

REPORT ON HOMELESSNESS IN GREENVILLE COUNTY 2021

An Update to the
2019 Report on Homelessness in
Greenville County

TABLE OF CONTENTS

- **Executive Summary 3**
- **Definitions of Homelessness 6**
- **What We Know**
 - Homelessness in Greenville County 7
 - Sheltered 8
 - Unsheltered 9
 - School-aged Children 10
- **Contributing Factors 11**
 - Race and Income in Greenville County 13
 - Housing Affordability 14
 - Economic Mobility 15
- **Priorities For Action 16**
 - Increase Housing and Exits from Homelessness 17
 - Reduce Barriers 21
 - Strengthen Coordinated Community Response 24
 - Support Transit 27
 - Impact Policymaking 30
- **What We Can Do 32**
- **Real People, Real Stories..... 36**
- **Community Solutions 41**
- **Data Sources 42**
- **Appendix 43**

EXECUTIVE SUMMARY

Homelessness in Greenville County, South Carolina, happens too often. It wears many different faces: Veterans striving to reenter society, parents and children couch-surfing or living in their cars, men and women struggling with years of substance abuse or mental illness. It exists even as Greenville prides itself on its economic vitality and high quality of life.

This report, created by the Greenville Homeless Alliance as an update to the 2019 Report on Homelessness in Greenville County, is a snapshot of homelessness in 2021. It is a blend of hard data and human stories, grounded in the experiences of those who currently are living, or in the past have had to live, without a stable roof over their heads. The report shows that homelessness is not an isolated issue; it is caused, and perpetuated, by a combination of societal conditions and individual situations. The report also shows current pathways out of homelessness.

Data gathered from several sources document that at least — and without a doubt more than — 3,200 men, women, and children experienced homelessness in Greenville County in 2019-2020 (1,919 – Emergency Sheltered, 214 – Unsheltered, and 1,148 School-Aged Children). This includes people in emergency shelters or “sleeping rough” outside; people staying with friends or relatives, and people staying in transitional housing while waiting for a permanent home.

More than one third of the 3,200 are children. Data also reveals that of the 1,148 school-aged children in the Greenville County School District who experienced homelessness, fewer than 10% qualified for homelessness services from the U.S. Department of Housing and Urban Development (HUD), the primary government agency through which funding for homelessness flows. Since no federal funding is available for the remaining 90% of these children and their families, the question the Greenville community must grapple with is who will help cover the gap. While progress is being made, there is a gap that becomes even more pronounced when paired with the reality that Greenville County has very limited emergency shelter beds for families, and extremely limited beds for single fathers with children, single mothers with a son age 10 or older, or large families.

Just as there is no single face of homelessness, there’s no single solution. The Greenville Homeless Alliance stakeholders have identified five key strategies to achieve the Alliance’s vision of a community where everyone has a safe, affordable home:

1. Increase Housing and Exits from Homelessness

Greenville County has 1,045 beds (emergency shelter, transitional and supportive housing) that are creating a pathway to exit homelessness. However, with most beds full regularly, an increase of housing options with short and long term supportive services and a range of rent and utilities from \$200-650/month located near Greenlink routes is needed in three critical areas:

- Exits for individuals experiencing chronic homelessness with a disability.
- Exits for individuals living in emergency shelters.
- Housing options and diversion strategies for families.

EXECUTIVE SUMMARY

2. Reduce Barriers

In addition to housing options, the Greenville Homeless Alliance prioritizes:

- Increased collaboration among the 120 public and private partners tailored to the three data areas: sheltered, unsheltered, and school-aged children.
- A sustainable fund of local public and private dollars working collectively to end homelessness.
- Continued collection of data that drives and measures community progress and outcomes.
- Continued advocacy for expanded mental health services, residents who are returning from incarceration, and affordable childcare options.

3. Strengthen Coordinated Response

The Greenville Homeless Alliance seeks to work with key partners to develop a universally accepted entry and exit system while supporting the Upstate Continuum of Care's HUD-mandated coordinated entry process.

4. Support Transit

Advocate for full funding of Greenlink's Transit Development Plan through 2023 and expand transit to meet the needs of residents in our growing economy. Greenlink is an essential component of our community's mobility infrastructure. Housing and transit are economic development. Just as homelessness has no boundaries, neither does economic development.

5. Impact Policymaking

Engage at the local, state, and national levels on policy issues that specifically affect those experiencing homelessness and housing instability. We invite everyone to join us in advocating for sustainable funding of local dollars and policies to address homelessness in Greenville County. While we know at least 1,148 students experienced homelessness in 2019-2020, there are 43,861 pupils in poverty according to the Greenville County School District. Policies can and should work to prevent homelessness.

Ensuring that safe, affordable homes are accessible to everyone means that we as a community, including the City and County of Greenville and other municipalities within Greenville County, must have a robust system that can quickly enter people into available emergency services and provide appropriate exits from homelessness that ensure long-term housing stability. The Greenville Homeless Alliance stakeholders have contributed to the creation of historic funding wins for local housing and transit dollars through education, advocacy, and collaboration. To reach the next stage of planning, we must move beyond what we have traditionally done. This must be a community-wide effort focused on consistent investment in and execution of a comprehensive strategy that measures housing opportunity, educational attainment, healthcare disparities, and the physical and economic mobility of the workforce.

Additional information and resources for the 2021 Report on Homelessness in Greenville County are available online at <https://www.gvlhomes4all.org/research/>. We encourage you to explore these resources and participate in the ongoing work.

ABOUT THIS REPORT

In 2019, the [Report on Homelessness in Greenville County](#) was produced to serve as a resource for helping the Greenville community better understand the issue of homelessness and what could be done to help those experiencing it. This report is an update of key data. It does not address the impact and disparities that were brought to light during the COVID-19 pandemic. GHA will issue a separate brief later this year to examine the pandemic's impact on our community.

The issue of homelessness continues to be complex, but the Greenville Homeless Alliance believes it is solvable. Solvable does not mean that no one will ever experience homelessness again. It does mean that we as a community can have a robust system that quickly connects people to available emergency services and provides appropriate exits from homelessness that ensure long-term housing stability.

There are many different pathways into and out of homelessness. There are even different definitions of homelessness based on an organization's funding, mission, or service offerings. This report gathers many different definitions, data sources, and perspectives on homelessness that exist in this community; offers a big-picture overview of what homelessness looks like in Greenville County; and shines a light on efforts to combat this human and societal challenge.

On the following pages, we will address what we know, who is affected, contributing factors that can cause homelessness, and what those experiencing homelessness face daily in Greenville.

We will use data gathered by the [Upstate Continuum of Care](#), [United Housing Connections](#), the City and County of Greenville, [SC Housing](#), [US Census Bureau](#), [National Low Income Housing Coalition](#), [Greenville Housing Fund](#), and the [Greenville County School District](#) to give a comprehensive look at the individuals experiencing homelessness in Greenville County.

The priorities for addressing homelessness were collectively determined in 2019 with more than 100 individual stakeholders of our community and 70 different partner organizations committed to the idea that fair access to safe, affordable housing benefits everyone remain unchanged. Our decisions continue to be informed by all areas of the community including service providers, government, business, medical, faith community, and those currently and previously experiencing homelessness.

This report aims to give you a deeper understanding about the residents of our community who are experiencing homelessness and what we can do as a community to help.

DEFINITIONS OF HOMELESSNESS

There are several different definitions of homelessness determined by an organization's mission, its focus, or many times, its primary funding source.

The Greenville Homeless Alliance defines homelessness as families and individuals who lack a fixed, regular, and adequate nighttime residence.

[U.S. Department of Education](#)

Definition used by Greenville County School District

McKinney-Vento Homeless Assistance Act defines homeless children and youth as individuals who lack a fixed, regular, and adequate nighttime residence. This includes doubling-up with family or friends and living in a motel.

[U.S. Department of Health and Human Services \(HHS\)](#)

Definition used by agencies receiving HHS funding

A person “who lacks housing”.

[U.S. Department of Housing and Urban Development \(HUD\)](#)

Definition used by Upstate Continuum of Care (covering 13 Upstate counties) and all agencies receiving HUD funding.

[HUD defines homelessness](#) in four categories.

The categories are:

Category 1: Literally Homeless

Category 2: Imminent Risk of Homelessness

Category 3: Homeless Under Other Federal Statutes - Unaccompanied youth under 25 years of age, or families with children and youth.

Category 4: Fleeing/Attempting to Flee Domestic Violence

Why does this matter?

Understanding the variations in definition of homelessness is important because those variations can directly affect funding for local agencies, determining who they can and cannot serve. For example, people who are doubled-up in the homes of others or in motels are not homeless by the Department of Housing and Urban Development's (HUD) definition and therefore will not qualify for assistance from agencies that receive funding from HUD. However, these people do not have homes of their own and are at high and constant risk of becoming completely unsheltered.

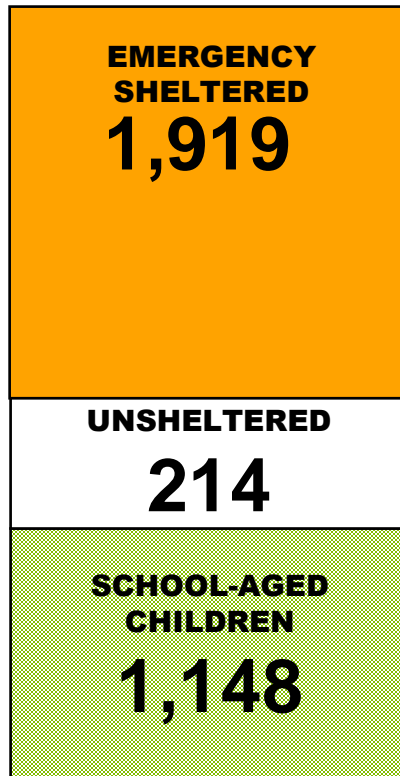
As the Greenville Homeless Alliance uses the term and as it is used in this report, these people are experiencing homelessness – but, because they do not fit the HUD definition of homelessness, they are not eligible for federal funding. Local funding will be necessary to assist these individuals in securing safe and stable housing.

WHAT WE KNOW

Homelessness in Greenville County

At least **3,281** men, women and children experienced homelessness in Greenville County in 2019-20.

- The Greenville Homeless Alliance is focused on households earning \$15,000 or less annually. However, the reality is there is a wide range of households above that income level at risk of or currently experiencing homelessness in our community.
- Greenville County ranked 3rd in SC in number of persons experiencing homelessness in the 2020 PIT Count.
- The majority of those entering emergency shelter in this community are from Greenville County and the Upstate.

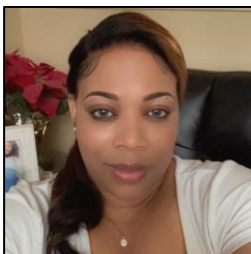


Data from South Carolina Interagency Council on Homelessness 2020 South Carolina State of Homelessness Report

Data from Upstate Continuum of Care 2020 Point-in-Time (PIT) Count

Data from Greenville County School District McKinney-Vento Homeless Assistance Act Count 2019-20

REAL PEOPLE, REAL STORIES: One Missed Rental Payment Leads to Homelessness

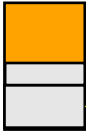


Some people are born into households where homelessness is one missed rental payment away. Others are stunned by it.

Roberta, 40, was stunned by it. A graduate of Southside High School with two years of college, a mother of two with a strong work ethic, she couldn't have imagined the events that led to her eviction in 2019.

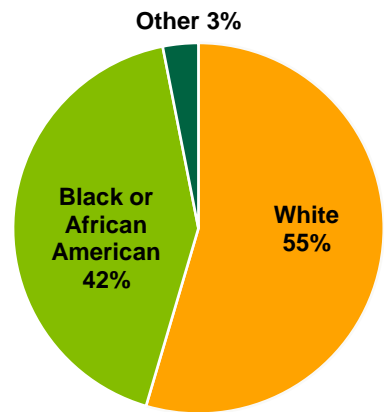
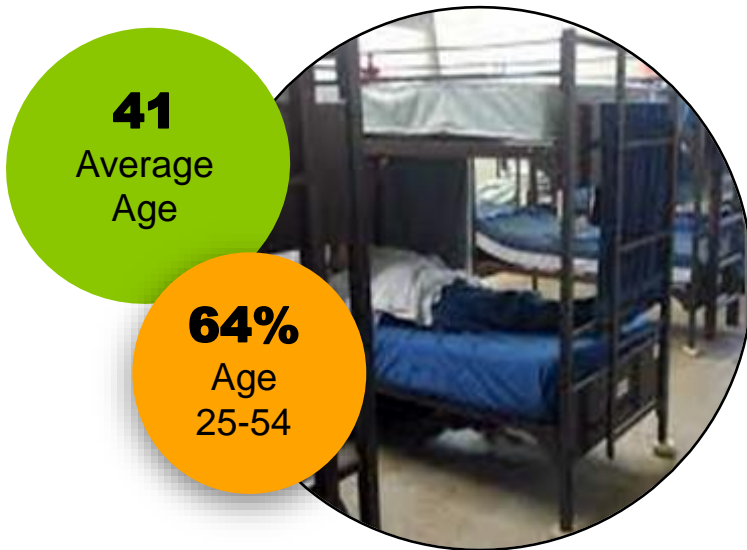
Roberta's family moved to South Carolina when she was 10. While her biological father was imprisoned for part of her life, her stepfather worked for BMW. The family lived comfortably, launching Roberta into studies in mass communications and broadcasting at Benedict College in Columbia. But then, Roberta said, "life intervened." She had her first daughter, Briajaha, in 2002, moved to Atlanta, and had her second daughter, Saniyah, in 2005.

[Read the rest of Roberta's story on page 36.](#)

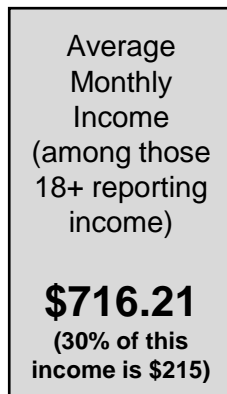
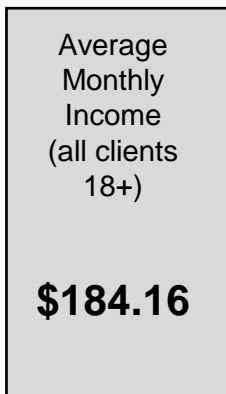


EMERGENCY SHELTERED

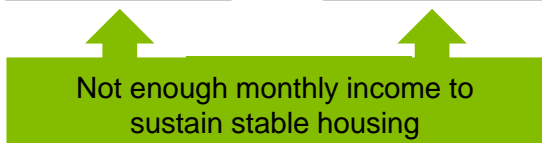
1,919 of the 3,281 total who experienced homelessness in Greenville County in 2019-2020 stayed in emergency shelter. Shelters provide housing, case management, meals, opportunities for personal hygiene, and access to medical attention.

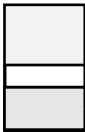


INCOME AT TIME OF ENTRY INTO EMERGENCY SHELTER



The most significant barrier identified in listening sessions was the difficulty for people to exit from emergency shelter. 75% of those entering emergency shelter report having no income. **Outreach and emergency shelter services must act as bridges to housing.**





UNSHELTERED

Currently, the only federally mandated count of **unsheltered** men, women, and children occurs on one night annually in January and is referred to as the Point In Time (PIT) count. The 2020 count identified 214 people living unsheltered which includes in a tent, car, abandoned building, or on the street in Greenville County.

214

UNSHELTERED

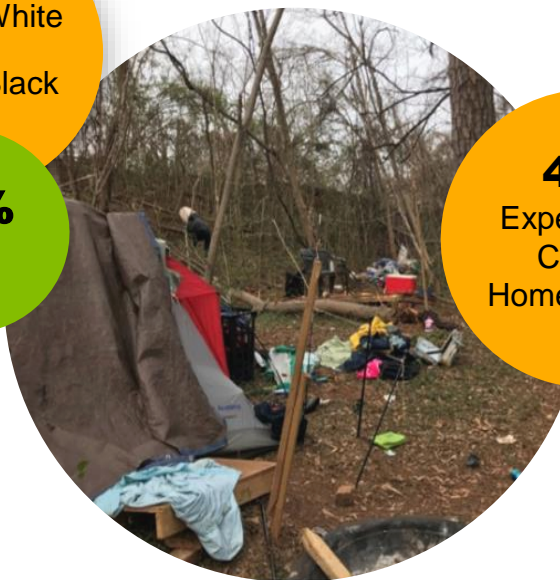
49% White

47% Black

55%
Male

80%
Adults Only

41%
Experiencing
Chronic
Homelessness



Data from [Upstate Continuum of Care 2020 Point-in-Time \(PIT\) Count](#)

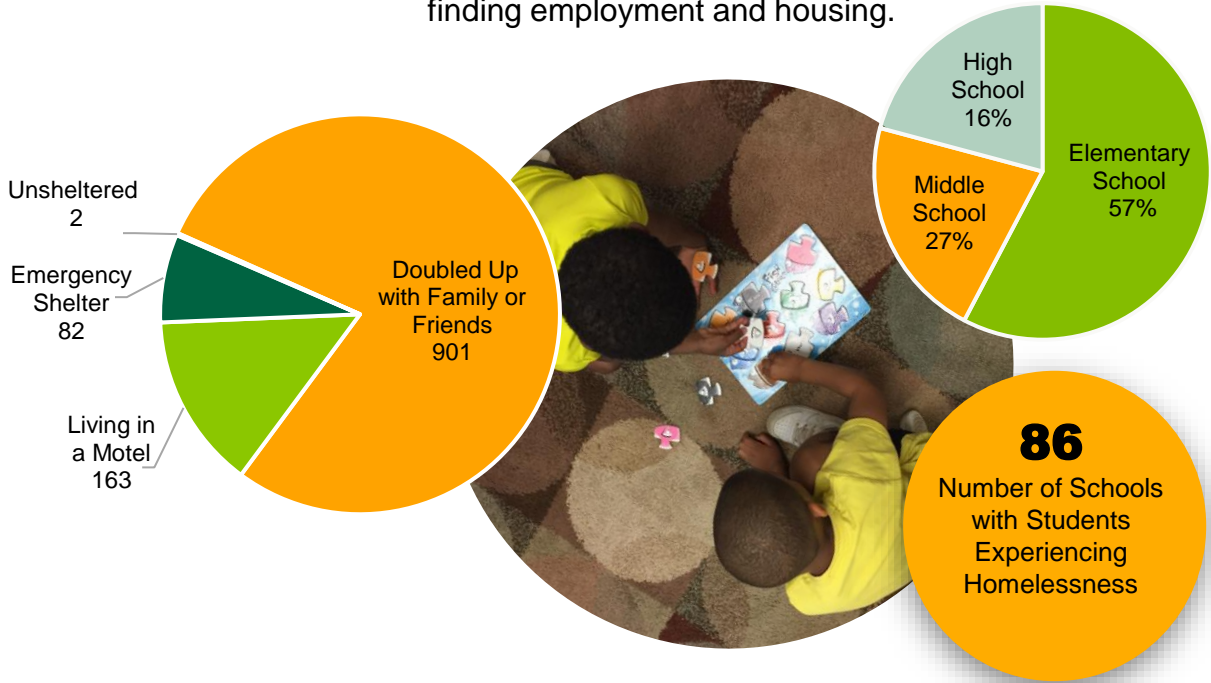
WHAT IS CHRONIC HOMELESSNESS?

Chronically homeless, as defined by [HUD](#), includes any person with a disabling condition who has been living in a place not meant for human habitation for the last 12 months continuously or on at least four occasions in the last three years where those occasions cumulatively total at least 12 months. Caring for people experiencing chronic homelessness accounts for most of the societal costs associated with homelessness. A proven housing solution for this population is **permanent supportive housing**. Reedy Place is an example of this best-practice model that combines long-term housing financial assistance with intensive and equally long-term housing case management and supportive services. The 2020 Point-in-Time (PIT) Count identified 181 chronically homeless individuals in Greenville County (this combines sheltered [94] and unsheltered [87] numbers). To learn more about Reedy Place, read the story on page 20 of this report.

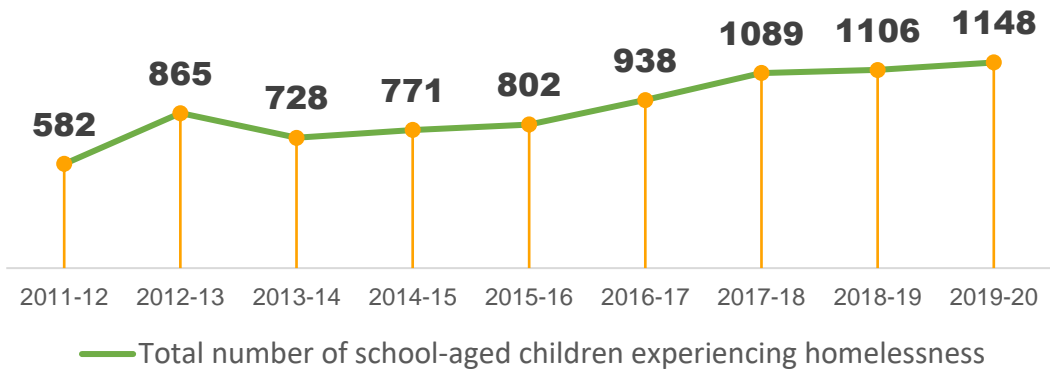


SCHOOL-AGED CHILDREN

1,148 children in 86 different [Greenville County Schools](#) experienced homelessness in 2019-20. Homelessness and housing insecurity negatively impact children physically, emotionally, and academically. Children experiencing homelessness are far more likely to drop out of school which creates more barriers to finding employment and housing.



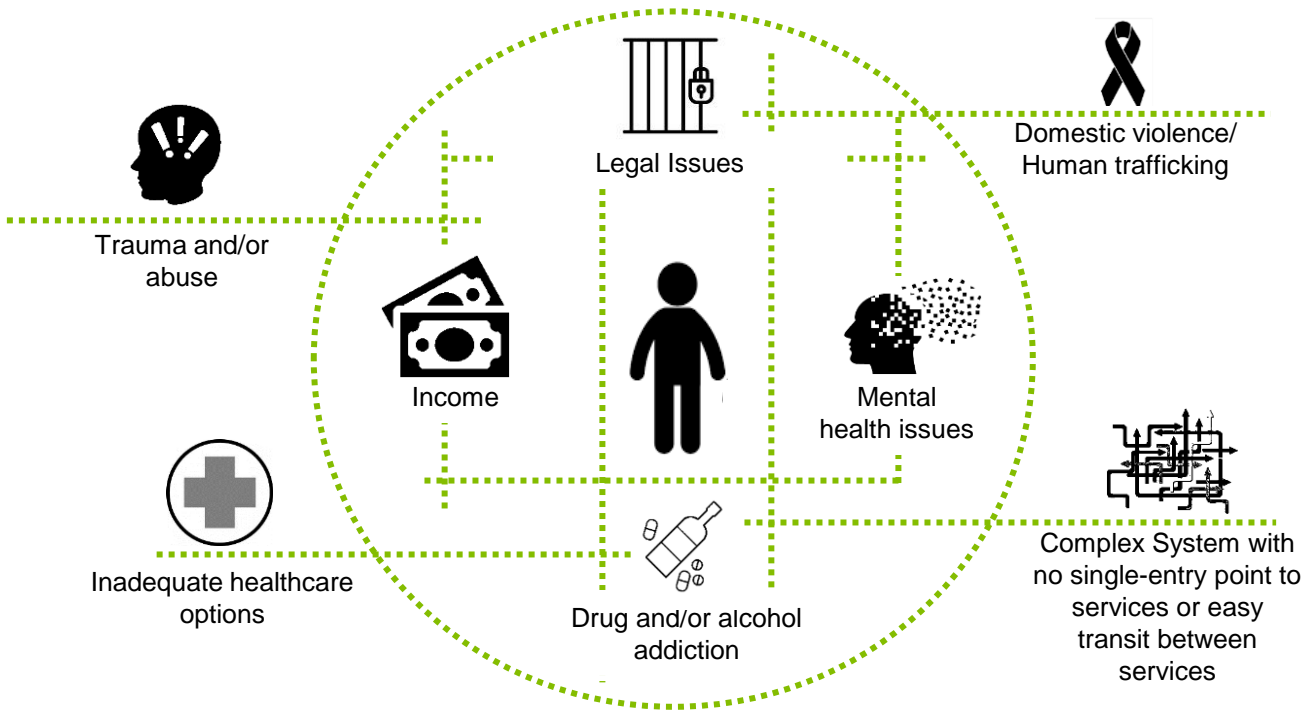
BY YEAR



Data from [Greenville County School District McKinney-Vento Homeless Assistance Act Count](#)

CHALLENGES FOR PEOPLE EXPERIENCING HOMELESSNESS

In listening sessions with men and women currently experiencing or previously experiencing homelessness, the following challenges were identified. Without an adequate support system, these issues make it difficult for those experiencing homelessness to find their way to stable housing on their own.



REAL PEOPLE, REAL STORIES: Overcoming Challenges To Exiting Homelessness

The Economy Inn was condemned by Greenville County on January 13, 2021 and Angela was one of 80 people who lost the roof over their heads because of unsafe living conditions. Angela's journey led her, to Grace Church's downtown campus with a packed bag of clothes and the double blow of a COVID-19 surge beleaguered by winter's lowest temperatures.



Thanks to the care and management provided by partners of the Greenville Homeless Alliance, Angela was relocated to a different motel paid for by the Angel Fund. During this time, she was able to enter recovery for her substance disorder and set realistic, achievable goals to dramatically improve her life.

[Read the rest of Angela's story on page 37.](#)

FACTORS CONTRIBUTING TO HOMELESSNESS

Community Factors

In discussions with service providers and conversations with those experiencing homelessness, numerous gaps and weaknesses in our community were identified as factors contributing to homelessness. Though divided into categories for the report, many of the issues are interrelated, and often homelessness is experienced after a breakdown in more than one area. This is why we believe housing alone won't solve homelessness, but an ignited community will.

Criminal Justice

- Criminal justice system involvement
- Systemic racial discrimination
- Accumulation of court costs (with no address, courts bills are not received, leading to increased fees)
- Criminalization of homelessness

Community/Environmental Factors

- High barriers to limited affordable housing
- Displacement from housing due to growing economy
- Limited access to jobs and housing after incarceration
- Lack of jobs with living wages
- Living in state with highest eviction rate in the country
- Available living wage jobs are NOT located near affordable housing or connected to transit

Economic Factors

- Unstable jobs
- Lack of medical insurance
- Lack of transportation
- Insufficient wages
- Inadequate subsidized childcare

Lack of Family/Support Network

- Mental health issues
- Unstable environments
- Lack of support systems
- Domestic violence or abuse
- Parental substance abuse
- Rejection by parent or guardian due to sexual orientation, gender identity, or pregnancy

Lack of Supportive Services

- Inadequate welfare benefits
- Difficulty navigating resources and services
- Lack of shelter space year-round
- Lack of low-income mental health beds with supportive case management
- No formal Homeless Court
- No formal Eviction Court
- Inadequate dental services
- Lack of job skills

HOMELESS COURT AND EVICTION COURT

Homeless Court addresses criminal misdemeanor charges. Barriers for people can be reduced and collaboration can increase among law enforcement, service providers, the City Municipal Judge, magistrates, and Solicitor's office.

Eviction Court addresses civil charges where people facing eviction have no access to legal knowledge or representation. Eviction Court helps landlords and tenants resolve eviction disputes. Increased representation can ensure that the eviction is lawful, defenses are effectively asserted, and other relief that may help prevent homelessness is secured.

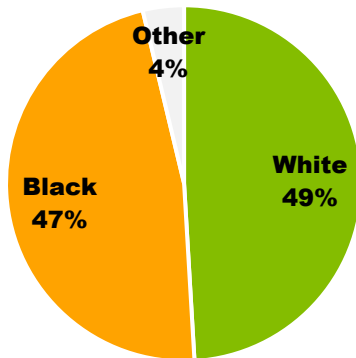
FACTORS CONTRIBUTING TO HOMELESSNESS

Race And Income in Greenville County

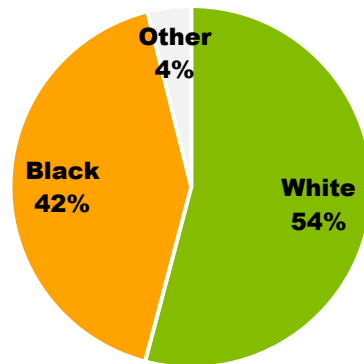
The Greenville Homeless Alliance has participated with the [Racial Equity and Economic Mobility \(REEM\) Commission](#), which was formed in the summer of 2020 to tackle racial inequities, social justice, and disparities in key areas that negatively impact the Black community in Greenville County. The Greenville Homeless Alliance strives to recognize and dismantle biases and discrimination in ourselves, our organizations, and our community. The United Way of Greenville County released a report in June 2020 titled, "[Greenville County Racial Equity Index](#)." This report provides a deep dive into race and economic mobility in Greenville County. Inequalities exist that place certain residents in Greenville County at higher risk of homelessness. Fair access to safe and affordable housing for people experiencing homelessness benefits everyone. The data included here illustrate that Greenville County residents who identify as Black are more likely to experience homelessness than White residents.

Greenville County Data

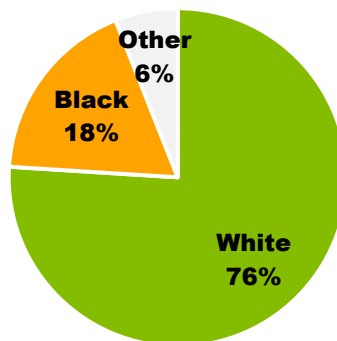
2020 Unsheltered Population



2020 Emergency Shelter Population



2020 Census Population

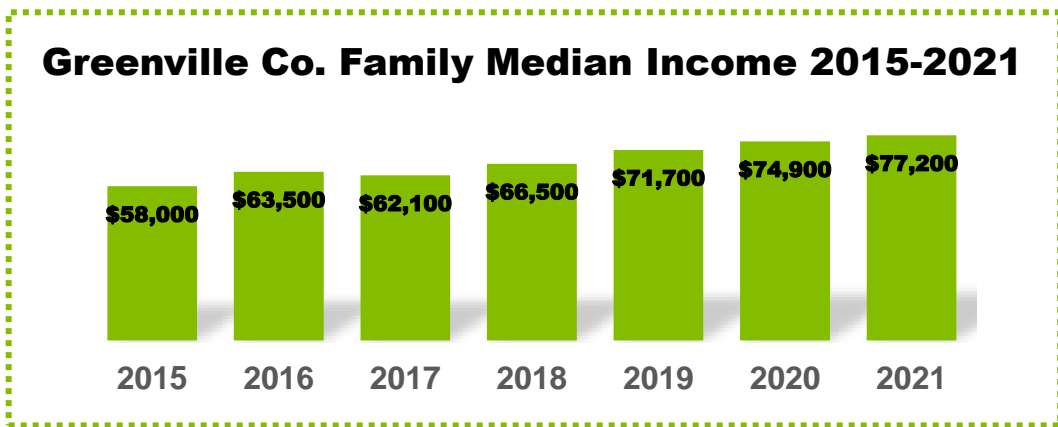


Data from Sheltered Homelessness in Greenville County 2017-2020, Upstate Continuum of Care, Census.gov

FACTORS CONTRIBUTING TO HOMELESSNESS

Housing Affordability

It is important to define the term **affordable housing**. Housing is considered affordable if a household spends no more than 30% of their income to live there. At the center of the definition of affordable housing for most social service programs is **Family Median Income, or FMI**. This is used to determine the federal government-calculated income limits for affordable housing programs. The FMI is used to create income categories, each of which is a percentage range of FMI that is typically based on a family of four. The FMI has risen by \$19,200 since the 2015 Homelessness White Paper was written. The homelessness and marginally-housed problem is worsening because not all incomes have kept pace with the rising cost of housing in Greenville County.



2021 Family Median Income by Number in Family

| FY 2021 Income Limit Area | Median Family Income | FY 2021 Income Limit Category | Persons in Family | | | | | | | |
|--|----------------------|-----------------------------------|-------------------|--------|--------|--------|--------|--------|--------|--------|
| | | | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 |
| Greenville-Mauldin-Easley, SC HUD Metro FMR Area | \$77,200 | Very Low (50%) Income Limits (\$) | 27,050 | 30,900 | 34,700 | 38,600 | 41,700 | 44,800 | 47,900 | 51,000 |
| | | Extremely Low Income Limits (\$) | 16,250 | 18,550 | 21,960 | 26,500 | 31,040 | 34,590 | 40,120 | 44,660 |
| | | Low (80%) Income Limits (\$) | 43,250 | 49,400 | 55,600 | 61,750 | 66,700 | 71,650 | 76,600 | 81,550 |

NOTE: The Greenville-Mauldin-Easley, SC HUD Metro FMI Area contains the following areas: Greenville County, SC; and Pickens County, SC.

Most of the individuals and families experiencing homelessness fall into and below the extremely low-income range. This annual calculation determines federal housing stabilization funds so that the household pays no more than 30% of their income towards rent and utilities.

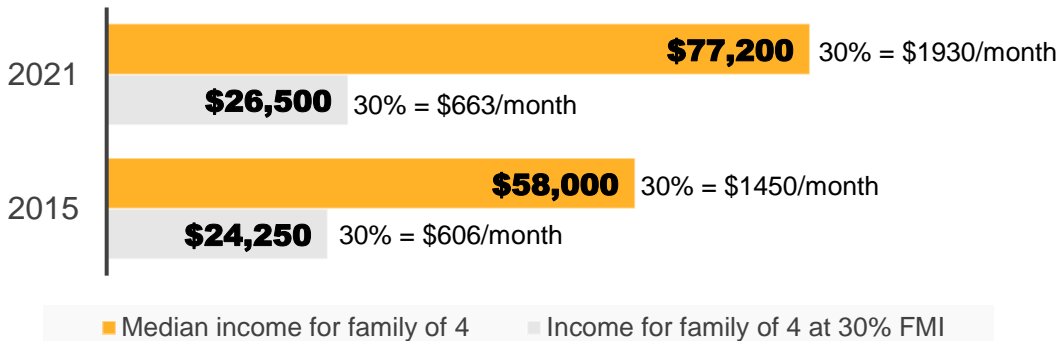
FACTORS CONTRIBUTING TO HOMELESSNESS

Economic Mobility

Many terms and abbreviations are used in the community to define housing. What do people mean when they say “affordable housing”, “workforce housing”, or “extremely low income housing”? **To whom is it affordable?** In simplest terms, affordable housing is a math equation. Affordable Housing = 30% x gross income.

When the Greenville Homeless Alliance refers to housing, it means affordable (paying no more than 30% of the household income towards rent and utilities) for individuals or families at zero to 30% of the income scale. A common term used for this category is **extremely low income housing**.

7 Year Change for Extremely-Low (30%) and Median Income Families



Options for Maintaining Housing Affordability

| Income (for family of 4) | 0-\$ 26,500 | \$26,500 – 61,750 | \$61,750 – 108,000 | \$108,000 – 154,400 | \$154,400 and up |
|--|--|---|--|--------------------------------------|--|
| Affordable Rent or Mortgage | 0-\$662 | \$662 - 1543 | \$1543 - 2700 | \$2700 - 3860 | \$3860 and up |
| Typical Occupations | Arts, Entertainment, Hotel, Food Service (minimum wage jobs) | Education, Law Enforcement, Social Services | Education, Health, Law Enforcement, Social Services | Professional, Scientific, Management | Professional, Scientific, Management |
| % of FMI Options for Maintaining Housing Affordability | 0-30% FMI Stabilized Vouchers/HUD/Housing Authority • Federal Government stabilizes housing with additional funding • Renter pays 30% of income to property owner | 30-80% FMI Affordable Tax Credit Deals @ 4% & 9% • Lowers rent overall • Renter pays 30% to property owner | 80-140% FMI Workforce Most difficult to build because no incentives to help fund construction and operation. Numbers can work for builder when approximately 20% is workforce and 80% is upscale | 140-200% FMI Upscale | > 200% FMI Luxury Majority of new construction in Greenville. |

City and County predicted up to 13,500 home deficit in this income level

50% or less FMI \$38,600 = Access to Housing Authority Voucher

PRIORITIES FOR ENDING HOMELESSNESS IN GREENVILLE COUNTY



The five priorities from the [2019 Report on Homelessness](#) in Greenville served as the basis for the Greenville Homeless Alliance [Strategic Plan](#) released in 2020. A [policy agenda](#) was developed by the Greenville Homeless Alliance Advocate Working Group and approved by the Greenville Homeless Alliance Steering Committee in 2021 to support these priorities.

PRIORITIES FOR ENDING HOMELESSNESS



Increase Housing and Exits From Homelessness

Greenville County has at least 3,281 people experiencing homelessness but only 450 emergency shelter beds (and outreach services that help meet basic survival needs like shelter, food, and personal hygiene while people wait for housing services). An additional 255 transitional housing beds help individuals and families meeting specific criteria (e.g. veterans, previously incarcerated, domestic violence or sex trafficking survivors, addiction recovery) and another 340 supportive housing beds are available for those with mental or physical disabilities (and connected to housing financial assistance). All together, Greenville County has 1,045 beds that are creating a pathway to reducing homelessness. ([see complete chart in appendix](#))

Emergency Shelter Beds



450

Transitional Housing Beds



255

Supportive Housing Beds



340

The front line of our community's response to ending homelessness consists of emergency shelters and street outreach by service providers. They face the pressing challenge of very limited safe, affordable housing options for those ready to exit shelter, extremely limited options for children and families experiencing homelessness, and limited supportive housing. The lack of housing options with supportive services to exit homelessness is causing the length of stay in emergency shelter to increase, which limits the number of people who can be served. Without adequate long-term housing options and supportive services for households at 30% or below family median income, outreach and shelter will struggle to address the immediate and growing crisis needs of individuals and families experiencing homelessness.

While these beds help meet the needs for many, they do not ensure long-term housing stability for all. A safe, affordable home with supportive services can end homelessness. In 2016, a City of Greenville study documented a 2,500-unit housing shortage for those earning \$20,000 or less a year. In 2018, a Greenville County study documented a 9,500-unit housing shortage exclusive of the City of Greenville for those earning \$25,000 or less a year. Collectively the housing shortage for households earning \$25,000 or less a year equaled 12,000 units, and was predicted by the [2018 Affordable Housing Study, Greenville County](#) to grow by 561 units annually. In October 2020, the [Greenville Housing Fund](#) released a [strategic plan](#) in partnership with [Greenville County Redevelopment Authority](#) that includes preservation of 3,000 existing units and production of 10,000 new units over the next 10 years. Housing, rental and homeownership, for extremely low income (0 – 30% family median income) is included as a portion of the overall strategic plan.

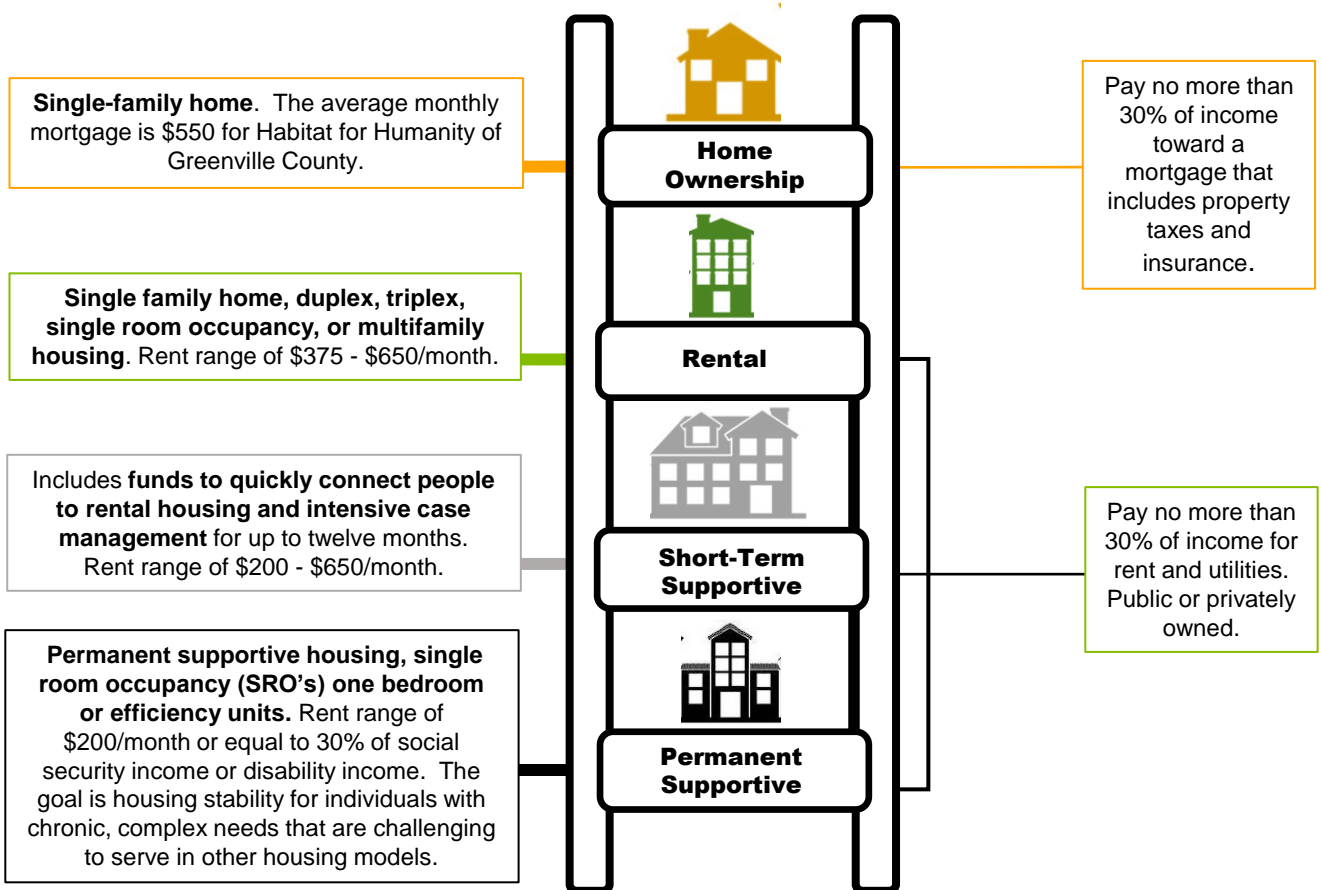
Data from [Balancing Prosperity and Housing Affordability Report, City of Greenville](#), [Affordable Housing Study, Greenville County](#), and [Affordable Housing Strategy, Greenville SC September 2020](#).



Increase Housing and Exits From Homelessness

Housing Types Needed for Exiting Homelessness. Each rung of the housing ladder below has high demand as well as limited to no options to move upward. **The Greenville Homeless Alliance’s highest priority is to focus on proven solutions to end homelessness long-term for individuals, couples, and families.** The listening sessions informed the Greenville Homeless Alliance that prevention services and significant increases in each type of housing are required to move people from homelessness in Greenville County. The Greenville Housing Fund’s [“Affordable Housing Strategy”](#) synthesizes the primary causes of the exploding affordable housing deficit and identifies the barriers that have prevented our community from making significant inroads for 0 – 80% of family median income. The Greenville Homeless Alliance primarily focuses on households at 30% and below the [family median income](#). In 2021, this annual income is \$16,250 for an individual and \$26,500 for a family of four. The growing number of individuals, couples, and families within this income range requires continued advocacy, collaboration, and innovation to ensure options exist that are affordable, have effective support services, and are low barrier.

The Housing Ladder for Extremely Low Incomes

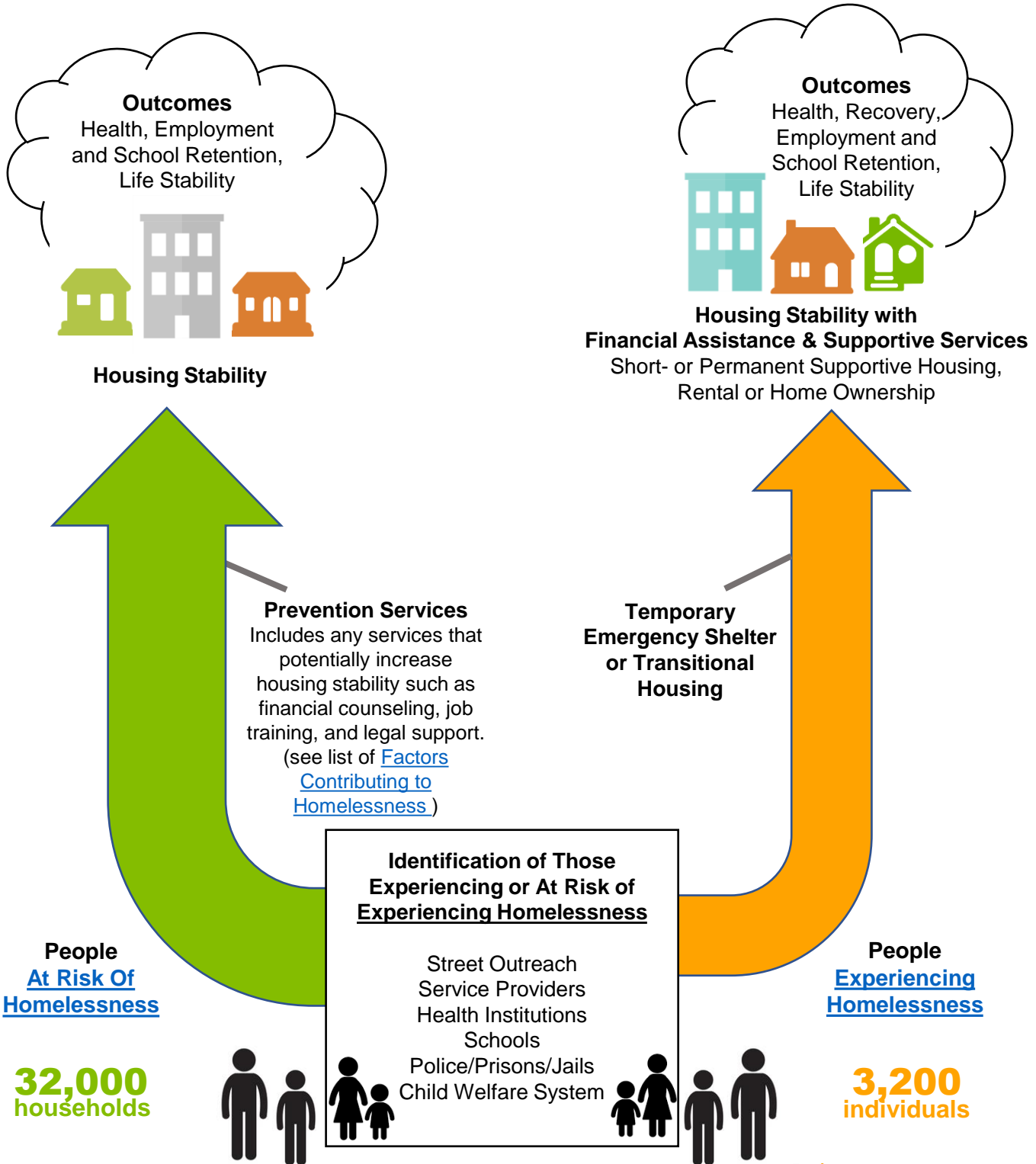


Rent at \$200/month for individuals to move out of emergency shelter based on average income of \$8500/year.
 Data from SC Interagency Council on Homelessness [2020 South Carolina State of Homelessness Report](#)



Increase Housing and Exits From Homelessness

Paths To Stable Housing





Increase Housing and Exits From Homelessness

A SHELTER IS NOT A HOME. The lack of low-barrier housing with rent between \$200 - \$650/month is the primary reason emergency shelter beds are full. A stable housing continuum depends on a steady supply of safe, affordable options. The lack of a steady supply also contributes to evictions and people paying more than median rent to live in a motel room. We have a powerful economy that relies on both high-wage and low-wage workers. However, Greenville County has the highest number (32,284) of renter households in South Carolina who are eligible for housing stabilization funding but are not receiving it according to the [2021 South Carolina Housing Needs Assessment](#) by SC Housing. The data below for both unsheltered and emergency sheltered demonstrates that this is not enough monthly income to sustain stable housing.

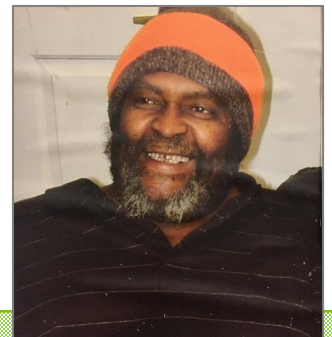
| | Average Among Those Reporting Income | 2021 Fair Market Rent in Greenville | % of Average Income Towards Rent |
|---------------------|--------------------------------------|-------------------------------------|----------------------------------|
| Unsheltered | \$836 | \$826 | 98.8% |
| Emergency Sheltered | \$1028 | \$826 | 80% |

Data from 2021 Downtown Survey, Upstate CoC and Emergency Shelter Barriers Survey 2020, GHA

Since federal funding is not available, the question the Greenville community must grapple with is: who will cover the growing housing assistance gap.

COMMUNITY SOLUTIONS: Reedy Place

Michael, one of the first residents of Reedy Place, picked out a corner unit because he could look out the window and see Paris Mountain. It was Michael's first apartment – or any permanent housing for that matter – in about 20 years. Before Reedy Place opened near downtown Greenville, Michael was homeless and sleeping in the woods.



United Housing Connections established Reedy Place to serve individual adults considered chronically homeless and struggling with a serious mental illness. Mental health workers initiated outreach with Michael, who was diagnosed with schizophrenia and had a history of crack cocaine and alcohol use. In doing so, the staff talked to Michael about having his own place and would often drive him by Reedy Place as it was under construction. Over time Michael would smile and say to the staff the Reedy Place was soon to be his home. Staff showed him Reedy Place because it was different. It uses a low-barrier approach where a critical component is that it does not require a person to be sober or receiving mental health services before having their own place to call home. [Read the rest of Michael's story on page 39.](#)

A count on a single night in 2020 identified more than 353 residents as chronically homeless in the Upstate, and more than half of those are in Greenville County.

PRIORITIES FOR ENDING HOMELESSNESS

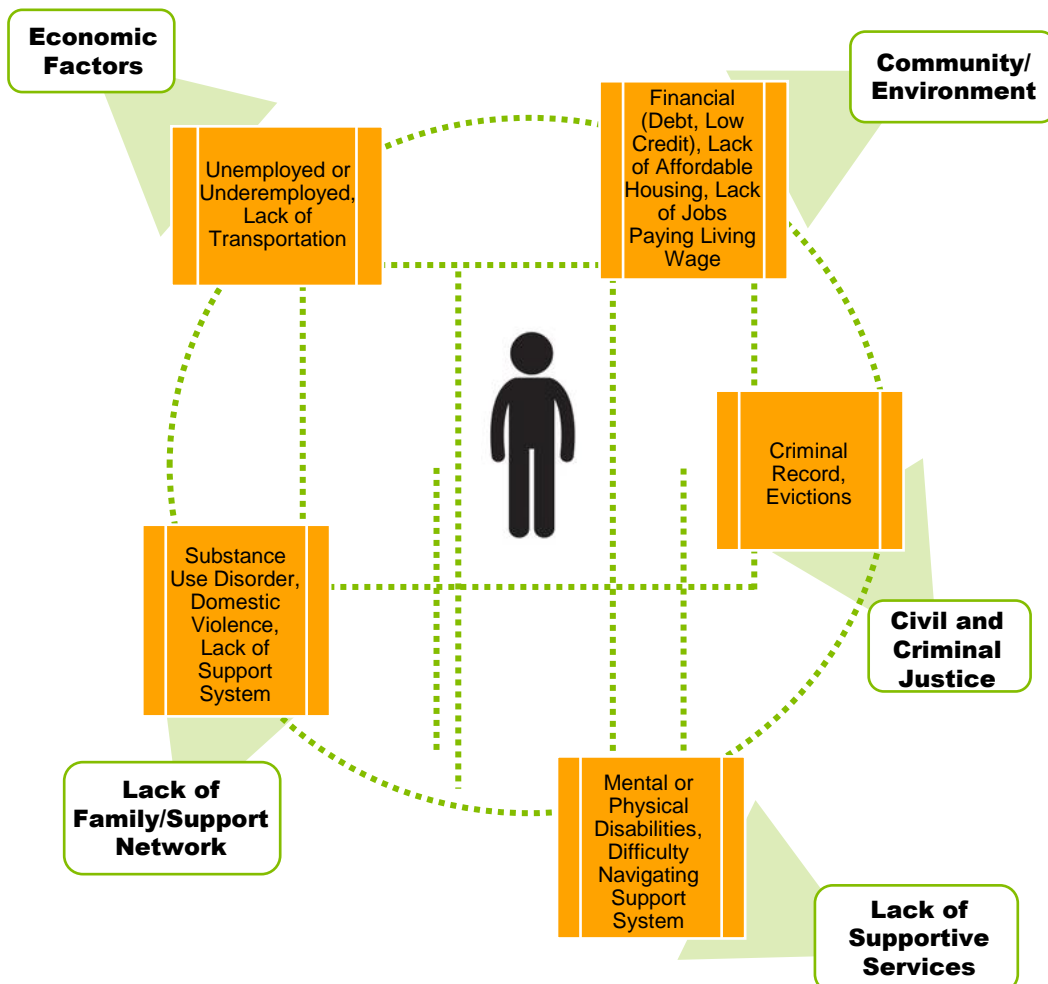


Reduce Barriers

INCREASE ACCESS. Exiting homelessness generally requires more than just finding a place to live. Many of the factors that contribute to causing homelessness are also the barriers individuals and families experience as they work to exit homelessness. Many of these barriers can be minimized or even eliminated with help from effective support services. Policies can eliminate or prevent barriers.

Participants in our listening sessions who are currently experiencing or have previously experienced homelessness repeatedly mentioned the need for greater access to mental and physical health support and more help with overcoming legal/financial barriers to work and housing.

BARRIERS TO EXITING HOMELESSNESS





Reduce Barriers

“It is very difficult for many of our patients to comply with taking their medicine and adopting nutritional advice when they do not have stable living conditions. We had one homeless patient living out of his car that had to fill a cooler with ice every day to keep his insulin refrigerated.”

Karen A. Salerno
Taylors Free Medical Clinic
GHA Advocate Working Group

INCREASE OUTREACH. With barriers ranging from a substance use disorder to financial challenges, to long-term mental or physical disabilities, there is a need for a case manager or social worker to come alongside individuals so that they can share their story and in doing so help facilitate the individual's ability to identify the factors that put them at risk of homelessness. This part of their journey is essential as the individual navigates and transitions from homelessness into housing. Often, traumatic experiences are the reason homelessness occurs, and even if they're not, homelessness itself is traumatic.

Connections to case managers can decrease the length of homelessness which can reduce the overall trauma experienced by individuals and decrease the cost to community services such as emergency healthcare, detention centers, and emergency shelters. Their efforts are impactful. Full-time dedicated outreach workers can focus on meeting people living on our streets, assessing their needs, and connecting them with services. In 2021, the City of Greenville partnered with United Housing Connections to provide two full-time peer support specialists focused on [outreach in downtown Greenville](#).

COMMUNITY SOLUTIONS: Coffee Club

Without the Coffee Club fund, **Michael** would have been forced to live on the streets of Greenville.

Michael served five years in prison on an arson charge and returned to Greenville as a resident without a home, family, or support system. He struggled through two attempts to stay in an emergency shelter setting but was unable to tolerate the setting due to a serious mental illness. For people who have been diagnosed with a serious mental illness, like Michael, structured group living environments are often incompatible fits.

That's when the Coffee Club decided to pay for Michael to stay in a motel where the designated Coffee Club staff continued to provide supportive services. The Coffee Club includes representatives from more than two dozen front-line service providers that work with people experiencing homelessness in Greenville County.



Since the closure of Tent City in 2015, Coffee Club funds have been used to secure shelter for people who are experiencing homelessness but are unable to go to an emergency shelter because of their physical or mental health.

[Read the rest of the story on page 40.](#)



Reduce Barriers

INCREASE TRANSITIONAL HOUSING. For many experiencing homelessness, traditional emergency shelters aren't options because of barriers like criminal records, traumatic experiences, or addictions.

Transitional housing programs geared toward these people experiencing homelessness help fill that gap by successfully providing housing, case management, and services specific to shared experiences. Organizations such as [Soteria](#) (formerly incarcerated), [Jasmine Road](#) (sex trafficking survivors), [Safe Harbor](#) (domestic violence survivors), and [Alston Wilkes](#) (Veterans) are just a few of the transitional housing programs in Greenville County. ([See appendix for full list](#))

Families also face barriers when needing emergency shelter. That need becomes even more pronounced when paired with the reality that Greenville County has very limited shelter beds for families and extremely limited beds for single fathers with children, single mothers with a son age 10 or older, or large families.

REAL PEOPLE, REAL STORIES: Finding Community

Ten years ago, **Robert** found himself sleeping outdoors experiencing homelessness. It stemmed back to a 23-year-long cocaine addiction, which wouldn't be resolved for at least another year. In late 2011, he knew something had to change. After finding God, he quit his drug usage and started attending church at Triune Mercy Center. Robert's life was on the mend – but homelessness was still an issue. [United Housing Connections](#) ended his homelessness through a safe, affordable rental home where he pays 30% of his income towards rent. On August 21, 2021 Robert celebrated ten years in recovery from a substance use disorder and on March 6, 2022 he celebrated 10 years in the same home.



Robert represents a percentage of people experiencing homelessness who live on a fixed monthly income of approximately \$750. In Robert's case, [United Housing Connections](#) in partnership with [Greater Greenville Mental Health](#), [United Ministries](#), and [Triune Mercy Center](#) worked collectively to end Robert's experience of homelessness. All four organizations are founding members of the [Greenville Homeless Alliance](#). Robert specifically notes that being connected with people involved with the [Greenville Homeless Alliance](#) is a blessing in his life today that he did not formerly have. He is a proud member of [Buncombe Street United Methodist Church](#) which is a partner of the Greenville Homeless Alliance.

[Read the rest of Robert's story on page 37.](#)

PRIORITIES FOR ENDING HOMELESSNESS



Strengthen Coordinated Community Response

SIMPLIFY THE SYSTEM. Stakeholders who are experiencing or have experienced homelessness say there is a need to simplify the system to respond to homelessness. Many services are available in Greenville County to assist those experiencing homelessness, but those who need them do not always know what those services are or how to access them.

Coordination is taking place as organizations strive to improve the system. In 2020, Greenville Homeless Alliance and the Upstate Continuum of Care agreed to develop a universally accepted system to plug into, to ensure we are serving all the community's most vulnerable effectively and efficiently.

Efforts to improve coordination and move toward that single system are happening at the organization, community, and regional levels. For example, a group of case managers and social workers meet weekly to identify individuals experiencing homelessness who have fallen outside the system or need a coordinated effort to become housed. This group called "The Coffee Club" has judiciously used financial resources, contacts, and professional experience to make sure some of the toughest cases of homelessness find a pathway out. *(To learn more about Coffee Club, read the Community Solutions story on [pages 22 & 40.](#))*

WHAT IS PERMANENT SUPPORTIVE HOUSING?

The single most recommended course of action from experts in homelessness, especially chronic homelessness, is called permanent supportive housing. Although chronic homelessness represents a small percentage of the overall number of people experiencing homelessness, this population consumes more than half of services. Increasing Permanent Supportive Housing options is likely to achieve the most substantial results in reducing financial, societal, and human costs. Greenville currently has one permanent supportive housing model with 23 units for single adults, Reedy Place, which has been in operation since 2006 and is managed by United Housing Connections.

Partners of the Greenville Homeless Alliance collected data from the SC Department of Revenue and Fiscal Affairs for Reedy Place to support the premise that permanent supportive housing reduces societal costs (in addition to humanitarian costs.) In 2022, United Housing Connections aims to begin construction on Church Street Place at Poe Mill, 36 additional units of long-term supportive housing for single adults deemed chronically homeless and diagnosed with a disability.

Permanent Supportive Housing Impact

for **11** Reedy Place Residents

2 Years BEFORE Being Housed

2 Years AFTER Being Housed

Unhoused

Housed

Detention Center and Healthcare Charges*

397 Days in Detention Center



30

252 Days in In-Patient Behavioural Health



40

10 ER Visits



1

62 EMS Transport Services



7

Total Annual Charges

\$210,447

\$17,625

Annual Charges per Resident

\$19,132

\$1,602

92%
Overall Decrease
2 Years After Being Housed





Strengthen Coordinated Community Response

Another example of the effectiveness of coordinated response to those experiencing homelessness is the local movement to reach effective zero homelessness for Veterans. Case managers and Veteran organizations meet regularly to examine the list of known Veterans experiencing homelessness in the area. Each person's situation is assessed, a course of action is determined, and personnel plus resources are deployed to help end homelessness. These actions are even more effective due to the financial and support resources specifically allocated to addressing Veteran homelessness.

EFFECTIVE ZERO HOMELESSNESS

Effective zero does not mean that no one will ever experience homelessness again. It does mean that we as a community, including the City and County of Greenville and other municipalities within Greenville County, have developed a robust system that quickly connects people to available emergency services and provides appropriate exits from homelessness that ensure long-term housing stability.

Similar to the process for achieving zero homelessness for Veterans, the [Upstate Continuum of Care](#) meets weekly to assess the needs of individuals experiencing homelessness across the Upstate and match with available housing. These efforts, however, are limited by funding, the narrow definition of homelessness they are required to use by the Federal Government, and the lack of housing inventory. These constraints leave many men, women, and children waiting for an opportunity to exit homelessness.

Strengthening the coordinated community response is a priority because proven solutions to ending homelessness save our community significant dollars. Medical respite beds are one example of a collaboration resulting in significant cost savings.

COMMUNITY SOLUTIONS: Medical Respite

The truck driver didn't see him.

*At the end of his walk to work one morning, **John** was run over by a tractor-trailer making a delivery to his place of employment. He was hit with enough force to fracture his skull and cause bleeding on his brain. The collision was so violent that it ripped the quarter panel on the truck's driver side completely off.*

John was hospitalized for a month.

While he had recovered enough to be released, he hadn't healed enough to return to the streets. Enter the first medical respite program for the homeless in South Carolina. Run by [Miracle Hill Ministries](#) and [New Horizon Family Health Services](#), the medical respite program provides a place for men who are too sick to stay in a regular shelter but not sick enough to be in a hospital to continue their recovery. While emergency shelters are set up to help people experiencing homelessness, they are not medically supported, so patients often don't get the follow-up care they need to prevent re-hospitalization. [Read the rest of John's story on page 39.](#)

The program could save millions of dollars a year, based on a national average of respite care charges falling between \$68 and \$200 per day compared to the national average daily hospital charges falling between \$1,200 and \$2,000.

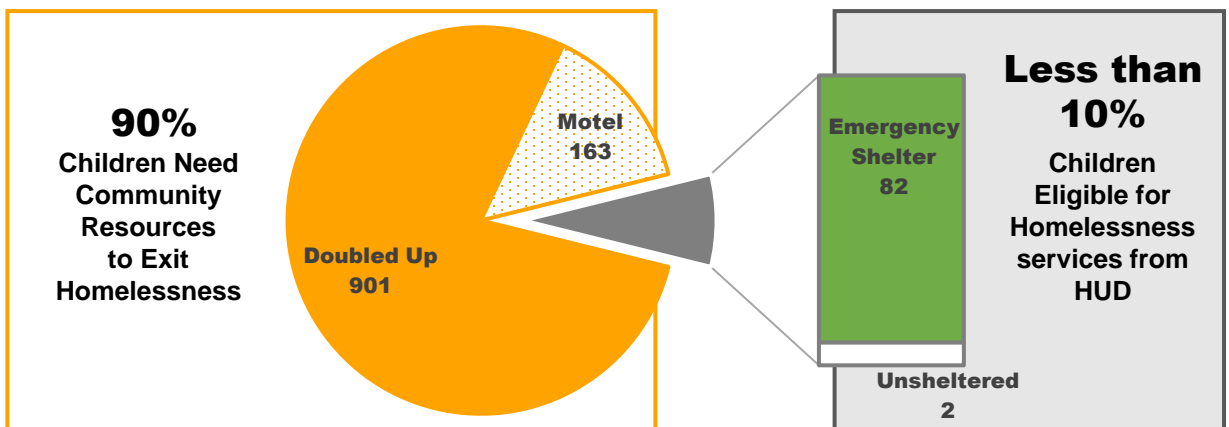


Strengthen Coordinated Community Response

REDUCE CHILDHOOD HOMELESSNESS. Each year, Greenville County Schools tracks the number of children experiencing homelessness as required by the U.S. Department of Education.

The data collected over the 2019 - 2020 school year provides a glimpse into who is eligible to receive federal assistance to exit homelessness in Greenville County. Based on the HUD definition of “homeless” — living in an emergency shelter, living outside, or living somewhere not suitable for human habitation — 84 Greenville County schoolchildren qualified for federal assistance. But another 1064 lived without a stable residence: couch surfing, with friends or neighbors, or in a motel. This is an example of how the very definition of homelessness can be a barrier to getting help.

1148 SCHOOL-AGED CHILDREN IN GREENVILLE COUNTY



Of the 410 emergency shelter beds in Greenville County, there is a range of 10% - 30% of the total available to serve families year-round. That number depends on how many women with children are seeking emergency shelter. United Ministries' Interfaith Hospitality Network is the only emergency shelter for single fathers with children or large families. Safe Harbor provides emergency shelter for male and female survivors of domestic violence and their children who are attempting to flee their homes.

The Greenville Homeless Alliance convened a pilot initiative to address this issue called [A New Lease on Life](#). With families identified by the Homeless Coordinator for the Greenville County School District, this innovative partnership paired participants with case management, financial assistance for upfront costs like security and utility deposits, and housing financial assistance that ensured the household paid no more than 30% of the total family income for housing. In 2020, [Home Again](#) launched to also help families address and overcome the barriers that keep many other families homeless in Greenville County.

Data from [McKinney-Vento Homeless Assistance Act Count 2018-19](#), [Greenville County School District](#) and HUD

PRIORITIES FOR ENDING HOMELESSNESS



Support Transit

**Limited transportation =
Limited job opportunities =
Limited housing opportunities**

Continued support of transit is Greenville County's top need for empowering all experiencing homelessness or financial instability to become self-sufficient, stable contributors to our community. This is an issue that impacts all segments of the population and requires priority-setting and voice-lifting from every stakeholder group.

Significant progress occurred in 2019 when both the City and County committed additional funding to [Greenlink](#) allowing the expansion of service hours to 11:30 p.m. Monday – Saturday thereby providing a bus service to all job shifts. Additional funding is required to complete Greenlink's transit development plan by 2023, which will allow for Sunday service, more routes, better schedules, and 30-minute bus frequency. Greenlink's routes and services must continue to grow past 2023 to meet the needs of current and new residents. Greenville County expects an increase of 220,000 new residents by 2040.

Limited transportation = Limited access to



Education



Medical Care &
Pharmacy



Grocery
Stores



Childcare



Parks &
Playgrounds



Support Transit

Many people living in emergency shelter are working in the occupations listed below and don't have cars. Without public transit, they can't get to work. Additionally, the median wage for these jobs will not provide enough income to move into even a one-bedroom apartment without being rent burdened (paying more than 30% of income for rent and utilities).

A robust Greenville City/County transit system with longer routes, better hours, and more frequent buses provides three levels of support to employees like these:

1. Job retention and ability to access higher paying jobs
2. Access to other essential services such as medical care, food, daycare, schools, parks, etc.
3. Housing stability due to balancing higher housing costs with more affordable transportation costs. The cost to ride Greenlink is \$50/month with an unlimited pass. (\$42 for students/\$25 for seniors).

| Occupation | Median Hourly Wage in Greenville County |
|---------------------------------|---|
| Waiters and Waitresses | \$9.34 |
| Food Prep Workers, Fast Food | \$9.47 |
| Cashiers | \$10.66 |
| Maids and Housekeeping Cleaners | \$10.89 |
| Janitors and Cleaners | \$11.61 |
| Retail Salesperson | \$12.04 |
| Restaurant Cooks | \$12.71 |
| One-bedroom housing wage | \$15.88 |

Data from [2021 Out of Reach Report, National Low Income Housing Coalition](#)

“Shelter is fundamental to our existence. Without it we are forced to live an unstable, unhealthy life. Our health and well-being are impacted by our zip code. Even in a marginalized environment, homeless people need access to healthcare, transportation, and other wraparound services.”

Gail Peay
Habitat for Humanity of Greenville
GHA Advocate Working Group



Support Transit

Many of the individuals and families experiencing homelessness in our community work full-time jobs, often at minimum wage (\$7.25/hour).

The annual income for someone working full-time at minimum wage is \$15,000.

The rent affordable to a household at minimum wage is \$377/month.

At minimum wage, a person would have to work 81 hours a week to afford a modest one-bedroom apartment in Greenville County at the fair market rent of \$826/month according to the [2021 Out of Reach](#) report published by the [National Low Income Housing Coalition](#).

Reducing transportation costs by accessing an efficient and affordable public transit system can lower monthly costs and help rent burdened individuals and families maintain housing.

REAL PEOPLE, REAL STORIES: Overcoming Transportation Barriers To Exiting Homelessness

Robert T. would love to get a job at Target, the national retailer that wants to pay a minimum hourly wage of \$15 an hour. Or BMW. Or Greenville-Spartanburg International Airport. Or countless other better-paying Greenville County employers.

But he can't.

He doesn't own a car and that limits his employment opportunities. Robert's options for higher-paying jobs narrow because of the hours, days of operation, frequency, and areas served by Greenlink, Greenville County's bus system. Greenlink has been one of the most-underfunded bus systems in the South.

Access to reliable transportation is essential to maintaining stable employment, taking advantage of educational opportunities, and having access to health care. A 2015 study by Harvard researchers found it to be the single most significant factor in escaping poverty and avoiding homelessness.

A 2015 study by Harvard researchers found access to reliable transportation to be the single most significant factor in escaping poverty and avoiding homelessness.

"I was literally homeless because I didn't have transportation to get to work," said Robert T., who now is housed and lives near the corner of Cedar Lane Road and West Blue Ridge Drive outside of downtown Greenville.

For a time, he walked from the Greenville Rescue Mission to the Dollar General on Rutherford Road for work. "I'm not somebody who is complaining because I don't want to work," Robert T. said. "I want to work. But I can't walk to BMW. It's too far."

[Read the rest of Robert T.'s story on page 37.](#)

PRIORITIES FOR ENDING HOMELESSNESS



Impact Policymaking

The Greenville Homeless Alliance aspires to be a collective voice for people experiencing homelessness and for those working to eliminate homelessness. We strive to support [policies](#) that remove barriers for people experiencing homelessness and encourage collaboration among all stakeholders.

While this report focuses primarily on Greenville County's needs and the appropriate local responses, there are key statewide gaps that contribute to homelessness in Greenville County as well. Housing affordability and eviction rates have reached a national crisis level, and people with the lowest incomes face the most significant challenge in finding and sustaining housing that is affordable for their income. The Greenville Homeless Alliance is committed to strengthening partnerships and broadening public and private support necessary to create durable change.

The Greenville Homeless Alliance is also charged with looking for sustainable solutions to homelessness. Partners and stakeholders of the Greenville Homeless Alliance have helped create historic funding wins to local housing and transit dollar with advocacy engagement.

Policymaking can change systems related to housing, transit, healthcare, jobs, and other support services. It also can provide funding that removes barriers, engages the private sector, and maximizes public dollars. Without state and local policies focused on homelessness, the increase in the population of Greenville County will continue to create downward pressure on housing and shortages in the marketplace, exacerbating substandard unhealthy conditions.

REAL PEOPLE REAL STORIES

Community, Mediation, and the Salvation Army

Property crime, littering, and many other nuisance behaviors are commonly attributed to persons experiencing homelessness, as well as the organizations called to serve those persons. The Salvation Army, located on Rutherford Street was no stranger to this association. Residents like Matt Johnson experienced having his daughter's bike stolen before he recovered it from an individual on the nonprofit's nearby property, and little did staff members know, negative perceptions were coming to a head.

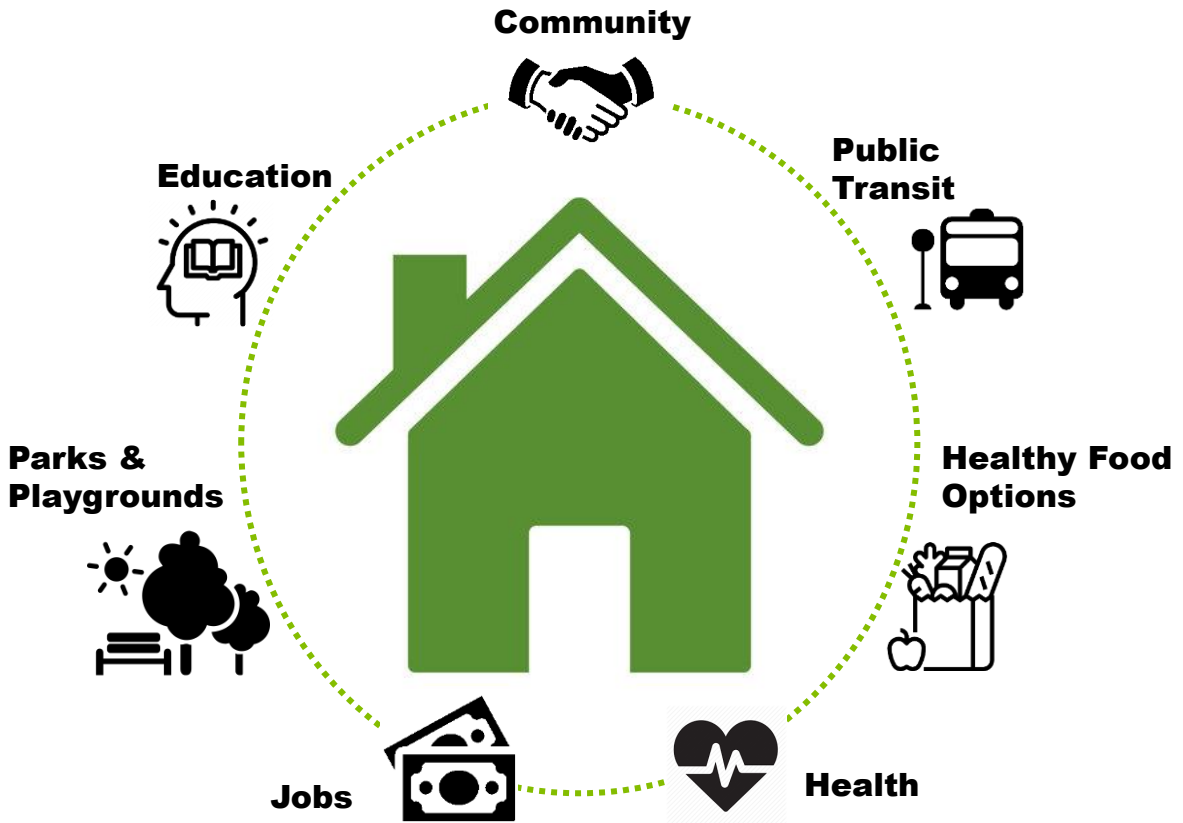
Perceptions At Odds

In the meantime, efforts were underway to make plans for rebuilding and renovating the Salvation Army complex. By 2014, The Salvation Army had acquired multiple plots on Rutherford Street. These pieces of property had either been purchased or willed to the organization, but they did not seamlessly align with one another, and not all of them were zoned under the same code.

[Read the rest of Community, Mediation, and the Salvation Army story on page 38.](#)

OUR VISION FOR EVERYONE

Our vision is that our community will work collectively to address homelessness in Greenville County, ensuring safe, affordable housing for all with access to everything needed to have a healthy and fulfilling life.



POSITIVE OUTCOMES OF HOUSING

Following are excerpts from the [Homeownership Impact Survey](#) conducted by Habitat for Humanity Greenville. This study explores the connection between the affordable homeownership provided by Habitat and the positive changes experienced by low income families. **Some key results from the survey:**

96% feel their family is more stable
95% are more confident
70% report that a family member has attained a degree
75% feel their family's overall health improved
86% spend more quality time with their family

84% teach their children how to budget
67% state their children's grades have improved
66% say their children's school attendance has improved
32% have received a promotion or raise

WHAT WE CAN DO

Our hope is that this report has provided a better understanding of the current reality of homelessness in Greenville County. The five priorities outlined in this report were developed with feedback from listening sessions, service providers, community leaders, and those who have experienced or are currently experiencing homelessness. They are designed to propel action so that Greenville County has a systematic response to homelessness that can address immediate needs, quickly connect people to housing, and provide services to ensure long-term stability. We envision a better future where everyone has a safe, affordable home.

As the Greenville Homeless Alliance works to **educate, advocate, collaborate** and **innovate** with policymakers and the community, we firmly believe everyone has a crucial role to play to build upon the positive momentum initially created by the 2015 Homelessness White Paper followed by the 2019 Report on Homelessness in Greenville County. We hope the following strategies will serve as a catalyst for connecting community partners around the goal of safe and affordable homes for everyone who lives in Greenville County.

- **Increase housing options located near Greenlink routes in three critical areas:**
 - Exits for individuals experiencing chronic homelessness with a disability
 - Emergency shelter exits for individuals
 - Housing options for families
- **To create the housing options required to move people off the streets, out of emergency shelter, and stabilize families, employ the following proven solutions to ending homelessness:**
 - Permanent supportive housing units for individuals experiencing chronic homelessness.
 - Short and permanent supportive housing options for individuals. A portion should be in an environment that is alcohol and drug free.
 - Additional resources with effective support services for families experiencing homelessness. This includes shelter, transitional, and permanent options. It also includes exploring a comprehensive diversion strategy.
- **In addition to housing options, the Greenville Homeless Alliance prioritizes:**
 - Increased collaboration between public and private partners. The expanded partnerships should focus on evidence-based strategies tailored to the three data areas: unsheltered, sheltered, and school-aged children. This could occur in a number of ways that have proven results in other communities. Examples that have been explored include a formal Homeless Court to address misdemeanor criminal charges, dedicated outreach personnel throughout Greenville County to connect existing services with people on our streets, establishing an Eviction Court, and continuing to convene partners to increase options for families.
 - A sustainable fund of local public and private dollars dedicated to ending homelessness.
 - Continued collection of data to drive and measure community progress and outcomes, such as data from medical respite, to enable long-term sustainability.

WHAT WE CAN DO

- **Strengthen the coordinated community response by asking public and private partners to explore the implementation of a single system of homelessness entry and exit.**
 - Utilizing a shared dashboard allows for tracking individuals or family needs, along with community progress and outcomes. The Greenville Homeless Alliance is committed to working alongside the [Upstate Continuum of Care](#) to achieve a universally accepted entry and exit system. The Greenville Homeless Alliance is also committed to convening partners to simplify the system both for people experiencing homelessness and for the larger community that interacts with Greenville's homeless population.
- **Reduce barriers by continuing to advocate for expansion of:**
 - **Full funding of Greenlink's Transit Development Plan through 2023 and expand transit to meet the needs of residents in our growing economy.** Greenlink is an essential component of our community's mobility infrastructure. Housing and transit are economic development. Just as homelessness has no boundaries, neither does economic development.
 - **Mental health services.** Higher levels of funding for the S.C. Mental Health System with adequate resources for staff, intervention, treatment, and supportive housing with case management for people with a mental disability.
 - **Opportunities for previously incarcerated residents.** Build upon expungement legislation and other options to increase support for workforce development, fair chance hiring, and housing solutions for men and women who were previously incarcerated and are returning to Greenville County.
 - **Childcare options.** Expanded affordable childcare options to make daycare accessible so that parents who experience homelessness can become employed.
- **Engage at the local, state, and national levels on policy issues that specifically affect those experiencing homelessness and housing instability. We invite everyone to join us in advocating for sustainable funding and policies to address homelessness in Greenville County.**
 - The Greenville Homeless Alliance adopted its first [advocacy agenda](#) and launched the Advocacy Training Academy in 2021. The primary advocacy goals are:
 - Increase Exits from Homelessness
 - Reduce Barriers to Exiting Homelessness
 - Strengthen Coordinated Community Response
 - Support Transit
 - Greenville Homeless Alliance partners and stakeholders have contributed to the creation of historic funding wins for local housing and transit dollars through education, advocacy, and collaboration. We must continue to move beyond what we have traditionally done. This must be a community-wide effort focused on consistent investment in and execution of a comprehensive strategy that measures housing opportunity, educational attainment, healthcare disparities, and the physical and economic mobility of the workforce.



The Greenville Homeless Alliance (GHA) is a coalition of partner organizations and individual stakeholders igniting change to address homelessness in Greenville County. Charged with looking for sustainable solutions to homelessness, the Greenville Homeless Alliance works to **educate, advocate, collaborate, and innovate** with policymakers and the community.

VISION: Safe, affordable homes for everyone in Greenville County

MISSION: To strengthen partnerships and broaden support in order to increase options for individuals or families who are experiencing homelessness and who are seeking stability and a safe, affordable home.

VALUES: Equity, Integrity, Inclusiveness, Pragmatism, and Courage

STEERING COMMITTEE

Lauren Stephens, Chair
The Salvation Army

Mary Kay Campbell, Vice-Chair
Greater Greenville Mental Health Center

Tish McCutchen, Treasurer
Jolley Foundation

Brandon Cook, Secretary
New Horizon Family Health Services, Inc.

Ryan Duerk
Miracle Hill Ministries

Jennifer Fouse Sheorn
Triune Mercy Center

Nalisha Henry
United Way of Greenville County

Matthew Johnson
Matthew K. Johnson Law Firm, LLC

Tiphany Powell
Greenville County Redevelopment Authority

Scott Turner
Greenville County Schools

Lizzie Beber, Ex-Officio
United Ministries

Bruce Forbes, Ex-Officio
Upstate Continuum of Care

GHA is governed by a steering committee, which sets the strategic priorities, coordinates action, and ensures the financial and human resources to support the collective agenda are available. GHA uses the five key elements of the collective impact framework as a basis for partnership: a common agenda, common progress measures, coordination of mutually reinforcing activities, continuous communication, and support of the partnership through **United Ministries** as the host organization. The **Community Foundation of Greenville** is the fiscal host.

We invite everyone in our community to become fiercely committed to ending homelessness and participate in creating a systemic and empathetic community-wide response to do so.

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The Greenville Homeless Alliance (GHA) would like to thank everyone who participated in the update of this report. In 2020, GHA adopted its first strategic plan and in 2021 five working groups were launched to implement the top priorities identified in the strategic plan.

- Special thanks to the GHA Educate Working Group for their hard work to update the information in the 2019 Report on Homelessness as well as bring new information to the Homelessness 101 presentation.
- Thanks to Courtney Madeira, Deb Richardson Moore, Kate Dabbs, and Cindy Landrum for uncovering great stories in the Real People, Real Stories, and Community Solutions sections.
- Thanks also to the Greenville Homeless Alliance Steering Committee for their thoughtful direction of the final report, for the development of the strategic plan based on the 2019 Report on Homelessness, and for the creation and support of the five working groups.
- And finally, a very special thank you to the men and women who have previously experienced or are currently experiencing homelessness and shared their thoughts and stories with us. Your honesty and insight inspired our work.

Greenville Homeless Alliance Working Group Member Organizations

| | | |
|---|--|---|
| AP Property | Greenville Tech Returning | Taylor's Free Medical Clinic |
| Augusta Heights Baptist Church | Citizens Center | The Greenville Housing Authority |
| Bob Jones University | Greenville Technical College | The Good Shepherd's House and Elite Integrated Therapy Centers |
| Bon Secours | Greer STEP | Triune Mercy Center |
| Buncombe Street United Methodist Church | Habitat for Humanity of Greenville County | TruVista |
| Clemson IPTAY | Homes of Hope, Inc | United Housing Connections |
| Clemson University | LiveWell Greenville | United Ministries |
| Community Fresh Start | Matthew K. Johnson Law Firm, LLC | United Way |
| Community Tap | Miracle Hill Ministries | Unity Health on Main |
| CommunityWorks | Mountain View Baptist Church | Upstate Circle of Friends |
| FAVOR Greenville | New Horizon Family Health Services | Upstate Freedom Fighters |
| First Impressions | NHE, Inc. | Upstate Warrior Solutions |
| Fourth Presbyterian Church | Nonprofit Transformation, Inc. | Westminster Presbyterian Church |
| Furman University | Pendleton Place | Individual and Retired Stakeholders |
| GCRA | Phoenix Center | |
| Grace Church | PRISMA | |
| Greater Greenville Mental Health Center | Safe Harbor | Individuals and Co-Chairs with the lived experience of homelessness or poverty. |
| Greenville County Library System | SHARE | |
| Greenville County Recreation (Sterling Center) | Soteria, CDC | |
| Greenville Housing Fund | Southern First | |
| | St Anthony's Catholic Church | |
| | Sustaining Way | |

REAL PEOPLE, REAL STORIES

One Missed Rental Payment Leads to Homelessness – Roberta

Continued from [page 7](#)

She moved back to Greenville, always expecting to finish her college degree at some point. In fact, she changed jobs from an urgent care center to a bank as she combined classes in health administration with full-time work.

In 2018, she left what she recognizes in hindsight was a “toxic relationship.” She and her daughters moved into a \$995-a-month apartment in January 2019. Then she was diagnosed with diabetes and high blood pressure, and her doctor advised her to stay out of work for two months. The health crisis created a “domino effect,” she said. She got three months behind in rent, and the eviction notice came.

Roberta had never been on public assistance, not even a housing choice voucher, so she didn’t know where to turn. A friend suggested United Ministries’ Interfaith Hospitality Network (IHN), in which partner churches offer emergency shelter housing in their facilities. Briajaha moved in with a friend, and Roberta and Saniyah, then 14, moved into the IHN network in June 2019. Roberta took a full-time job with BlueCross BlueShield plus shifts at Doctors Care, an urgent care center. “If I can get up and move,” she said, “I’m going to find somewhere to work.”

For nine weeks, Roberta and Saniyah lived in churches, moving each weekend to the next site. The congregations were wonderful, she said, holding dinner for her and Saniyah when she worked an evening shift after her day job. “Coming through those doors, you’re shattered, you’re broken,” she said. “But people from those churches were loving and supportive. To this day, everybody still communicates. One church especially, Holland Park, is family to us.”

Roberta depended on her 2007 Nissan Maxima to get to her jobs, and the car began breaking down. IHN stepped in. “They put a new set of tires on, and assisted with an oil change and new parts,” she said. “They helped me out so

much as far as making sure we were okay financially.”

Following the nine weeks of emergency shelter, United Ministries deemed Roberta ready for transitional housing and moved her into a two-bedroom house. Shortly afterward, Irene Hamilton-Jones of the Greenville County School District referred her and Saniyah to a pilot program, New Lease on Life, then facilitated by the Greenville Homeless Alliance and since adopted permanently by United Housing Connections. New Lease on Life helped Roberta get a housing choice voucher from The Greenville Housing Authority and financial assistance from several philanthropy partners. She underwent further budget training. With that help, Roberta moved from transitional housing to her own rental housing.

Today, Roberta and Saniyah live in a three-bedroom house in the Valley Brook subdivision near Moonville. Saniyah has made her first ever honor roll at J.L. Mann High. Roberta works as a scheduler at Pruitt Home Health and is in the process of starting a company to make plus-size medical uniforms. Older daughter Briajaha has moved into her own apartment.

Roberta paid off her washer, dryer, and the Maxima for Saniyah to drive, and bought a second car for herself. She opened a savings account and improved her credit score. Not even a hospitalization for Covid-19 derailed her. And she is planning a September 2022 wedding to her fiancé she met on her job two years ago.

“Roberta did this,” said Jeffery Kitchen, emergency shelter case manager at United Ministries. “We happened to be there, and I’m glad we were. But Roberta navigated this confusing system and brought herself and her daughters out on the other side.”

REAL PEOPLE, REAL STORIES

Challenges To Exiting Homelessness- Angela

Continued from [page 11](#)

A Greenlink bus ticket and a cellphone opened new opportunities in Angela's journey and aided her in getting improved employment. It allowed her to transition from working seven days a week for minimum wage in unsafe work conditions to earning a substantially higher hourly rate with a predictable work schedule, easy bus access, and time off to be with her disabled son.

In July of 2021, Angela moved into a home of her own, the first space she could truly call home in 25 years. She now has space for her disabled adult child to live with her and the Greenlink bus stops just past her front door, providing affordable access to where she works. She shares her story with anyone who will listen to encourage them to seek the resources available to help them change their life just like she was able to dramatically improve hers.

The Greenville Homeless Alliance was able to help Angela and so many others because of what it does best—mobilizing the right people and agencies at the right time to work together to end the cycle of homelessness.

Check out in depth stories on Angela—also referred to as “Angie” by her friends.

[“Fight against crime and poor conditions in Greenville extends beyond closure of motel” by Genna Contino, Greenville News](#)

[“Life-changing money awaits thousands of homeless people in Greenville, but there's risk” by Genna Contino Greenville News](#)

Finding Community – Robert

Continued from [page 23](#)

He has continued to surround himself with good influences that encourage him to stay honest to himself and faithful to God, which has made living in recovery an achievable practice in his life.

Because of the positivity and blessings these connections have brought to his life, he hopes to return the favor by helping others who are on down on their luck be able to follow their dreams.

His advice to those experiencing homelessness is three simple steps – believe in God, believe in yourself, and be with people that do right.

[“Art show tells the story of Greenville man, formally homeless”](#)

Overcoming Transportation Barriers To Exiting Homelessness – Robert T.

Continued from [page 29](#)

Public transportation availability dictates where people who don't own cars or can't drive have to live. Robert T., who has had half his foot amputated because of severe diabetes, said he could no longer legally drive a car. He said now he walks a mile and a half to catch a bus.

The increase in funding for 2019-20 allowed Greenlink to expand service to 11:30 p.m. weekdays. But the additional money from the city and the county wasn't enough to begin service on Sundays or increase bus frequency from once an hour to once every 30 minutes.

Robert T. said some retail businesses won't hire people if they can't work on Sundays.

He's lived in cities with good public transportation systems before. He lived in Portland, Oregon, and Bloomington, Illinois, the home of State Farm Insurance corporate headquarters and a city about the size of Greenville. Buses in Bloomington run every 15 minutes on weekdays and every 30 minutes on the weekend.

Robert T. said if government and business leaders were required to rely solely on public transportation, they would find the money to improve the system.

REAL PEOPLE, REAL STORIES

Overcoming conflicting interests...

Continued from [page 30](#)

This inconsistency posed logistical problems as the nonprofit prepared to have an architecture firm survey the area and draw up renditions for the proposed building project. Thinking it should be a simple change to have the entirety of its Rutherford property zoned RDV, The Salvation Army brought the issue before the community in a meeting that went shockingly badly.

Neighbors turned out in large numbers to contest the rezoning and voice their complaints about the perceived irritations caused by Salvation Army patrons. As a result, the city asked The Salvation Army to find a way to reconcile with and communicate with its local community before the zoning issue would be addressed further.

According to Lauren Stephens, Director of Social Services for The Salvation Army, the community meeting came as a wake up call as staff and volunteers within the community had no idea that its campus had earned such a negative reputation with neighbors.

Community Mediation

To find common ground, representatives from The Salvation Army and its local neighborhood agreed to enter into a voluntary mediation process during which third party trained mediators who are volunteers helped to assess issues, resolve conflicts, and set future goals. The Upstate Mediation Center partnered in this effort, and played an important role in what Mayor Knox White would recognize as some of the most effective community work he'd seen in office.

During these talks, local law enforcement confirmed that the area's crime rate had not increased in recent years. People experiencing or who had experienced homelessness were included to share the need for more public bathroom facilities, improved transit options, and phone chargers. City and county officials discussed housing and other pertinent issues, and stakeholders from the Greenville Homeless Alliance advocated for the important work that The Salvation Army conducts within Greenville.

Progress and Partnerships

What followed the community mediation sessions was what Lauren calls some of the best forward facing advocacy she's encountered. The Salvation Army is now in partnership with its neighbors to end homelessness through leadership, collaboration, and coordination among multiple parties. She's seen results and expresses deep gratitude to everyone who was involved for participating so wholeheartedly.

The Salvation Army serves people facing homelessness and crisis situations in Greenville by providing food and temporary shelter to those who have been displaced. It operates an emergency shelter program for men, women, and children with 143 beds and offers access to community lunch twice a week.

After concluding the mediation process, The Salvation Army won its community over and won its rezoning vote. The only no came from Matt Johnson who still felt unsure of the decision; however, he has joined in the effort to reduce homelessness and help struggling members of his local community. Matt serves on the Steering Committee for the Greenville Homeless Alliance, a coalition of 120 partners igniting change to address homelessness within Greenville County.

Overall, negative perceptions and charged community meetings turned to empathy, understanding, and partnership. This experience has encouraged The Salvation Army and other local groups to continue working together.

[Read the 2017 Homeless Triangle Mediation report.](#)

REAL PEOPLE, REAL STORIES

Permanent Supportive Housing – Michael

Continued from [page 20](#)

People who are chronically homeless are often reluctant participants, according to Julia Mullen, a retired mental health worker. But often after they get a roof over their heads along with electricity and food, they become more agreeable to other services.

The first night Reedy Place was open there was a community dinner meeting. Michael didn't attend. He stayed out all night, likely drinking and using drugs. He stayed out all night long every night for the first two or three weeks.

That changed when he tripped on a curb on his way out one night and broke both of his ankles. When he returned to Reedy Place in a wheelchair after a six-week hospital stay, he was unable to go out at night.

"I teased him that it was divine intervention from God," Mullen said. Divine intervention or not, Michael started tracking his weeks of sobriety. He also sat on the porch of Reedy Place and tried to talk other residents into staying there instead of going out to use drugs. Michael lived at Reedy Place for about seven years until his death.

In addition to helping Michael turn his life around, the permanent supportive housing approach saves taxpayers a lot of money in the long run.

In the two years before their entry into Reedy Place, 11 of its first residents spent 397 days in jail, 252 days in the hospital for mental health treatment, made 10 emergency room visits, and were transported by EMS 62 times. The charges: \$210,447, or \$19,132 per resident.

During their first two years as Reedy Place residents, those numbers had fallen to 30 days in jail, 40 days in the hospital for mental health treatment, one emergency room visit, and were transported by EMS 7 times. The charges: \$17,625, or \$1,602 per resident.

In 2019, Reedy Place reported serving 57 clients since it opened. The average income of residents is \$700/month and each person pays 30% of their income towards their housing cost each month.

Medical Respite – John

Continued from [page 25](#)

The idea to open a medical respite in Greenville got started when Brandon Cook, coordinator of [New Horizon Family Health Services Health Care for the Homeless Program](#), overheard a conversation while attending a meeting of the Coffee Club, an informal weekly gathering of Greenville's homeless services providers. Two Coffee Club members were talking about a man experiencing homelessness who had been discharged from the hospital but wasn't a good candidate for an emergency shelter.

Cook was aware of medical respite programs for people experiencing homelessness that were successful in other cities. Wanting to see such a project in Greenville, Miracle Hill provided six beds in a separate dorm at its downtown rescue mission, and New Horizon Family Health Services provided a nurse and case manager to provide medical care, coordinate follow-ups, and connect the patient to a primary care physician and community resources. The program opened in January 2019 and served 10 men in its first five months.

The program could save millions of dollars a year, based on a national average of respite care charges falling between \$68 and \$200 per day compared to the national average daily hospital charges falling between \$1,200 and \$2,000.

In 2022, Cook reported the medical respite program has expanded to women in partnership with Miracle Hill Ministries emergency shelter for women.

John was in medical respite for three months as he recovered from his brain injury, an injury to his arm, and vertigo. The program nurse was on phone calls to explain his condition to his family, accompanied him to doctor follow-up appointments to make sure all of his questions were asked and answered, and provided tips to help him remember things better.

Cook said that sometimes the personal attention given to patients matters as much as the medical care provided.

REAL PEOPLE, REAL STORIES

Coffee Club – Michael

Continued from [page 22](#)

In 2014, Tent City was a homeless encampment under the Pete Hollis Boulevard bridge. After a series of articles in The Greenville News, people in the community flooded Tent City with donations of clothing, heaters, blankets, tents, sleeping bags, food, and water. They were intended to be helpful but proved to have the opposite effect. The attention caused Tent City's population to swell, from 30 longtime residents to more than 100, and it became violent and dangerous.

Local government and service providers worked to close Tent City and compassionately transition its residents into reunification with family members, admission into treatment facilities, and housing. Local foundations, individuals, and other entities committed more than \$130,000 in unrestricted funding. Service providers worked with Tent City residents one-on-one to address their unique needs. The money was used for such items as down payments for housing, transportation costs, short-term hotel occupancy while the individual received other stabilizing services, and for furniture and other household items.

Since Tent City closed, Coffee Club funds have been used to secure shelter for people who are experiencing homelessness but unable to go to an emergency shelter because of their physical or mental health.

The closure of Tent City ended homelessness for the majority of residents because service providers and the community met people at their unique level of need. A handful of individuals assisted by the fund have voluntarily paid their portion back, some in full, once they obtained stable income.

In 2020, Coffee Club funds were fully depleted, but the community continues to rally to aid unsheltered residents during a global pandemic.

As for Michael, he's been in permanent housing for more than five years now. He improved his education and volunteers at the food pantry. "I'm happy to have a place

because it's a lot better than being homeless," Michael said. "There's no other place I'd rather be. Support is everything."

Since the release of the 2019 Report on Homelessness in Greenville County, the Greenville Homeless Alliance has worked to raise money for the replenishing of the Coffee Club fund. Donations to the Coffee Club fund help people like Michael receive the unique care and attention they need.

"The overwhelming majority of those served through the funds that originated from Tent City remain housed and in the stable environment in which they were placed," said Lauren Stephens, [The Salvation Army's](#) social ministries director.

Welcome Home Club – Triune Mercy Center

Case management services do not stop when someone gains housing at Triune Mercy Center. At the beginning of our work at the Triune Mercy Center, we thought once we'd housed someone, our job was over. Problem solved. Next?

Then we watched as people, lonely and isolated, left their housing. Or invited in friends who cost them their housing. Or couldn't keep up the routine of paying rent and utilities

Welcome Home is a monthly support group for newly housed people. It is up to the individual to choose to continue with case management once housed. When people share their address with staff at the Triune Mercy Center, they invite them to Welcome Home for a year, if they do not participate during that time, they stop receiving invitations. If they continue participating, case managers continue to invite them. The support group meets monthly, and they are meeting now in COVID-19 times with safeguards in place. Some people prefer to work with case managers one on one. Their dedicated staff do whatever helps a person work on their goals.

Robin Barton
Social Worker at Triune Mercy Center

COMMUNITY SOLUTIONS

The Greenville Homeless Alliance has included updates throughout the 2021 Report on Homelessness to share progress and growing gaps such as rising median income. This page provides community partner updates with summary highlights and links to learn more.

New Emergency Shelter Options

- [Pendleton Place](#) opened emergency shelter beds at limited capacity due to COVID-19. As of December 2021, they are offering adult hall (ages 18-21) with 4 beds and minor hall (ages 12-17) also with 4 beds. They also offer a Youth Resource Center opened to offer support services and short term housing resources to offer a connection between foster care and youth experiencing homelessness.
- Miracle Hill Ministries Emergency Shelter for women called Shepherd's Gate and New Horizon Family Health Services opened medical respite beds for women in February 2022.
- [United Housing Connections](#) and the [Upstate Continuum of Care](#) opened a 32 [bed COVID Quarantine Emergency Shelter](#) in partnership with the Phoenix Center, Miracle Hill Ministries, Prisma Health System, United Ministries, Triune Mercy Center, the Greater Greenville Mental Health Center, The Salvation Army, SHARE, and the SC Dept. of Health and Environmental Control. Phase two included United Housing Connections, the Upstate Continuum of Care, and the City of Greenville developing an outreach team focused on downtown Greenville to form relationships with the unsheltered, work to gain their confidence and trust, and connect them with housing and services. Their third step was to develop a 30/60/90 day program to bring those who were willing to be stably housed into a transitional housing program, connect them to treatment and support services for up to 90 days, and prepare them to transition into permanent housing. A non-emergency question or concern for the downtown Greenville outreach team can be sent to outreach@uhcsc.org.

New Transitional Housing Options:

- [Miracle Hill Ministries Shepherd's Gate](#) opened their first transitional home for women exiting emergency shelter with capacity for up to six women and in some instances, their children.
- [Jasmine Road](#) secured funding for opening a second home as part of their two-year residential program for adult women survivors of human trafficking, prostitution, and addiction. Their new capacity will be 15 beds.
- [Soteria, Community Development Corporation](#) secured funding for opening a program for 16 women who are released from incarceration.

Permanent Housing Options: New & renovated

- [Joshua's Way](#) includes seven two-bedroom rental units for very low-income senior citizens, built by Homes of Hope, and six new, single-family homes built by Habitat for Humanity
- [Stratham Place](#) was an existing 88-unit apartment community now renovated with 75 units preserved as affordable. Thirteen units are market-rate.
- [The Preserve at Logan Park](#), developed by The Greenville Housing Authority resulted in the new construction or renovation of 193 units of affordable senior housing ages 62 and older.
- Greenville Housing Fund partnered with United Housing Connections and the United Way of Greenville County to create the [Home Again Program](#), which has connected over 60 families formerly living in hotels and motels to stable long-term rentals and financial training. United Housing Connection adopted the pilot developed by the Greenville Homeless Alliance called A [New Lease on Life](#) that provides ten families a pathway to stability with a partnership from The Greenville Housing Authority. In 2021, 54 emergency housing vouchers were allocated to [The Greenville Housing Authority](#) in collaboration with the Upstate Continuum of Care.
- United Housing Connections aims to begin construction on 36 additional units of permanent supportive housing for single adults deemed chronically homeless and diagnosed with a disability in 2022 at the [Church Street Place at Poe Mill](#).
- [Renaissance Place](#) is a 57-unit new-construction senior housing development. It features one- and two-bedroom apartments for very low- and low-income residents, ages 55 and older. Twelve units are targeted to very low-income households (under 50% of AMI), and the remaining 45 units are affordable to low-income households (between 51% and 60% of AMI).

DATA SOURCES

- [2020 State of Homelessness Report](#), South Carolina Interagency Council on Homelessness
- [2020 Point-in-Time \(PIT\) Count](#), Upstate Continuum of Care
- [Greenville County School District McKinney-Vento Homeless Assistance Act](#)
- [American Community Survey 5-Year Estimates](#), US Census Bureau
- [2016 Balancing Prosperity and Housing Affordability Report](#), City of Greenville
- [2018 Greenville County Affordable Housing Study](#), Greenville County
- [2017 – 2020 Sheltered Homelessness in Greenville County](#), Upstate Continuum of Care
- [2020 Affordable Housing Strategy](#), Greenville Housing Fund
- [2020 Greenville County Racial Equity Index](#), United Way of Greenville County
- [2021 Out of Reach Report](#), National Low-Income Housing Coalition
- [2021 South Carolina Housing Needs Assessment](#), SC Housing
- [U.S. Department of Housing and Urban Development \(HUD\)](#)
- [Eviction information and maps](#), Eviction Lab
- [InformedSC](#), Public Education Partners

In 2021, the Greenville Homeless Alliance Steering Committee and staff collectively wrote the following Race, Equity, Diversity, Inclusion statement.

To achieve our goal of making homelessness brief and rare, we must acknowledge the systemic issues that impact individuals experiencing homelessness. As partners who comprise the Greenville Homeless Alliance, we commit to:

- Educating and advocating in our community about systemic racism.
- Engaging in community conversations regarding racial inequities.
- Creating opportunities for and collaborating with Greenville residents to have shared experiences with those who are and have experienced homelessness.
- Encouraging and supporting an innovative community where diverse residents serve in leadership roles within organizations.
- Inviting and fostering open and honest conversations about race and difference.

We look forward to building relationships with our neighbors, including those experiencing homelessness, in this work to make Greenville a thriving place for all.

To learn more about resources available for people experiencing homelessness, please visit the Greenville Homeless Alliance website @ <https://www.gvlhomes4all.org>.

Take me to
[Resources for People Experiencing Homelessness](#)

APPENDIX

Key Terms and Definitions:

Affordable Housing is housing – rental (including utilities) or owner-occupied (including property taxes and insurance) – that does not cost the resident more than 30% of the gross monthly income. The range of rent identified to exit homelessness in Greenville County for 2021 is \$200 - \$650/month.

Case Manager (also referred to as social worker) provides assessment and coordination services. Uses knowledge of available services and housing to help individuals or families move through crisis towards stability.

Collective Impact Framework uses five key elements as a basis for partnership: a common agenda, common progress measures, coordination of mutually reinforcing activities, continuous communication, and support of the partnership from a backbone organization. The Greenville Homeless Alliance is utilizing this framework and United Ministries is the backbone organization.

Continuum of Care (CoC) was established by HUD as a collaborative funding and planning approach that helps communities plan for and provide a full range of emergency, transitional, and permanent housing and other service resources to address the various needs of homeless persons. In Greenville, **United Housing Connections** serves as the lead agency for the 13 counties that make up the Upstate CoC. Its service area includes Greenville, Abbeville, Anderson, Cherokee, Edgefield, Greenwood, Laurens, McCormick, Oconee, Pickens, Saluda, Spartanburg, and Union. The Upstate CoC is a community of individuals and providers that organize and deliver housing and services to individuals experiencing homelessness as they move to stable housing and self-sufficiency. The organization is made up of more than 90 agencies taking action to make homelessness brief, rare and nonrecurring. Greenville County had 734 people counted according to the [2020 Point in Time](#) (PIT) count with 346 of those reporting a disability.

Coordinated Assessment (CA) assesses the needs of persons experiencing homelessness and matches them to housing programs per level of need and program availability. CA prioritizes a person's level of vulnerability compared to other homeless persons within the 13 counties of the Upstate CoC who have been assessed with the same tool and prioritizes serving persons ranked most vulnerable first.

Diversion refers to family re-unification strategies that keep people from entering emergency shelters by helping them identify and access alternate, safe housing arrangements outside of the homeless service system. For example, providing a bus or air ticket to reunify with family outside of Greenville.

Housing Authority is a governmental body that governs aspects of an area's housing. The Housing Authority of the City of Greenville (TGHA) is The Greenville Housing Authority, and for Greenville County also includes the Greer Housing Authority of Greer, SC.

Housing Choice Voucher (HCV) is financial assistance offered through local housing authorities to families, the elderly, and those with disabilities in the low-moderate income range at or below 50% of the HUD established **Family Median Income (FMI)** guidelines. Housing Choice Vouchers help pay the balance of a rental payment that exceeds 30% of a renters' monthly income. The 2021 FMI for Greenville is \$77,200.

Permanent Supportive Housing combines non-time limited affordable housing assistance with voluntary support services to address the needs of persons with complex mental or physical health, addictions, or cognitive challenges. The services are designed to build independent living and tenancy skills and connect people with healthcare, substance treatment and employment services.

Rapid Re-housing is a HUD intervention designed to help individuals and families that don't need intensive and long-term support services to quickly exit homelessness and return to permanent housing.

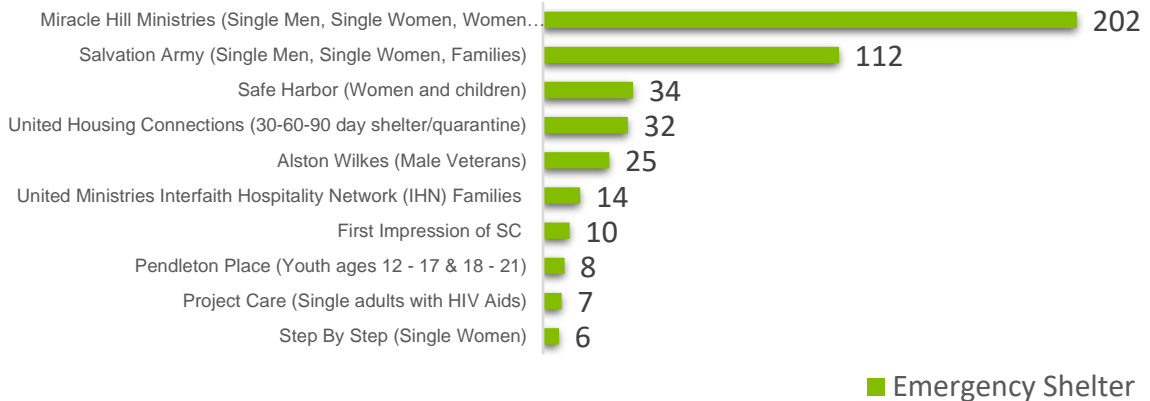
Support Services include employment services, education support, parenting classes, connections to benefits, mental healthcare, substance use treatment, and basic needs, food, and clothing services.

Transitional housing facilitates the movement of homeless individuals and families of all levels of need to permanent housing. This type of housing can also be referred to as shared or interim housing.

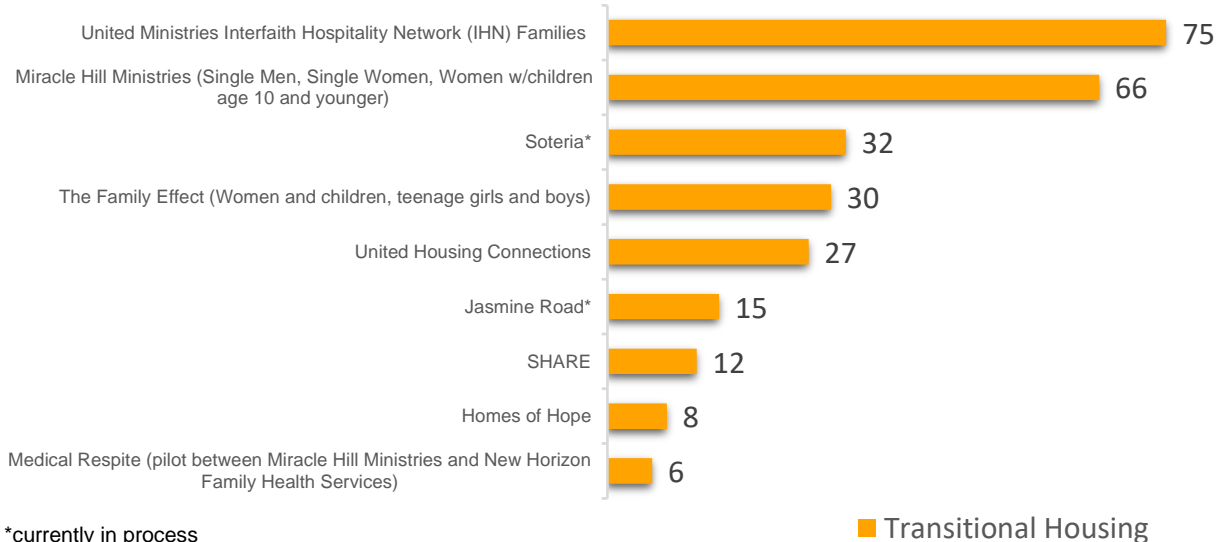
For more key terms and definitions, visit <https://www.qvlhomes4all.org/>.

2021 Community Assets for Persons Experiencing Homelessness

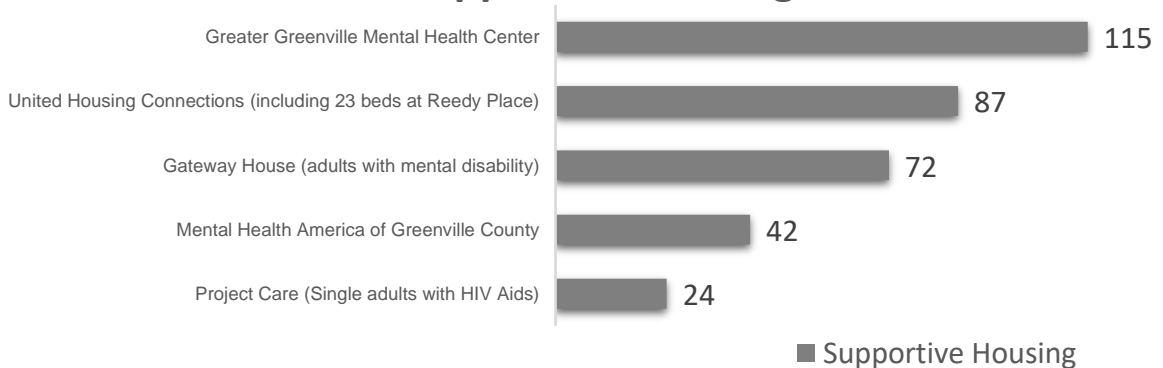
450 Emergency Shelter Beds



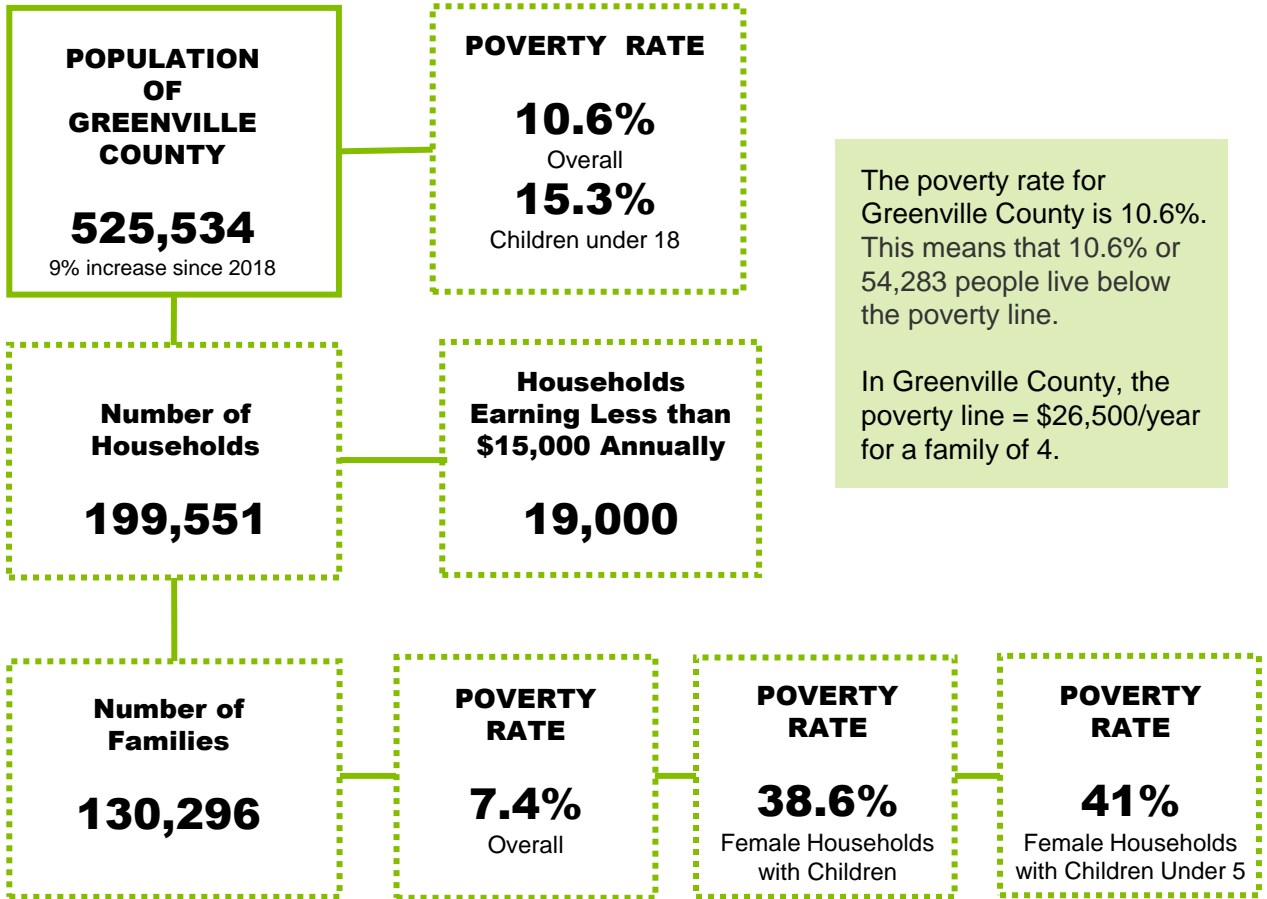
255 Transitional Housing Beds



340 Supportive Housing Beds



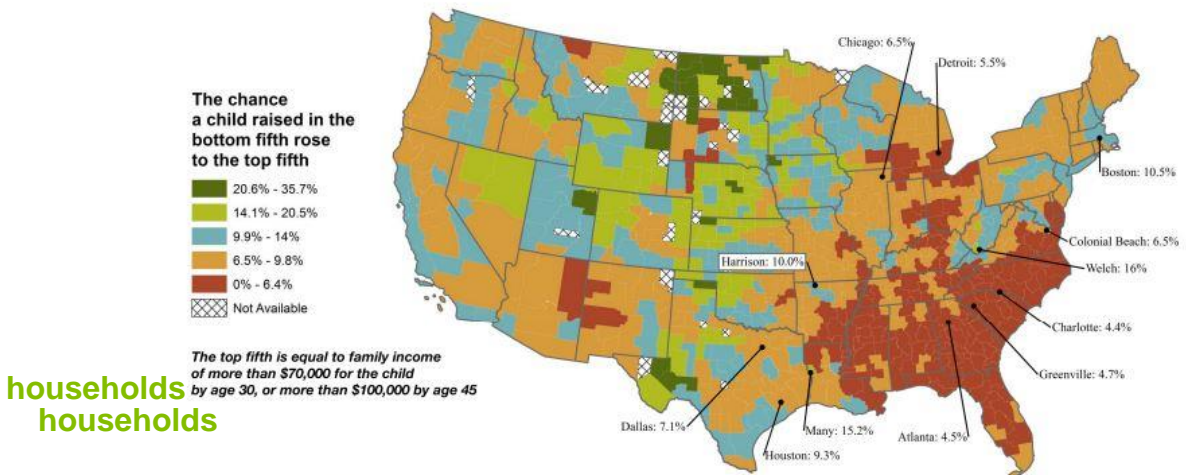
Greenville County: Economic & Demographic Data



Data Source [census.gov](https://www.census.gov), [2019 Report on Homelessness in Greenville County](#)

Complex Landscape, Common Challenge

Lack of Mobility: The South Stands Out



Data source www.equality-of-opportunity.org

Greenville County Schools with Students Experiencing Homelessness in 2019 - 2020

| | | | |
|--------------------------------------|----|------------------------------------|----|
| A J Whittenberg Elem. School | 11 | Lake Forest Elem. School | 28 |
| Alexander Elem. School | 6 | Lakeview Mid. School | 12 |
| Armstrong Elem. School | 7 | League Acad. | 4 |
| Augusta Circle Elem. School | 3 | Mauldin Elem. School | 22 |
| Beck Acad. | 6 | Mauldin High School | 23 |
| Bells Crossing Elem. School | 3 | Mauldin Mid. School | 27 |
| Berea Elem. School | 11 | Mitchell Road Elem. School | 11 |
| Berea High School | 25 | Monarch Elem. School | 5 |
| Berea Mid. School | 9 | Monaview Elem. School | 25 |
| Bethel Elem. School | 10 | Mountain View Elem. School | 4 |
| Blue Ridge High School | 3 | Northwest Mid. School | 11 |
| Blue Ridge Middle School | 8 | Northwood Mid. School | 19 |
| Blythe Acad. | 75 | Oakview Elem. School | 1 |
| Brook Glenn Elem. School | 17 | Overbrook Child Development Center | 14 |
| Brushy Creek Elem. School | 5 | Paris Elem. School | 0 |
| Bryson Elem. School | 9 | Pelham Road Elem. School | 5 |
| Bryson Mid. School | 14 | Plain Elem. School | 10 |
| Buena Vista Elem | 10 | Ralph Chandler Mid. School | 16 |
| Carolina Acad. | 29 | Riverside High School | 4 |
| Chandler Creek Elem. School | 16 | Riverside Middle | 17 |
| Cherrydale Elem. School | 12 | Robert E Cashion Elem. School | 21 |
| Crestview Elem. School | 5 | Rudolph Gordon Elementary School | 3 |
| Donaldson Career Center | 0 | Sara Collins Elem. School | 11 |
| Dr. Phinnize J. Fisher Middle School | 7 | Southside High School | 18 |
| Duncan Chapel Elem. School | 18 | Sevier Mid. School | 11 |
| East North Street Acad. | 19 | Simpsonville Elem. School | 3 |
| Eastside High School | 9 | Skyland Elem. School | 25 |
| Ellen Woodside Elem. School | 2 | Slater Marietta Elem. School | 21 |
| Fork Shoals Elem. School | 6 | Sterling School | 14 |
| Fountain Inn Elem. School | 8 | Stone Academy | 10 |
| Gateway Elem. School | 12 | Sue Cleveland Elem. School | 9 |
| Greenbrier Elem. School | 8 | Summit Drive Elem. School | 5 |
| Greenville High Acad. | 9 | Tanglewood Mid. School | 51 |
| Greenville Mid. Acad. | 18 | Taylors Elem. School | 11 |
| Greer High School | 3 | Thomas E. Kerns Elem. School | 4 |
| Greer Mid. School | 9 | Tigerville Elementary School | 3 |
| Grove Elem. School | 29 | Travelers Rest High School | 12 |
| Heritage Elem. School | 7 | Wade Hampton High School | 16 |
| Hillcrest High School | 7 | Welcome Elem. School | 2 |
| Hillcrest Mid. School | 15 | Westcliffe Elementary School | 43 |
| Hollis Acad. | 28 | Woodland Elem. School | 8 |
| Hughes Acad. | 33 | Woodmont High School | 11 |
| JL Mann Acad. | 14 | Woodmont Mid. School | 17 |