requested: \$ 500,000.00

Brief Description of Request (Please attach word document to back of page if extra space is needed):

A phase II capital improvement project, including planning, design and necessary plumbing, electrical and other physical plant improvements for the state's only transitional housing facility for homeless people living with HIV/AIDS (PLWH). For over 20 years, Gregory House Programs has been a key partner with the Hawaii Department of Health, providing statewide housing services for PLWH. This partnership is essential to managing the impacts of the epidemic.

Amount of Other Funds Available:

State: \$ \_\_\_\_\_

Federal: \$ \_\_\_\_\_

County: \$ \_\_\_\_\_

Private/Other: \$ \_\_\_\_\_

Total amount of State Grants Received in the Past 5 Fiscal Years:

\$ 3,721,873.00

Unrestricted Assets:

\$ 153,886/00

New Service (Presently Does Not Exist):  Existing Service (Presently in Operation):

Type of Business Entity:

- 501(C)(3) Non Profit Corporation  
 Other Non Profit  
 Other

Mailing Address:

200 North Vineyard Blvd., #A-310

City: Honolulu                      State: HI                      Zip: 96817

**Contact Person for Matters Involving this Application**

Name:  
Jonathon Berliner

Title:  
Executive Director

Email:  
jonb@gregoryhouse.org

Phone:  
(808) 592-9048

Federal Tax ID#:  
[REDACTED]

State Tax ID#  
[REDACTED]

Authorized Signature

Jonathon Berliner, Exec. Director

Name and Title

Date Signed

1/17/20

## **I. Background and Summary**

- 1. A brief description of the applicant's background:** Gregory House Programs (GHP) was founded in Honolulu in 1988 as an IRS recognized 501(c)-3 nonprofit agency (Tax ID 99-0265111) with a mission to provide affordable housing assistance and support services to persons living with HIV/AIDS. From a single 11 bed transitional housing facility, we evolved into becoming a statewide HIV/AIDS housing program and, continue to serve and advocate for clients across O`ahu and the Neighbor Islands.

Today, we're taking the lessons learned on the frontlines of the battle against one of the most lethal pandemics the world has ever known, to address a crisis of homelessness that impacts everyone living in Hawai`i. Our continuum of programs includes: emergency shelter; transitional housing; intensive case management; leadership and local implementation for key federal initiatives (including HRSA Ryan White CARE Act and HUD HOPWA); a food bank and twice weekly hot lunch; housing navigation, rapid re-housing and permanent affordable housing.

While, we remain focused on the needs of medically fragile and dually and triply diagnosed (with mental health and substance abuse) homeless and at-risk of homelessness individuals, we are continually adapting programs based on needs in the community. For more than twenty years, the agency has been a key partner with the Hawaii Department of Health – Harm Reduction Services Branch to provide statewide housing services for persons with HIV/AIDS.

The agency is recognized among the leadership of Partners in Care (PIC). PIC is comprised of homeless service providers, government stakeholders, public housing agencies, affordable housing developers, law enforcement and others. It is the lead planning, coordinating, and advocacy alliance that develops recommendations for programs and services to fill needs within O`ahu's Continuum of Care (CoC) for homeless persons.

In 2020, we're also providing services to anyone in need, regardless of HIV status, through the Coordinated Statewide Homeless Initiative and a new CoC (federally funded) initiative known as Ānuenuue Pathway to Housing, with a focus on serving among the most marginalized persons.

Capital Improvement, Community Residential Program

In the past year, GHP served approximately 400 individuals, some of the poorest and neediest members of our community, with more than 10,000 distinct assistance units to support their housing and food security. For those with housing, our case managers work tirelessly to help them to keep it. For those without, we're implementing a robust program of housing navigation and placement, paired with intensive case management. One of our newest initiatives, funded by a federal CDBG grant through the City and County of Honolulu, was the purchase of a 17-unit apartment complex demonstrating a commitment to maintaining the stock of affordable housing in Honolulu. This complements the toolbox we have to increase housing security and, create permanent affordable housing solutions, not just for our clients, but anyone in need.

- 2. The goals and objectives related to the request.** GHP purchased the property where Community Residential Program (CRP) operates, located at 1096-98 Young Street in Honolulu, in 2018, with a grant from the Hawaii Community Development Corporation. It is comprised of three structures. The cottage was built in 1923, a separate three-unit structure was added in 1949 and, a six-unit building that was constructed in 1954. These buildings require substantial improvements for the safety of residents, staff and visiting care providers.

In 2018, the Hawaii Legislature approved a CIP grant in aid, leveraging our acquisition with funds for essential phase I infrastructure improvements. In the first phase, starting in 2019 and continuing in 2020, we have been addressing the most emergent and immediate physical plant needs. This request represents phase II of the project, to address more long-term improvements for the property. This will support Hawaii Department of Health objectives and priorities. Phase II is a strategic investment with goals to improve safety and ensure the physical plant is being used for highest and best purposes related to its housing and healthcare mission.

CRP serves 14 individuals at any one time. More than 30 individuals realized increased housing stability and essential care linkages here last year. There is always a waitlist for availability. Capital improvements are intended to support more and better health outcomes for residents as well as low and reduced instances of new HIV transmission. The CDC, estimates that each new case of HIV infection that can be prevented, represents an average lifetime cost savings of more than \$300,000.

We intend to assess, design and implement a strategic plan of improvements that address infrastructure systems, including wiring and electrical; plumbing and drainage; structural integrity; fire, safety and security systems; adaptive re-use and; reduced and renewable energy initiatives and other related activities that enhance sustainability. These phase II improvements leverage the investments made to date that support the full and safe operational capacity of the site, in recognition of the key role this singular program provides for residents and public health impact across Hawai'i.

- a. **Objective 1:** In the first quarter, review phase I accomplishments to inform renewed assessment and phase II priorities
  - b. **Objective 2:** In the first quarter, implement new assessment of physical infrastructure and document phase II priorities. This will involve external engineering and physical plant professionals to assist in prioritization and bid solicitation. Assessment shall include both short and long-term needs, including adaptive re-use that supports integration with external providers for better and increased provision of health care services.
  - c. **Objective 3:** By the second quarter, establish project priorities that can reasonably be considered for phase II improvements. Begin planning for phase III improvements, as necessary.
  - d. **Objective 4.** By the third quarter, design and implementation of phase II shall have commenced.
  - e. **Objective 5.** By the fourth quarter re-assess phase II activities to ensure alignment with priorities and availability of resources. Evaluation to inform ongoing operation and future strategic planning.
3. **The public purpose to be served.** The purpose of GHP's proposed project is to ensure safe, efficient and readily accessible supportive housing for people who are medically fragile and multi-diagnosed with mental illness and/or substance abuse through its Community Residential Program. The Community Residential Program, operating since 2005, is a singular program not available anywhere in Hawaii. It provides housing that's home for up to 14 PLWH at any given time. Approximately 30 people with the highest levels of medical fragility, are linked to care and build their housing stability with the support this program provides.

Throughout the last ten years the state has experienced a severe housing shortage resulting in unheard of numbers of unsheltered homeless individuals and families. According to HUD, in 2018, the median income in Honolulu County was \$96,600. This is more than eleven times the average annual income (\$7,560) of GHP program

participants who are the areas poorest and neediest members – often not welcome by the traditional housing solution. The average GHP program participant earns more than four times less than the U.S. Department of Housing and Urban Development's FY 2019 income limits for "very low income<sup>1</sup>." According to the City & County of Honolulu *Five-Year Consolidated Plan & Action Plan* 41% of Honolulu's households experience a housing cost burden (expending more than 30% of income on housing). In comparison, 94% of GHP program participants experience housing cost burdens. The Hawaii Fair Market Rent (FMR) for an average two-bedroom apartment is \$1,830 and without exceeding 30% of income on housing expenses the "state housing wage" would need to be adjusted to \$38.12 per hour for the Honolulu Metropolitan Statistical Area (MSA). This would be the equivalent of 3.6 full time jobs at Hawai'i's minimum wage of \$10.10/hr (2.7 FTE to afford a 1 bedroom).<sup>2</sup>

With statistics like these, there is no wonder that Hawai'i has the second highest homelessness rate in the nation (45/10,000) as reported in the *2019 Annual Homeless Assessment Report to Congress*. Obtaining and maintaining housing is a challenge for everyone, however, this is particularly true for those with disabling disease and mental illness or substance abuse indicators. It is well known that stable housing is a key indicator for positive health outcomes, especially for PLWH as "studies indicate being homeless or marginally-housed is common among PLWH and associated with poorer levels of HAART (highly active anti-retroviral therapy) access and sub-optimal treatment outcomes<sup>3</sup>." However, it isn't as simple as providing someone with shelter and per the U.S. Department of Housing and Urban Development "housing should be used as a structural intervention to improve health outcomes for PLWH<sup>4</sup>..."

Securing and maintaining housing in Hawai'i's socio-economic climate is difficult for most consumers, but imagine the challenge for those who are chronically homeless and are medically fragile. As would be expected, homeless consumers have increased hospitalization rates and typically require longer inpatient stays. For these, homelessness diminishes the effectiveness of their inpatient treatment once discharged and returned to homelessness.<sup>5</sup> Ultimately this creates a cycle that worsens health outcomes and housing status; and places unnecessary financial burden on healthcare systems (through longer than needed stays or recurring admissions). Locally, it cost Straub Hospital between \$30,000 and \$50,000 in 2016 to

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<sup>1</sup> U.S. Department of Housing & Urban Development; FY 2019 Income Limits Documentation System; Honolulu County.

<sup>2</sup> Out of Reach 2017: Hawai'i; National Low Income Housing Coalition

<sup>3</sup> Milloy, M., Marshall, B. D., Montaner, J., & Wood, E. (2012). Housing Status and the Health of People Living with HIV/AIDS. *Current HIV/AIDS Reports*, 9(4), 364-374. doi:10.1007/s11904-012-0137-5

<sup>4</sup> HUD, HOPWA In Focus, December 8<sup>th</sup>, 2016.

<sup>5</sup> Han B, Wells B. Inappropriate emergency department visits and use of the health care for the homeless program services by homeless adults in the northeastern United States. *J Public Health Manag Pract.*2003;9: 530–537.



house homeless discharged with post-discharge recovery needs.<sup>6</sup> Since 2013 Queens Hospital has averaged \$81 million a year on health care for the homeless.<sup>5</sup>

It isn't difficult to find evidence that mental illness and substance misuse play a profound role in homelessness. Additionally, it has been well demonstrated that stable shelter is a key indicator for positive medical and behavioral health outcomes. Yet in Hawai'i 20% of 'counted' homeless report a serious mental illness, of which 63% are unsheltered. Similarly, 18% report substance abuse disorders, of which 71% are unsheltered.<sup>7</sup> Mental illness and substance misuse alone are significant barriers to stable housing but the inclusion of poorly maintained HIV/AIDS status amount to critical need. There is very little data specific to homeless or at-risk for homelessness PLWH experiencing mental health and substance misuse. However, based on historical experience more than 95% of CRP residents have active mental health and/or substance abuse complications at the time of enrolling. Of these, 75% were disengaged from primary, HIV specialty, and behavioral health care with unmanaged disease. This is a direct result of their combined mental health and/or substance misuse and housing status.

Gregory House Programs has more than thirty years of experience providing housing and related services, and more than a decade housing those with substance abuse and mental health barriers. On O`ahu, there is a critical housing shortage for PLWH, particularly those who also experience chronic homelessness in addition to mental illness and/or substance misuse. *At GHP's CRP, no one is ever turned away or disqualified due to mental health status or current/active substance abuse.*

In 2018, we were able to purchase the property with a grant from the Hawaii Community Development Corporation and eliminate nearly \$12,000 in monthly rent payments. This cost savings is being applied to services needed by the participants who have severe medical, psychiatric, substance use rehabilitation and reintegration needs, at this facility that operates on a 24:7:365 basis. It does not provide for necessary capital improvements.

- 4. Describe the target population to be served.** The target population are homeless people living with HIV anywhere in Hawaii. According to the Department of Health, at the end of 2018, there were nearly 5,000 diagnosed case of HIV infections among Hawaii residents. Of 116 newly diagnosed individuals between 2016-2018,

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<sup>6</sup> Consillio, K. "Cost of Homeless Care Increases." Star Advertiser, September 7<sup>th</sup>, 2016.  
<http://www.staradvertiser.com/2016/09/07/hawaii-news/cost-of-homeless-care-increases/>

<sup>7</sup> 2016 Homeless Point-in-Time Count. State of Hawai'i. January 24<sup>th</sup>, 2016

seven were homeless at time of diagnosis. Moreover, of 334 out of care individuals, approximately 10% were homeless or at high risk of homelessness.

People who are homeless have higher rates of illness and chronic diseases than the general population. The conditions of homelessness including nutritional deficiencies, exposure to the elements and extreme weather, and other lifestyle factors, can exacerbate or cause chronic health problems. According to a study by HUD, more than two-thirds of those who were homeless suffered from a chronic illness and nearly a quarter indicated they needed to see a doctor in the last year but were unable to do so.

For homeless individuals living with HIV/AIDS the conditions of homelessness are even more dire. The impact of HIV/AIDS on a person's immune system makes homelessness a serious health risk. Homeless shelters, while they provide respite from the elements are often a significant threat to people with HIV/AIDS. Shelter conditions can expose people with HIV/AIDS to dangerous and even life threatening infections such as hepatitis A, pneumonia, tuberculosis, and skin infections. One study shows that homeless people with HIV who sleep in a shelter are twice as likely to have tuberculosis as the general shelter population.

5. **Describe the geographic area to be served.** Community Residential Program is located in the Makiki neighborhood of Honolulu on the island of O`ahu. While most residents come from the O`ahu community of unsheltered persons, admission is available to anyone in the state of Hawaii who meets the criteria.

### III. Service Summary and Outcomes

1. **Describe the scope of work, tasks and responsibilities.** Through the support of FY 2021 Grant in Aid funds, GHP will implement a plan of capital improvements to ensure the continuing and safe program of supportive housing is available for up to 14 individuals at any one time and up to 35 individuals in one year. The program emphasizes access for homeless individuals experiencing substance abuse or mental health related barriers. The program is designed to be consistent with a low barrier, housing first approach. Throughout the fiscal year, the CRP will maintain a 94% occupancy rate. No one is ever turned away or disqualified due to mental health status or current/active substance abuse.

Capital Improvement, Community Residential Program

For more than a decade CRP has been meeting the complex and ever-changing needs of individuals who are homeless who also experience chronic and disabling medical conditions, mental health, and/or substance abuse related barriers. The CRP provides a low barrier, housing first approach knowing that successful long-term housing is highly dependent upon fulfilling an urgent need for immediate shelter regardless of mental health and/or substance abuse status. The CRP program has an average wait time of about two weeks; clients pending space at CRP who are living outdoors are accommodated at the YMCA, YWCA, or other housing program while waiting.

Each CRP resident participates in structured activities with trained specialists that include: Comprehensive case management, individual and group life skills, relapse prevention, substance abuse counseling, and reintegration. Coordination services will include: Housing; linkages to primary & specialty medical care, access to pharmaceutical assistance, medication adherence programs, psychotherapeutic services; health & social assessments; enrollment assistance; advocacy; financial and eviction prevention counseling; and housing retention services. These services continue for program participants even after they have transitioned toward independent living to ensure continuity and successful maintenance of housing status.

Capital improvements proposed herein that support this critical and vital program described above are overseen by the executive director in consultation with external experts and as approved by the agency's board of directors. This work involves comprehensive assessment of the physical plant, analysis and review of best practices in building maintenance and operation, and research for cost savings through lowering energy usage and adopting renewable energy strategies. The executive director has the best overall vantage to understand day-to-day operations for this facility that is staffed 24:7:365, as well as forecasting future use requirements to better coordinate with colleague agencies. The anticipated outcome is create the safest conditions for residents and staff, minimize any forced vacancies due to uninhabitability, and optimize conditions to integrate more and better care services on-site.

2. **Provide a projected annual timeline for accomplishing the results or outcomes of the service:** CRP is currently operational. Activities supported by FY 2021 Grant in Aid will be ongoing throughout the fiscal period, build on phase I investments that have enabled the project to continue to date and support long-term sustainability of the program.
3. **Describe its quality assurance and evaluation plans for the request. Specify how the applicant plans to monitor, evaluate, and improve their results:** Quality assurance,

evaluation, and improvement is a core process for GHP. The organizational culture creates an understanding that the housing status of clients is positively impacted by the efficacy, quality, and safety of services delivered. This is further reinforced in the organizations belief that quality assurance and evaluation comes from all facets of the agency including: 1) Program participants; 2) Service delivery; 3) Program oversight; 4) Administrative & fiscal management; and 5) Facilities. Because of this the scope of GHP's quality and evaluation activities center on indicators agency-wide and uses data from the following sources:

- a. Annual consumer satisfaction surveys
- b. Resolution of client grievances
- c. Employee satisfaction
- d. Client outcomes
- e. Monthly, quarterly, and annual program, administrative, and fiscal reports.
- f. Community needs assessments
- g. Client chart reviews
- h. Compliance & Risk Management

**4. List the measure(s) of effectiveness that will be reported to the State agency through which grant funds are appropriated (the expending agency):** The following list of measures of effectiveness will be the base for progress reporting to the state through the expending agency;

- A. Total number of enrolled program participants
- B. Monthly occupancy rates
- C. Percent of total who maintained enrollment throughout the project period
- D. Percent of total who transitioned to permanent housing (or care home if applicable)
- E. Percent of total who realized medical stability as a result of program participation
- F. Total number of hours of comprehensive case management per enrolled client
- G. Total number of housing navigation services per enrolled client
- H. Total number of enrolled clients who have realized and maintained increased mental health stability and reduced substance abuse at three, six, nine, and twelve months.

Gregory House Programs  
Grant in Aid, Fiscal Year 2021

Capital Improvement, Community Residential Program

I. Percent of participants with documented improved tenancy skills and financial stability.

**IV. Financial**

1. **All required budget forms are attached.**
2. **The applicant shall provide its anticipate quarterly funding requests for the fiscal year 2021.**

Anticipated quarterly funding requests for the fiscal year 2019.

Quarter 1	Quarter 2	Quarter 3	Quarter 4	Total Grant
\$125,000	\$125,000	\$125,000	\$125,000	\$500,000

3. Other sources of funding that they are being sought fiscal year 2021: No other sources of funding will be sought for Capital Improvement Program in FY 2021 as we rely on them for direct service provision.
4. Tax Credits: Not applicable, GHP have not received, nor does it anticipate applying for any state or federal tax credits.
5. Listing of all federal, state, and county government contracts, grants, and grants in aid it has been granted within the prior three years and will be receiving for fiscal year 2021:

Department of Health – Harm Reduction Services Branch ASO Log No. 18-174 2/1/18 – 7/31/20 \$1,692,320.00 Peter Whitarcar, Peter.whitarcar@doh.hawaii.gov	
Department of Human Services State Homeless Shelter Program 7/1/2019 - 6/30/2020 DHS-18-HPO-5005-SA02 - \$114,000.00 Amanda Walley, 586-0974 awalley@dhs.hawaii.gov 1010 Richards Street, Suite 312 Honolulu, HI 96813	Department of Human Services State Homeless Shelter Program 8/1/2018- 6/30/2019 DHS-18-HPO-5005-SA01 \$114,000.00 Amanda Walley, 586-0974 awalley@dhs.hawaii.gov 1010 Richards Street, Suite 312 Honolulu, HI 96813

Gregory House Programs  
Grant in Aid, Fiscal Year 2021

Capital Improvement, Community Residential Program

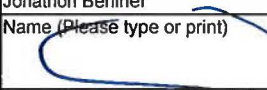
<p>Department of Human Resources State Homeless Shelter Program 2/1/2017 - 7/31/2018 DHS-18-5005 \$171,000.00 Amanda Walley, 586-0974 awalley@dhs.hawaii.gov 1010 Richards Street, Suite 312 Honolulu, HI 96813</p>	<p>City and County of Honolulu Emergency Solutions Grant 2/1/2018 - 10/15/2019 CT-DCS-1800155 \$372,619.00 Amber Itokazu, 768-8842 <a href="mailto:Amber.itokazu@honolulu.gov">Amber.itokazu@honolulu.gov</a> 925 Dillingham Boulevard Honolulu, HI 96817</p>
<p>HUD FY2019 HOPWA 12/01/2018-11/30/2021 HI-H180007 \$1,390,650.00 Marsha Ito, 457-4679 <a href="mailto:Marsha.e.ito@hud.gov">Marsha.e.ito@hud.gov</a> 1132 Bishop Street, Suite 1400 Honolulu, HI 96813</p>	<p>HUD FY2015 HOPWA 12/1/15 -11/30/2018 HI-I-15-0010 \$1,390,650.00 Marsha Ito, 457-4679 <a href="mailto:Marsha.e.ito@hud.gov">Marsha.e.ito@hud.gov</a> 1132 Bishop Street, Suite 1400 Honolulu, HI 96813</p>
<p>City and County of Honolulu FY19-20 HOPWA 1/28/2019-2/28/2020 CT-DCS-1900146 \$436,500.00 Pamela Agena, 768-7756 <a href="mailto:pagena@honolulu.gov">pagena@honolulu.gov</a> Kapalama Hale, Suite 200 925 Dillingham Boulevard Honolulu, HI 96817</p>	<p>Department of Human Services Grant in Aid 11/1/2018-10/31/2019 DHS-19-HPO-0006 \$150,000.00 June Tong, 586-7254 <a href="mailto:jtong@dhs.hawaii.gov">jtong@dhs.hawaii.gov</a> 1010 Richards Street, Suite 312 Honolulu, HI 96813</p>
	<p>These are grants that have been awarded and renewal is anticipated for FY 2021</p>

6. Balance of GHP unrestricted current assets as of December 31, 2019: \$153,886.

## BUDGET REQUEST BY SOURCE OF FUNDS

Period: July 1, 2020 to June 30, 2021

Applicant: Gregory House Programs

BUDGET CATEGORIES	Total State Funds Requested (a)	Total Federal Funds Requested (b)	Total County Funds Requested (c)	Total Private/Other Funds Requested (d)
<b>A. PERSONNEL COST</b>				
1. Salaries				
2. Payroll Taxes & Assessments				
3. Fringe Benefits				
<b>TOTAL PERSONNEL COST</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>B. OTHER CURRENT EXPENSES</b>				
1. Airfare, Inter-Island				
2. Insurance				
3. Lease/Rental of Equipment				
4. Lease/Rental of Space				
5. Staff Training				
6. Supplies				
7. Telecommunication				
8. Utilities				
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				
<b>TOTAL OTHER CURRENT EXPENSES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>C. EQUIPMENT PURCHASES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>D. MOTOR VEHICLE PURCHASES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>E. CAPITAL</b>	<b>500,000</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>TOTAL (A+B+C+D+E)</b>				
<b>SOURCES OF FUNDING</b>		Budget Prepared By:		
(a) Total State Funds Requested	500,000	Jonathon Berliner (808) 522-9048		
(b) Total Federal Funds Requested	0	Name (Please type or print) Phone		
(c) Total County Funds Requested				
(d) Total Private/Other Funds Requested		Signature of Authorized Official Date		
<b>TOTAL BUDGET</b>	<b>500,000</b>	Jonathon Berliner Name and Title (Please type or print)		



## BUDGET JUSTIFICATION - CAPITAL PROJECT DETAILS

Period: July 1, 2020 to June 30, 2021

Applicant: Gregory House Programs

FUNDING AMOUNT REQUESTED						
TOTAL PROJECT COST	ALL SOURCES OF FUNDS RECEIVED IN PRIOR YEARS		STATE FUNDS REQUESTED	OF FUNDS REQUESTED	FUNDING REQUIRED IN SUCCEEDING YEARS	
	FY: 2018-2019	FY: 2019-2020	FY:2020-2021	FY:2020-2021	FY:2021-2022	FY:2022-2023
PLANS	5000		5000			
LAND ACQUISITION						
DESIGN	5000		5000			
CONSTRUCTION	145000		490000			
EQUIPMENT						
<b>TOTAL:</b>	<b>150000</b>		<b>500,000</b>			
<b>JUSTIFICATION/COMMENTS:</b>						

## BUDGET JUSTIFICATION - PERSONNEL SALARIES AND WAGES

Period: July 1, 2020 to June 30, 2021

Applicant: Gregory House Programs

POSITION TITLE	FULL TIME EQUIVALENT	ANNUAL SALARY A	% OF TIME ALLOCATED TO GRANT REQUEST B	TOTAL STATE FUNDS REQUESTED (A x B)
N/A				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
<b>TOTAL:</b>				
<b>JUSTIFICATION/COMMENTS:</b>				
N/A				

## BUDGET JUSTIFICATION - EQUIPMENT AND MOTOR VEHICLES

Period: July 1, 2020 to June 30, 2021

Applicant: Gregory House Programs

DESCRIPTION EQUIPMENT	NO. OF ITEMS	COST PER ITEM	TOTAL COST	TOTAL BUDGETED
			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
TOTAL:				
JUSTIFICATION/COMMENTS:				
N/A				

DESCRIPTION OF MOTOR VEHICLE	NO. OF VEHICLES	COST PER VEHICLE	TOTAL COST	TOTAL BUDGETED
			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
TOTAL:				
JUSTIFICATION/COMMENTS:				
N/A				

**GOVERNMENT CONTRACTS, GRANTS, AND / OR GRANTS IN AID**

Applicant: Gregory House Programs

Contracts Total: 2,441,659

	<b>CONTRACT DESCRIPTION</b>	<b>EFFECTIVE DATES</b>	<b>AGENCY</b>	<b>GOVERNMENT ENTITY</b> (U.S. / State / Haw / Hon / Kau / Mau)	<b>CONTRACT VALUE</b>
4	Housing Assistance	2/1/18-7/31/20	Department of Health	State of Hawaii	1,692,320
1	Housing Support Services	12/1/18-11/30/21	HUD/HOPWA/Formula	US	1,390,650
2	Housing Support Services	1/28/19-2/28/20	HUD/HOPWA/SPNS	Honolulu	436,500
3	Housing Support Services	7/1/20-6/30/21	HUD/CoC	US	464,509
5	Coordinated Statewide Housing Initiative	8/1/19-7/31/20	Kamanaonahelu	State of Hawaii	150,000
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#### **IV. Experience and Capability**

1. **Necessary Skills and Experience:** Gregory House Programs is the only agency in Hawai'i with the skill, expertise, and proven track record to provide specialized supportive housing services for homeless, chronically homeless, and at risk for homelessness PLWH. Since incorporation in 1988, GHP has sculpted its organizational structure based on the rapidly changing housing needs of PLWH. As a result of constant adaptation and three decades of experience, GHP has acquired a history of demonstrated and verifiable success in serving their community. This same history includes significant success in collaborative efforts, grants management, and in being good stewards of federal, state, city, and privately awarded grant money.

In addition to organizational skill, GHP have acquired a long list of verifiable experience of program implementation, project management, and program monitoring and oversight. Since incorporation, federal, state, county, and private grants have been GHP's core funding and with each has demonstrated quality & successful service as well as excellent administrative and fiscal stewardship. Recent verifiable experience includes programs supported by the programs mentioned above in the list of all federal, state, and county government contracts.

Gregory House Programs has more than thirty years of experience providing housing and related services, including housing those with complex medical needs, substance abuse and mental health barriers. GHP has experience providing rental assistance to PLWH on O'ahu, Maui, Kauai and Hawai'i, and has also assisted PLWH relocate from neighbor islands to Oahu to gain access to life-saving medical care. In the State of Hawai'i, there is a critical housing shortage for PLWH, particularly those who also experience mental illness and/or substance misuse. At GHP, no one is ever turned away or disqualified due to mental health status or current/active substance abuse.

2. **Facilities:** CRP is a three building structure in the lower Makiki neighborhood of Honolulu, occupying approximately 7,090 square feet. It has housing for fourteen individuals in one, two and three bedroom apartments. The facility has shared washer/dryer units. The property was first developed in 1923 with some minor additions and upgrades over the years. One apartment in the complex is dedicated as the office, it has a kitchen, small general meeting

area and private office for 1:1 case management. There are two private tenants at this property that are not part of the program. They were inherited when we purchased the building. Their rental income generates some revenue to underwrite the program.

The property is convenient to medical care facilities, pharmacies, grocery stores, public transportation, libraries, schools and houses of worship. Participants are encouraged to learn and adopt good neighbor skills; share in some household chores to keep common areas tidy; avail themselves of resources such as a shared pantry. Living in the community, in a safe environment, with a framework of guidelines such as no illegal substance use allowed on property and no un-approved visitors helps to prepare individuals for re-integration into independent living.

Our headquarters office is located at 200 North Vineyard Blvd in the Aloha United Way building. It is convenient to public transportation and ADA accessible. The Program Director and other staff are located here. There are private and group meeting spaces available as well as computer station with Internet access for client use.

**V. Personnel: Project Organization and Staffing**

**1. Proposed Staffing, Staff Qualifications, Supervision and Training:** Gregory House Programs has assembled a highly effective, qualified, and competent team to operate its CRP and serve its clients.

Executive Director Jon Berliner is the lead staff specific to this project of capital improvement.

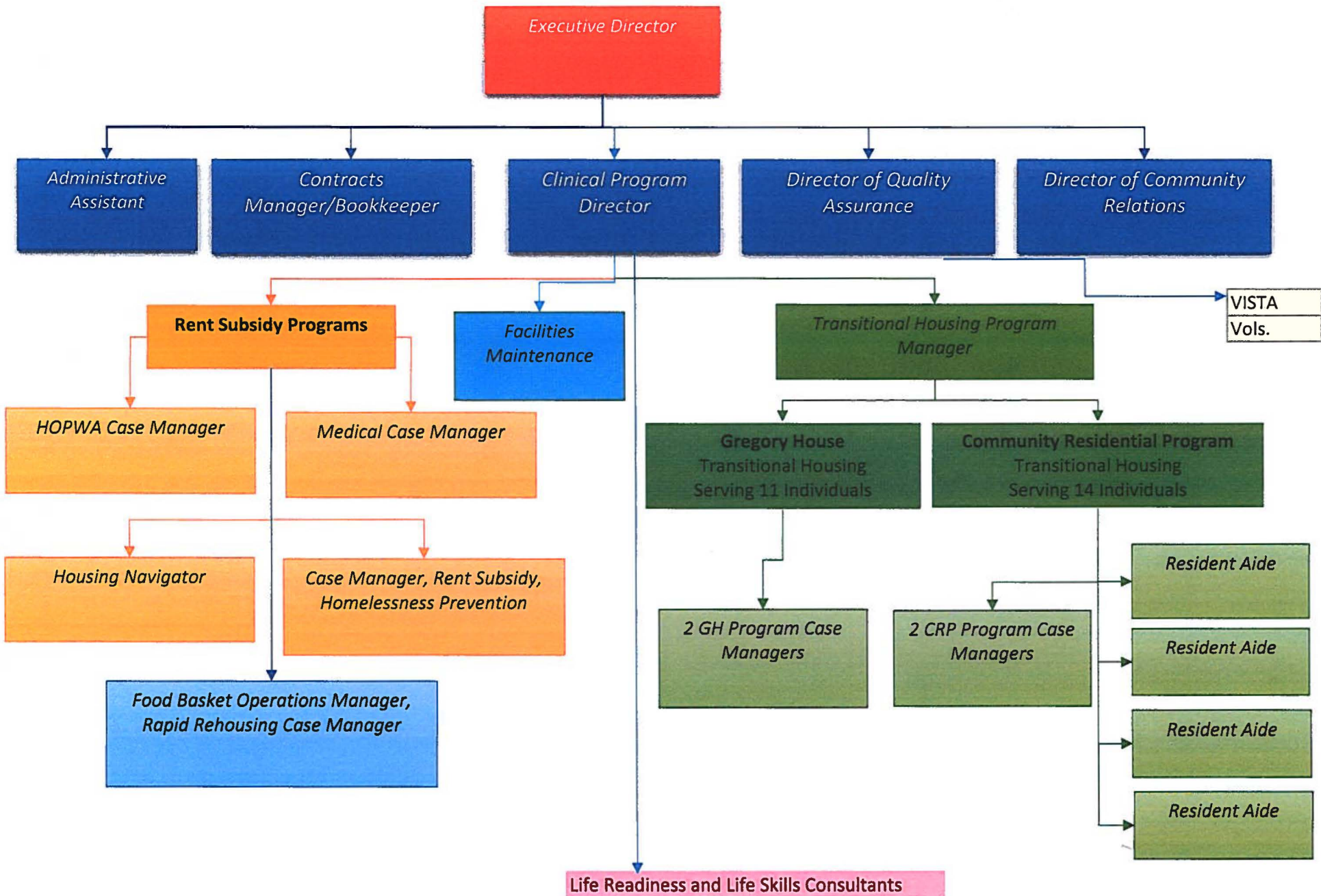
He is a recognized national and local leader in housing services. He brings more than 25 years of executive experience in health and housing nonprofits and has been responsible in securing more than \$10 million of new federal funds for Hawaii through extensive outreach, advocacy, and networking. He has demonstrated unique abilities to bring stakeholders together to reach shared community goals. This evidenced by the acquisition of the CRP transitional housing property and the 17-unit Nanea Street Affordable Housing apartment complex in 2018.

The executive director reports to the all-volunteer Board of Directors who maintain legal authority and policy oversight for the agency. He will work with consultants, contractors and other partners as necessary to realize the goals of this project.

2. Organization Chart is attached.

3. Compensation: Gregory House Programs is governed by a volunteer Board of Directors. The following staff are the three highest paid employees of the organization, none of which will be funded by the request.

1. Jon Berliner, Executive Director: \$116,689 per year
2. Director of Community Relations: \$75,000 per year
3. Program Development, Lindi Kim: \$62,400 per year





**VI. Other**

1. **Litigation:** Gregory House Programs is not currently involved in any pending or active litigation.
2. **Licensure or Accreditation:** Not applicable. Special licensure, accreditation, or other requirements are not necessary to operate the program or provide services.
3. **Private Educational Institutions:** The GHP request will not be used to support or benefit a sectarian or non-sectarian private educational institution.
4. **Future Sustainability Plan:** The applicant shall provide a plan for sustaining after fiscal year 2021 the activity funded by the grant if the grant of this application is:
  - a **Received by the applicant for fiscal year 2020-21.** This grant is for phase II capital improvements. Further phases of improvement can only be determined after a thorough evaluation of phases I-II.
  - b **Not received by the applicant thereafter.** As described in the preceding statement.