

REGULAR MEETING MINUTES

Our City, Our Home Oversight Committee
February 26, 2026
Hearing Room 416, City Hall
9:37 AM – 11:18 AM

Committee Members

Shanell Williams, Chair
Julia D'Antonio, Vice Chair
Lindsay Haddix
Jabari Jackson
Billy Lemon
Bonnie Preston
Ruby Bolaria Shifrin
Scott Walton
LaShonti Woods

Members of the Our City, Our Home (OCOH) Oversight Committee attended this meeting in-person. The agenda, video recording, audio recording, and caption notes are posted at:

https://sanfrancisco.granicus.com/player/clip/51882?view_id=209&redirect=true

Supporting materials, including presentations and reports, are posted at:

<https://www.sf.gov/meeting-20260226-our-city-our-home-oversight-committee-regular-meeting>

1) **Call to Order**

Member Walton called the meeting to order at 9:37 am and roll was taken.

Roll Call:

Vice Chair D'Antonio: Absent (excused)
Member Haddix: Present
Member Jackson: Absent (arrived at 9:39 am)
Member Lemon: Present
Member Preston: Present
Member Shifrin: Absent (excused)
Member Walton: Present
Chair Williams: Absent (excused)
Member Woods: Present

Member Walton confirmed the presence of a quorum and read the Ramaytush Ohlone Land Acknowledgement aloud.

Member Walton welcomed new committee member LaShonti Woods. Member Woods introduced herself to the Committee and the public.

Member Haddix made a motion to excuse Chair Williams, Vice Chair D'Antonio, and Member Shifrin from the February 26, 2026 OCOH Oversight Committee meeting. Member Lemon seconded the motion.

Roll Call Vote:

Vice Chair D'Antonio: Absent
Member Haddix: Yes
Member Jackson: Yes
Member Lemon: Yes
Member Preston: Yes
Member Shifrin: Absent
Member Walton: Yes
Chair Williams: Absent
Member Woods: No

The motion passed.

- 2) General Public Comment
Opportunity for the public to comment on any matters within the Committee's jurisdiction that are not on the agenda.

Member Walton opened general public comment.

There were no in-person or over-the-phone public comments on this agenda item.

- 3) Action Item
Approval, with possible modification, of the meeting minutes from January 22, 2026

The Committee did not have any comments or modifications to the meeting minutes from January 22, 2026.

Member Walton opened public comment. There were no in-person or over-the-phone public comments on this agenda item.

Member Preston made a motion to approve the meeting minutes. Member Jackson seconded the motion.

Roll Call Vote:

Vice Chair D'Antonio: Absent
Member Haddix: Yes
Member Jackson: Yes
Member Lemon: Yes
Member Preston: Yes
Member Shifrin: Absent
Member Walton: Yes
Chair Williams: Absent
Member Woods: No

The motion passed.

4) Action Item
Officer Elections

The Committee discussed possible nominations for each officer role. SF Controller's Office (CON) Staff noted that Chair Williams and Vice Chair D'Antonio did not want to be reconsidered for their roles. Committee members present at the meeting agreed to nominate Member Walton as Chair, Member Woods as Vice Chair, and Member Preston as Data Officer.

Member Walton open public comment.

Faye M., Data Analyst for SF Homeless Outreach Team (HOT), provided in-person public comment. The speaker asked if nominations are only available for Committee members.

Jennifer Friedenbach, Executive Director of the Coalition on Homelessness, provided in-person public comment. The speaker urged the Committee to delay officer elections due to the absence of the Chair, Vice Chair, and Member Shifrin.

There were no over-the-phone public comments.

There was discussion among the Committee about delaying elections to a later meeting.

Member Haddix made a motion to delay the elections to a later meeting. Member Preston seconded the motion.

Member Walton re-opened public comment. There were no in-person or over-the-phone public comments.

Roll Call Vote:

Vice Chair D'Antonio: Absent
Member Haddix: Yes
Member Jackson: Yes
Member Lemon: Yes
Member Preston: Yes
Member Shifrin: Absent
Member Walton: Yes
Chair Williams: Absent
Member Woods: Yes

The motion passed.

5) Discussion/Potential Action Item
Mayor Phase Budget Proposals from Departments

There was discussion between the Committee and Radhika Mehlotra, Homelessness Policy Specialist at CON, about the discontinuation of the individual liaison meetings. Policy Specialist Mehlotra reminded the Committee that this recommendation was made at the beginning of the fiscal year, during work plan discussions. The shift in format allows for more Committee members and members of the public to be present during these discussions and makes the process of sharing information more efficient. Member Walton suggested that the Committee review this new liaison process in the next fiscal year.

Reyna McKinnon, OCOH Budget Manager at the Department of Homelessness and Supportive Housing (HSH), provided a detailed presentation on HSH's [FY26-28 OCOH Department Budget Proposal](#).

Emily Gibbs, Deputy Finance Officer for Budget and Planning at the Department of Public Health (DPH), provided a detailed presentation on DPH's [FY26-27 and FY27-28 Proposed Budget for the OCOH Fund](#).

There was a question-and-answer discussion between the Committee and the presenters.

Member Walton opened public comment.

Rebecca Jackson, representing Community Forward SF and the SF Women's Housing Coalition, provided in-person public comment. The speaker requested that the Committee and partner departments make presentations available to the public in advance of meetings.

Marnie Regen, Division Director at Larkin Street Youth Services and Chair of the Homeless Emergency Services Provider Association (HESPA), provided in-person public comment. The speaker recommended that the Committee work directly with providers to gain more insight about how OCOH funding is being used in the community.

Jennifer Friedenbach provided in-person public comment. The speaker commented on the changes to the current year's budget process and the Mayor's ability to decide how to spend unused funding. The speaker encouraged the Committee to deliver very thoughtful budget recommendations. The speaker shared a recommendations document with the Committee. A copy of the document is attached to these minutes.

Faye M. provided in-person public comment. The speaker discussed data that SF HOT has collected on shelter availability. The speaker urged the Committee to include more funding for shelters in its upcoming budget recommendations.

There were no over-the-phone public comments.

Member Walton acknowledged Rebecca Jackson's comments about having presentations available in advance of meetings. He noted that the Committee did not receive the presentations in advance either.

6) Discussion/Possible Action Item
Discussion of Recusal Process for Budget Recommendations

Homelessness Policy Specialist Mehlotra presented on the [OCOH Conflict of Interest and Recusal Process](#).

There was a question-and-answer discussion between the Committee and Policy Specialist Mehlotra. The Committee agreed to use recusal option two for the April 2026 meeting.

Member Walton opened public comment.

Jennifer Friedenbach provided in-person public comment. The speaker offered suggestions on how to approach the recusal process.

There were no over-the-phone public comments.

7) Discussion/Possible Action Item

Opportunity to propose future agenda items with discussion and possible action by the Committee

Members Haddix and Jackson reiterated their interest in inviting the SF Housing Authority to a future meeting to discuss various topics.

Member Walton asked that the future agenda items proposed during the January 2026 meeting be carried forward.

Member Woods expressed interest in a discussion about outreach, data collection, and outcomes. She would like to learn more about the intake and referral process. She noted that when clients are referred to sites that do not fit their needs, the staff at the sites may not have the training/resources to provide the necessary services. This could lead to safety issues for the staff onsite.

Member Haddix suggested that the Committee monitor the proposed HUD rule on mixed status families and its impact on the City's ability to support families with mixed immigration status with federal funding. She also proposed a discussion about the changes to the Homekey Program.

Member Walton opened public comment.

Marnie Regan provided in-person public comment. The speaker provided information about federal emergency housing vouchers and urged the Committee to monitor the status of this funding.

Jennifer Friedenbach provided in-person public comment. The speaker expanded on Marnie Regan's comments about the emergency housing vouchers and provided some recommendations on how to address the issue.

Don Staley provided over-the-phone public comment. The speaker spoke about how corruption is affecting the City's use of funding.

8) **Adjourn**

Member Walton adjourned the meeting at 11:18 am.

Committee staff and members can be reached at OCOH.CON@sfgov.org



COALITION ON HOMELESSNESS

February 25, 2026

Dear Members of the Our City Our Home Oversight Body,

At the last meeting, the presentation included a financial outcast that projected a \$30m+ increase in revenue, with revenue increasing in out years. The projection for the current year, and what we budgeted around was \$335.9m, but current projections for the current year are \$366.5m. Then next year it goes up to \$372m, and up more and more in future years. It is my position that we can count the \$30m increase as on-going and not one time funds. For several years, our recommended spending plan expansions were focused on one time funds which limited our ability to address structural causes of homelessness. I believe we can fund on-going interventions that transform lives once again!

Last year, the OCOH body, myself included, were more conservative with our recommendations on our spending plan to address expected operating shortfalls. However, the Mayor went far beyond our recommendations and funded a very aggressive spending proposal that we didn't really get to collectively weigh in on before the budget release-- with some good stuff along with not so great cuts to family housing, big expansions of warehouse style shelters and so forth, using one time funds to fund ongoing operations. Some of that was corrected in the final budget deliberations through the Board of Supervisors.

My suggestion is this year the OCOH Board does a more assertive plan based on successful outcomes. This would allow us to get ahead of the politics and hopefully have a spending plan that is more effective in addressing homelessness.

I have been working on getting input from unhoused members, service providers and folks on the front lines and have pulled together recommendations that folks are consenting around. These expand successful interventions, target particular underserved communities, and center equity.

These have not been totally finalized - going next week to Homeless Emergency Service Provider Association (HESPA) for a vote (35 member organizations), but are already endorsed by COH Housing Justice and Human Rights workgroup and several HESPA committees.

Please make and support motions to recommend funding these new interventions.

Sincerely,

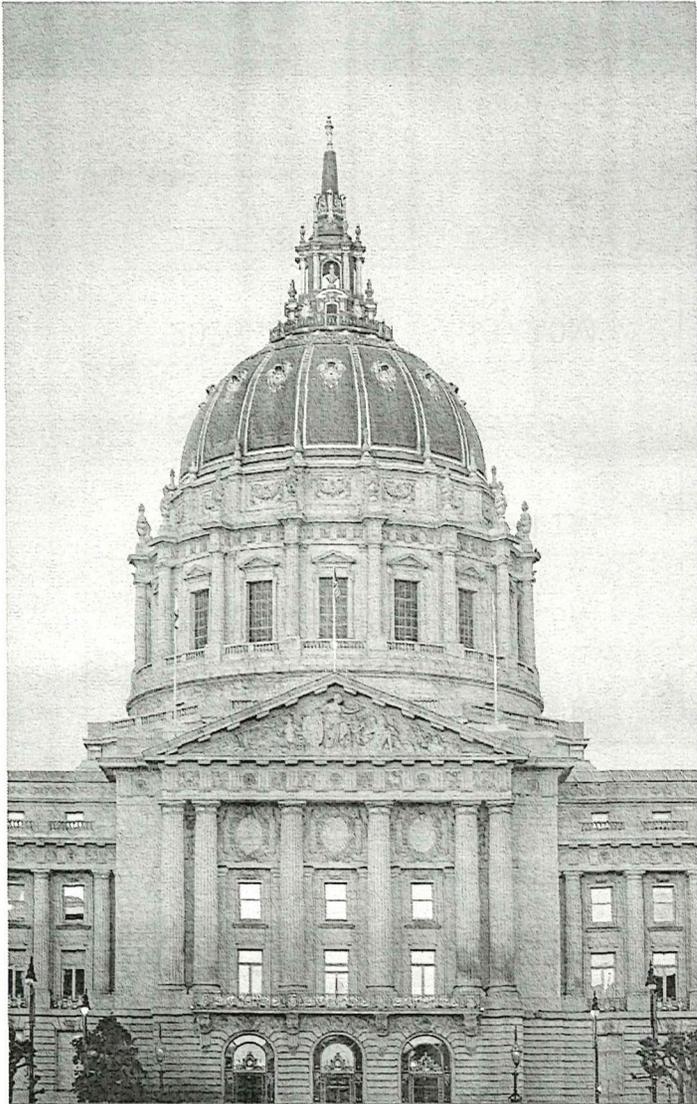
Jennifer Friedenbach
Executive Director

Item Description	Total New Households Served	Cost per Household	Total Cost	OCOH Category	Department
<p>Family Flex Pool Subsidies: The waitlist for shelter and housing for families continues at historic levels. Most interventions have been temporary in nature, leading to a revolving return to homelessness for a portion of families (estimated to be about a third) given continued disparities between income and rent. Due to increased revenue projections this year and on-going, this is an opportunity to increase this successful intervention. Flex pool subsidies operate similarly to a local version of Section 8, but specifically targeting homeless people and with the addition of support services. These subsidies are used in the private rental market, with residents paying 30% of income on rent. When income becomes high enough, tenant takes over rent and the subsidy can be used by another household. These subsidies would serve families stuck in shelters, on the streets, in cars, in parks, Domestic Violence survivors experiencing homelessness.</p>	150	\$54,262.00	\$8,139,240.00	Housing-Family	DHSH
<p>Subsidies for Families Living in SRO's: As a city we have been working hard to move all families living in Single Room Occupancy Hotels into safe and dignified housing. Families with minor children have historically been included in SF official definition of homelessness. Defining them as homeless was first initiated by the Department of Public Health who saw the same poor developmental and health outcomes of SRO families and shelter families. This definition was later adopted city wide and language in Prop C OCOH specifically includes them as part of who the initiative should serve. Unfortunately few SRO families move into housing through the DHSH system due to being deprioritized. For this reason, OCOH has had tremendous success via providing funding for MOHCD to operate the program via referrals from Department of Building Inspections who contracts with CBOs to work with families in SROs. However, the last two years no new funding has been provided, slowing progress.</p>	50	\$54,262.00	\$2,713,080.00	Housing-Family	MOHCD
<p>Transitional Aged Youth - 100 Housing Ladder Flex Pool Subsidies for TAY exiting PSH: Flex pool subsidies provide permanent solutions to homelessness through housing location, housing coordination, landlord liaison, subsidy administration, and case management services. This proposal seeks to expand these flexible subsidies to young people ready to exit Permanent Supportive Housing for their own independent housing, which opens up PSH units for new youth moving through the system from transitional housing. Flex subsidies in this Housing Ladder model are essential for creating system flow, so young people are not living in PSH indefinitely. Creating system flow preserves PSH beds for young people early in their journeys out of homelessness.</p>	100	\$29,688.00	\$2,968,831.00	Housing- TAY	DHSH
<p>100 Flexpool Subsidies for Adults: This model was first developed in Los Angeles with tremendous success, and recreated here in SF. OCOH has been funding these subsidies which allow homeless individuals to live in scattered site apartments with rental subsidies, housing location assistance and support services. They have been highly successful in SF but more are needed as thousands of single adults sit stagnant on the Coordinated Entry waitlist.</p>	100	\$22,820.00	\$2,282,022.00	Housing-General	DHSH
<p>Non-Congregate BH bed replacement: Two hotels recently closed down that were very successful in sheltering couples, pregnant people and folks with Substance Use Disorders, the Monarch and the Adante. Currently there are 507 adult non congregate shelter beds and the combined loss represents a 36% loss in non congregate shelter beds for single adults. The Adante accommodated couples which is exceedingly rare and 58 beds were Restore beds for individuals with behavioral health issues awaiting treatment placement. Up to 10 beds per night at the Adante Hotel were for pregnant people and their partners placed by medical professionals in the Department of Public Health. Homelessness plays a major role in negative birth outcomes, with a particular impact on increased rates of pre-term births. The pregnant individuals placed at the Andante have co-occurring complex needs such as suffering from Substance Use Disorders and were often not appropriate placements for traditional homeless family beds. In addition, the severe lack of shelter for couples with private space acts as a barrier to shelter, as partners do not want to separate or leave their partners on the streets. While some of these hotel beds were Restore beds for individuals who have SUD's, and others plain shelter, we would recommend all these beds be Low Barrier Behavioral Health stabilization beds as represented in the Restore program.</p>	154	\$58,000.00	\$8,900,000.00	Behaviorial Health	DPH
<p>Prevention Subsidies for Seniors and PWD, on-going: Seniors and persons with disabilities are disproportionately represented in the homeless population. A comparison of the homeless count and census data shows that more than 11% of the disabled adult population in SF is homeless, the second highest rate in the City. In addition, there are an estimated 5,000 senior and disabled adult households in San Francisco paying 70% or more of their income toward rent. Many seniors and people with disabilities are facing homelessness as their rents rise up beyond their fixed income. This on-going subsidy would allow them to stay housed and age in place.</p>	100	\$22,820.00	\$2,282,022.00	Prevention	MOHCD
Total	654		\$27,285,195.00		

Current OCOH Fund Revenue Forecast

Fiscal Year	Projected Revenue
2025-26 (Current Year)	\$366.5M
2026-27 (Budget)	\$372M
2027-28 (Budget)	\$388M
2028-29	\$411M
2029-30	\$434M

Prepared by CON Budget and Analysis Division



How does this forecast compare to other years?

Fiscal Year	Budgeted Revenue (Based on Projection)	Current Projection	Actual Revenues Collected	Difference
2021-22	\$335.6M		\$278.6M	(\$57.0M)
2022-23	\$313.4M		\$247.9M	(\$65.5M)
2023-24	\$293.5M		\$298.7M	\$5.2M
2024-25	\$274.1M		\$296.0M	\$22.5M
2025-26	\$335.9M	\$366.5M	TBD in Fall 2026	TBD in Fall 2026
2026-27	\$372.0M		TBD in Fall 2027	TBD in Fall 2027
2027-28	\$388.0M		TBD in Fall 2028	TBD in Fall 2028

Departments relied on program savings and reserves to fill the gap and avoid program cuts