

Lemos, June

From: Judith Valadao <j.valadao@sbcglobal.net>
Sent: Sunday, November 25, 2018 4:49 PM
To: Lemos, June
Subject: Extreme Weather Shelter staging

November 24, 2018

Fort Bragg City Council members,

I am writing in regards to the Hospitality Center wanting to stage the EWS at their location of 101 N Franklin. This comes as a complete surprise because of the success of the staging site last year at the Food Bank. As far as I know there were few if any complaints and it seemed to work out well for the community as well as the clients.

Let's not forget the havoc caused on McPherson St. when the EWS was staging in that location. The problems affected the businesses, neighbors, staff and the clients as well. This ended up costing the city in time as well as Attorney fees.

I can't help but wonder why an organization that is meant to help would even consider changing part of a service that has been proven to work well. It seemed as though a solution had been found to what had otherwise been a major problem. A success story...or so I thought. Now for whatever reason someone has decided to take that success and make changes that could end up being another disaster such as the staging at the McPherson St. location. Why would anyone including the City, Council or the Hospitality Center Board want to take such a chance?

The Extreme Weather Shelter isn't meant to be a program designed for what is best for the Hospitality Center. I believe it is a program dealing with what is best for the locals who need the service offered while taking the community into consideration while making decisions on where to locate the operation of the service.

I hope you take the success of last year into consideration when making a decision about changing the location of staging from the Food Bank to 101 N Franklin St. Let's keep the staging area at the Food Bank and see another successful year for all involved.

Judy Valadao

November 25th 2018

Fort Bragg City Council,

I write in reference to the Limited Term Use Permit, which is on the City Council agenda for 11/26/18 for the Extreme Weather Shelter (EWS) to be run by Mendocino Coast Hospitality Center (MCHC).

I cannot attend the City Council meeting on 11/26/18. I request that this letter be added to the Public Record, and be read out at the meeting.

I was the Executive Director of MCHC for almost eight years until April 2018. In that time I added the EWS to MCHC's services, as well as Transitional Housing, the Wellness Center, clinical mental health services, and indeed all the services and properties over and above the Hospitality House. I have more than thirty years of experience in managing social and healthcare and housing/ homeless services; I trained professionally as a social worker and have a degree in Public Administration and an advanced degree in Care, Policy and Management.

Much as I am dismayed when I see the changes at Hospitality Center over the last seven months, with the homeless regularly sleeping in doorways, lying drunk in the bays by the windows, and leaving shopping carts trashed out front, all with no redress or amends made by staff, I have wanted to stay out of these issues. But I am so concerned by the plan to stage the EWS at Hospitality Center that I am submitting this letter. The Board wants to help our homeless neighbors but do not have the professional experience and training to know how to handle people with serious mental illness or homeless services. The majority of the Board do not live in Fort Bragg and have no relevant professional background; therefore they do not prioritize the local neighbors, and they do not know how best to run the services for the clients. A year ago the Board wanted to cease the EWS "for business reasons", whatever that means, and now they wish to run it in the mental health center! From one extreme impractical decision to another extreme impractical decision at the polar opposite of the spectrum of options; both of these choices were born of political expediency. When MCHC acquired the "Old Coast Hotel" MCHC promised not to open a homeless shelter there, yet now the Board wishes to bring the most desperately needy and intoxicated homeless clients to check into shelter at the very same location.

I object strongly to the "staging" (i.e. gathering of clients) of the EWS at the Hospitality Center, and to the reduction of supervisory staff night from two to one if there are fewer than twelve guests. As of one year ago, the MCHC staff at that time told me that they objected to this idea too. This is for two reasons:

1. Safe Neighborhood.

The EWS clients are intoxicated and disruptive. They are often angry, understandably angry because life has dealt them a rough hand of cards at this time. They are cold, hungry, intoxicated and angry. I ran the EWS at the previous nonprofit operator in 2009/ 2010 and then at MCHC every consecutive year since then; I know. They desperately need and deserve to be sheltered, but do not bring these clients in a mass group to the center of downtown Fort Bragg! Let's shelter them at the recently vacated 900 N. Franklin Street. Let's "stage" the EWS at the Food Bank. Let's bring common sense as well as professional care to these decisions as to where

to locate shelter. Their behavior at Hospitality House when the staging was there in the winters of 2015/ 2016 and 2016/2017 was so damaging to the local community that it drove the complaints that led to the EWS being disallowed from the Hospitality House Use Permit. Why would we as a community try again to have a group of intoxicated and disruptive people gathered in our downtown again, after the community had the EWS removed via the changes to the Hospitality House Use Permit from another downtown location? This is the worst of scenarios both for the homeless and for the neighbors. The EWS clients simply will not stay within the confines of the courtyard, that much is known from the Hospitality House staging experience, where the same commitments were given as to managing the clients onsite.

2. Care for Mental Health Clients.

The Hospitality Center is funded by Mental Health Service Act dollars to provide wellness services to the mentally ill. Some but not all of those are homeless. Located at Hospitality Center is additional funding and staffing for homeless case management and vocational services for homeless clients who have the ability to participate. Fragile mentally ill folk are at serious risk of predatory behavior by the EWS clients, who are bound to gather and stay on the property, while the mentally ill folk are on the property still seeking services. The Hospitality Clinic abuts the shared courtyard and those seriously mentally ill clients will also be at risk. If the EWS clients are allowed to gather in the courtyard before the Center and Clinic close for business, they will negatively affect those with clients attending for mental health services. If the EWS clients are not allowed to gather in the courtyard before the Center and Clinic close for business, they will be very disruptive indeed to the local neighborhood. The Transitional Housing clients (who are clean and sober) living on the second floor all have serious mental illness and go to the courtyard to smoke and to take respite, all of which will be unavailable while the intoxicated EWS clients gather in courtyard. There is no way to “manage” the staging of the EWS at the Hospitality Center.

3. Safe Staffing.

The challenging nature of the EWS clients makes it unsafe to have one lone supervisor when there are fewer than twelve guests. I made regular reports to the MCHC Board as to the almost daily threats to supervisory staff over the winters of 2015/2016 and 2016/2017 and the Board eventually made a decision only to open when the staffing level would comprise two for safety reasons and not to go below that. Threats made to staff included “I will break your jaw”; I will beat you; “I will hunt you down on the street and attack you”. Some years ago there was a young man who hung himself in the county jail, after attacking two of our police officers in Bainbridge Park: this is the kind of client who is sheltered in the EWS. It is irresponsible to revert to sending one lone staff members to supervise EWS clients, who are intoxicated and volatile. Having two supervisors allows for safe control and supervision of guests along with support and back up when incidents occurs. With two supervisors at night, the EWS of 2017/2018 was safe and calm.

Thanking you for your consideration, Anna Shaw

Lemos, June

From: Norvell, Bernie
Sent: Monday, November 26, 2018 11:56 AM
To: Lemos, June
Subject: Fwd: Hospitality House

For tonight's agenda

B.

Bernie Norvell Fort Bragg City Council

Begin forwarded message:

From: monica mankinen <interiorhomeideas@gmail.com>
Date: November 26, 2018 at 11:34:50 AM PST
To: "Norvell, Bernie" <Bnorvell2@fortbragg.com>, Will Lee <wlee@mcdh.net>, "Oneal, Thomas" <toneal@fortbragg.com>, Linwood Peters <linwood24@hotmail.com>, CImolino77 <cimolino@att.net>, TMiller@fortbragg.com, CDD User <cdd@fortbragg.com>
Subject: Hospitality House

11.26.2018

To the Fort Bragg City Council, Ad-Hoc Committee:

My name is Monica Mankinen, my husband and I have a retail business located at 224 E. Redwood Ave. We moved to this location in 2015 and ever since we moved there, we have been and continue to be subjected to numerous illegal activities and illegal behavior from Hospitality House clients and guests, including situations that were violent. Being forced to witness violent behavior, physical violence, abusive drug and alcohol use daily at my place of work has been a deeply traumatic experience for me.

The first year after I moved to Redwood Ave I tried working with the Hospitality House Board President concerning all of the illegal activity their clients were engaging in on my property and our neighborhood. Despite my efforts, I had zero success in improving anything in the neighborhood. The Board President of the Hospitality House or Center appeared to be completely unconcerned about the effects their lack of policies and procedures had on the neighborhood. I have received no cooperation or assistance from the Hospitality Center Board. I cannot imagine how much worse this situation would be if the Hospitality House did not report to the Ad-Hoc Committee.

I would like to thank the Ad-Hoc Committee and Sergeant O'Neal for all of their hard work and dedication to improving the situation in my neighborhood. The few improvements in our neighborhood are the direct result of their efforts and holding the Hospitality House accountable. The Hospitality House Board has proven they cannot make good decisions regarding the neighborhood and staff, and constant monitoring by the Ad-Hoc Committee and the Police Department is necessary. I have serious concerns regarding how removed the current Board and Board volunteers are from the daily activities and behaviors of the Hospitality House clients. The Board and staff at Hospitality House never contact their neighboring residents or businesses, who are directly affected when Hospitality House makes changes. They never check in to see if there are issues or concerns. They are reactive rather than proactive, even though neighbors like myself have made many efforts to keep the lines of communication open. They respond to complaints but do not want to cooperate with neighboring businesses and residents by making real changes and improvements in the behavior of their clients.

Issues with criminal and violent behavior from Hospitality House clients have started to increase again, and the monitoring of the Ad-Hoc Committee is needed more than ever. We need a separate committee to focus on solving these issues and ensuring that solutions are implemented and monitored. The Hospitality House must be held accountable for the behavior of their clients and the effect it has on residents, businesses, and visitors.

I am always willing to meet with any committee, including the Hospitality House Board, Police Department, City, City Council, Ad-Hoc Committee in person to discuss my efforts in trying to work with the Hospitality House Board President, what issues I am having and any possible solutions. If we all work together, we can improve the situation in this city for everyone.

Thank you,

Monica Mankinen

224 East Redwood Avenue

Fort Bragg, California 95437

Lemos, June

From: Miller, Tabatha
Sent: Monday, November 26, 2018 4:07 PM
To: Lemos, June
Subject: FW: Neighbors at 101 N Franklin re: Staging EWS
Attachments: MCHC 2018 EWS staging contacts.docx

June,

I confirmed with Lynelle that this should also be added to public comment. Do you need me to make copies for the Council?

Tabatha

From: Lynelle Johnson [mailto:lygar4@yahoo.com]
Sent: Monday, November 26, 2018 12:05 PM
To: Miller, Tabatha <TMiller@fortbragg.com>; Norvell, Bernie <Bnorvell2@fortbragg.com>
Cc: Carla Harris <carla@mendocinochc.org>
Subject: Neighbors at 101 N Franklin re: Staging EWS

Attached please find responses from the neighbors. Call if you have any questions. Lynelle

EWS Staging Contacts

101 N. Franklin Street Neighbors:

- Betty Irwin 229 E Oak S - Yes, okay with staging at 101
- Richard Lane 138 E Oak - Yes, okay with staging
- Richard Warren 223 E Oak 964-9498 - Unknown, no one home, left message
- Dora Baroni 242 E Oak - Unknown, could not locate address
- Gaia Tree Studio Carolyn 100 block E Oak - Yes, okay with staging
- Charles Peavey 200 E Oak 964-5043 - Unknown, empty building, left phone message
- Michael Shefrin 100 block E Oak - Yes, okay with staging, lives across from 101
- Mendo Litho 100 N Franklin - No, would prefer Food Bank, positive talk
- Miri Fuchs 119 N Franklin - Unknown, could not locate address (vacant?)
- La Bamba Imports 124 N Franklin - Yes, okay with staging
- Community 1st Credit Union 147 N Franklin - No, would prefer we stage at Food Bank
- Tom Lazzarini 135 S Franklin 964-1146 - Unknown, phone number not valid
- Stan Miklose Down Home Food 115 S Franklin - Yes, okay with staging -
- Philip Sharples 100 & 116 N Franklin 937-0116 - Unknown, left message
- Tom Yates 110 S Franklin 964-7277 - Yes, okay with staging
- Lynda Pyeatt (Floor Store) 972-7731 - Unknown – likely no
- David Pickard 108 S Franklin - Yes, okay with staging
- Nina & Tom Carine 127 N Franklin - Unknown, sent an email (likely support)
- Miguel Durand 125 ½ N McPherson - Yes, okay with staging
- Maria Ornelas 101 N PcPherson - Unknown, not home, no phone
- Jean Cain 144 N McPherson - Would rather it be at Food Bank
- Patricia Bell 147 N McPherson - Yes, okay with staging
- Ang Dawa 121 N McPherson - Unknown, no phone number
- Reggie Counterman 351½ N McPherson - Yes, okay with staging
- Mike Huckleberry 120 S Franklin - Yes, okay with staging
- Sue Ann Mattiuzzo 118 S Franklin - Yes, okay with staging

Note: Carla did a great job with Jean at Mendo Litho and at Community 1st Credit. They were pleased that Carla reached out to them and while they weren't adamant about staging at 101, they both much preferred the Food Bank.

Lemos, June

From: Norvell, Bernie
Sent: Monday, November 26, 2018 2:26 PM
To: Lemos, June
Subject: Fwd: Hospitality House Ad-Hoc Committee

Bernie Norvell Fort Bragg City Council

Begin forwarded message:

From: Anne Maureen McKeating <annemaureen.mckeating@gmail.com>
Date: November 26, 2018 at 2:12:24 PM PST
To: Bnorvell2@fortbragg.com, Will Lee <wlee@mc dh.net>, toneal@fortbragg.com, elwood Peters <linwood24@hotmail.com>, Cimolino77 <cimolino@att.net>, TMiller@fortbragg.com, cdd@fortbragg.com
Subject: Re: Hospitality House Ad-Hoc Committee

Nov 26, 2018

Dear Fort Bragg City Council, Ad-Hoc Committee:

My name is Anne Maureen McKeating and I am the owner of the building at 225 E Redwood Ave and the adjacent lot. Over the past year I have poured unpaid time and personal funds into improving the building that houses the Larry Spring Museum, Lost Coast Found and creating a space called Spring Commons in which to hold community events.

I fear that my (and our community's) efforts will be wasted if the Hospitality House does not have oversight by those not directly involved with Hospitality House activities. Prior to the instigation of the Ad Hoc committee and the cooperation of the police dept., I suffered from abuse, stalking, illegal camping, and most probably arson from a small group of transients that use Hospitality House's facilities. Just last year I was told by a supporter of Hospitality House that holding family based events in my space was futile, because of the criminal activity (directly attributed to a small group staying at Hospitality House) at the corner of E Redwood and McPherson.

Despite repeated pleas for Hospitality House to a/improve conditions for their clients (one of whom was kicked out for crying in the night because of bullying) and b/improve conditions for the neighborhood, nothing was done. In fact, a rumor circulated that a campaign to boycott business who had issues with Hospitality House was instigated, so we were doubly punished for our concerns.

Please know that I have been on boards and have volunteered for organizations that deal with people who have issues with poverty, homelessness and addiction. I know that there is a wide range of people who use these services - not all of whom are 'bad' and not all of whom are 'good'. It is naive and counter-productive to think in binaries. This is not about ignoring the problems of those in need (which are indeed desperate and require solutions), despite the narrow vision of those who are boycotting our businesses. It is about how Hospitality

House is managed. If the Ad-hoc committee is dissolved I suspect that things will return to the way they were prior to the committee's oversight, because Hospitality House is unable to operate in a way that is ethically responsible toward both their clients and the neighborhood.

Serving those in need requires critical thinking and an awareness of the kinds of strategies that can help to integrate services into the surrounding community. Unfortunately, those running Hospitality House seem to lack the pertinent knowledge and appear to be only concerned with numbers.

In closing, I want to close with a big thanks to Bernie (who helped clean up our yard), the Ad-Hoc Committee and the Police Dept. The improvement is visible. Why take a step backward and risk it all? Please keep the Committee!

Anne Maureen McKeating
225 E. Redwood Ave

Lemos, June

From: Norvell, Bernie
Sent: Monday, November 26, 2018 1:13 PM
To: Lemos, June
Subject: Fwd: Hospitality House Ad-hoc committee.

Bernie Norvell Fort Bragg City Council

Begin forwarded message:

From: Megan Caron <lostcoastfoundftbragg@gmail.com>
Date: November 26, 2018 at 12:58:32 PM PST
To: linwood24@hotmail.com, bnorvell2@fortbragg.com, wlee@mcdh.net, tmiller@fortbragg.com
Subject: **Hospitality House Ad-hoc committee.**

Hello Council members,

As a neighbor of the Hospitality House I am very Concerned about dissolving the Hospitality House Ad-hoc committee. While we have seen definite improvements at the Hospitality House and Redwood Avenue as a whole, there is still some need for more. From what we have witnessed in the past, without supervision things have a tendency to run amok. There is no doubt we need a committee on homelessness but please consider maintaining some oversight of the Hospitality House. I strongly feel this is necessary for not only the people they serve, but the health of downtown.

Thank you,
Megan Caron
Lost Coast Found

Sent from my iPhone