

Predicting well-being and housing loss in supportive housing programs: Lessons learned from a longitudinal evaluation

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538
housed

272
Disenrolled
75 Return to
Emergency Shelter

46 Deceased

22 Evicted
8 Return to Shelter



27
Arrested
10
Return to
Shelter

**13 Health
Issue/
Transfer**
2
Return to
Shelter

266
remain
housed

**Still Housed through Directions Home
by Program Year**



43 Self-Sufficient
8 Return to Shelter

**26 Moved in
with Family**
8 Return to Shelter

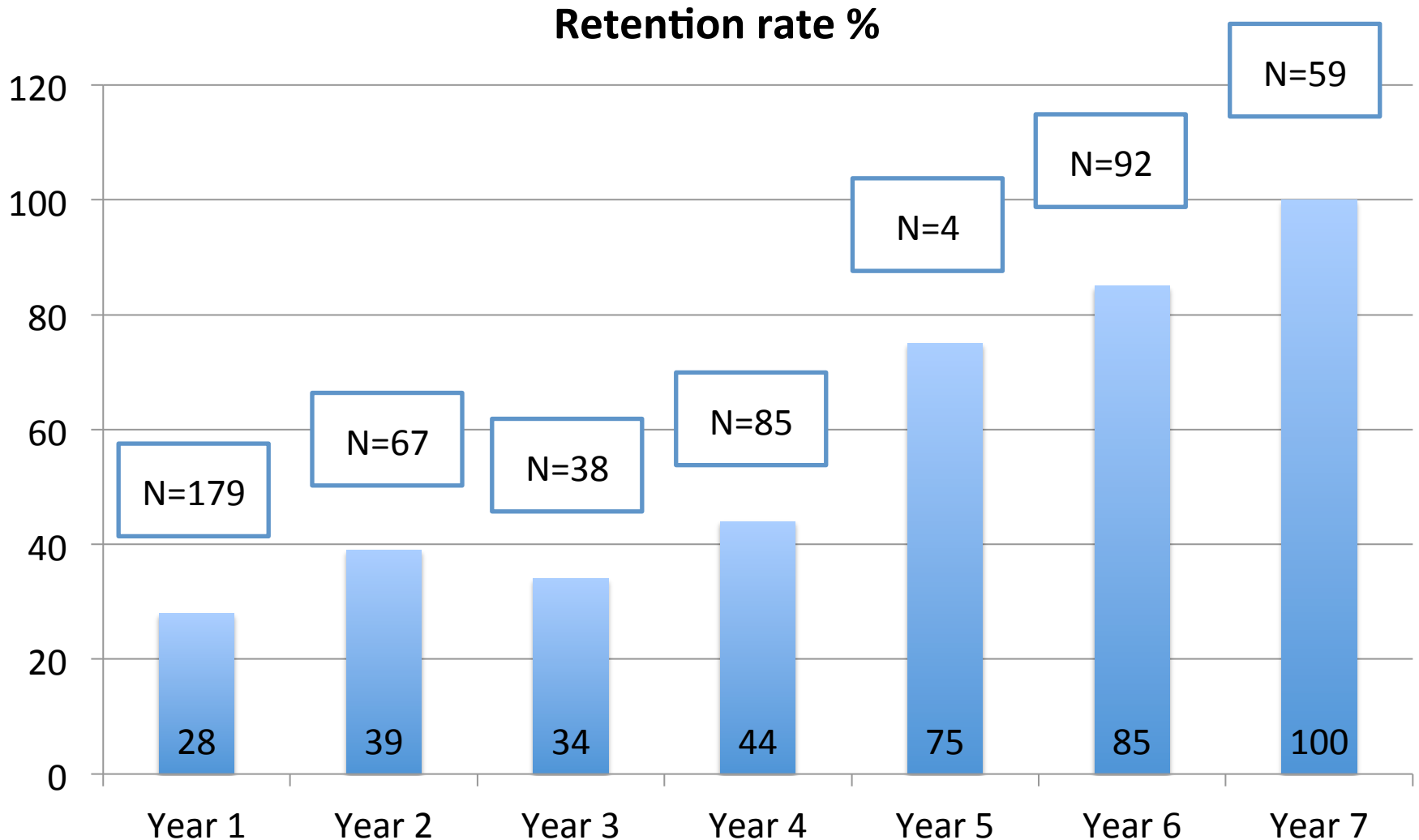
23 Other/Unknown
7 Return to Shelter

36 Non-Compliant
17 Return to Shelter

36
Disappeared
15
Return
to Shelter

PYI PYII PYIII PYIV PYV PYVI PYVII

Housing Retention Rate (Unadjusted) by Year Housed

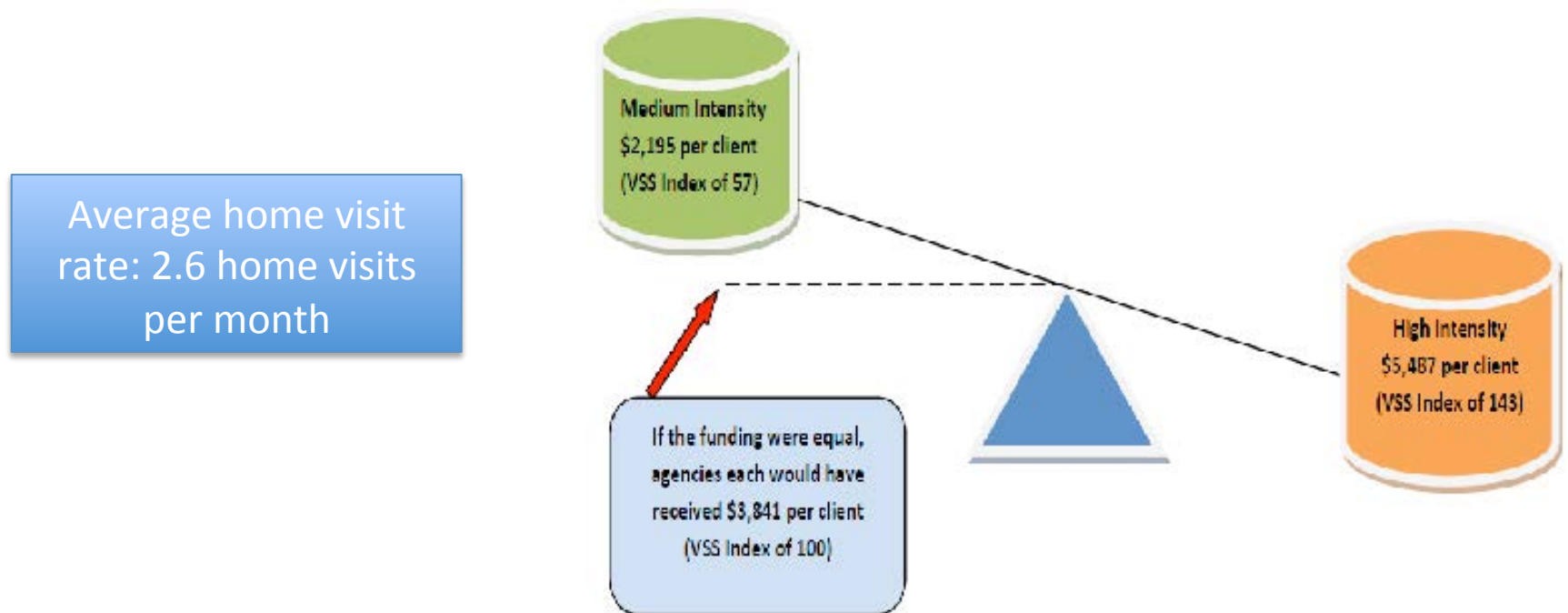


What have we measured?

- Case management time, home visits, general service utilization
- Self-sufficiency Matrix (Years 1-3)
- Mental health, quality of life, substance abuse and medication adherence screening (Years 4-7)
- Year one cost study: therapeutic alliance
- Vulnerability assessments (VI, FWVAS, VI-SPDAT)
- HUD Assessment
- Case notes, tenant tracking sheets

Program Year One

- 88% Retention Rate
- Self-sufficiency improved by 43%



Program Year Two

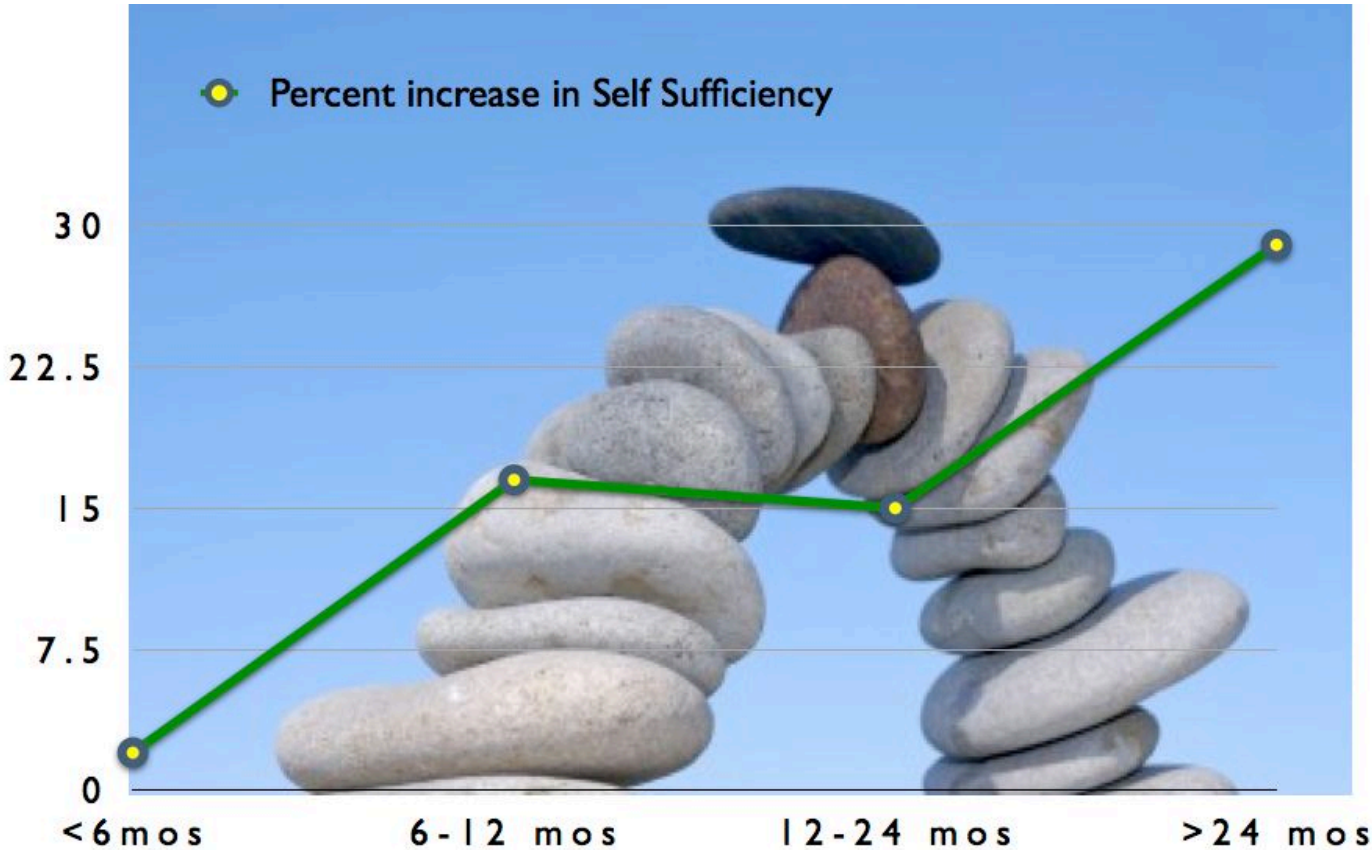
- Self-sufficiency matrix increased 40% from baseline to 18 months
- Home visit rate lower among the disenrolled

Adjusted
Retention Rate:
79%

Category	Still enrolled, positive or neutral disenrollment	Negative Disenrollment	Statistical Significance
Mean home visits per week during PYII enrollment	.69 (N=197)	.54 (N=22)	YES (t=2.186, df=217, p=.03)

Average Home
visits: 2.95 per
month

Program Year Three



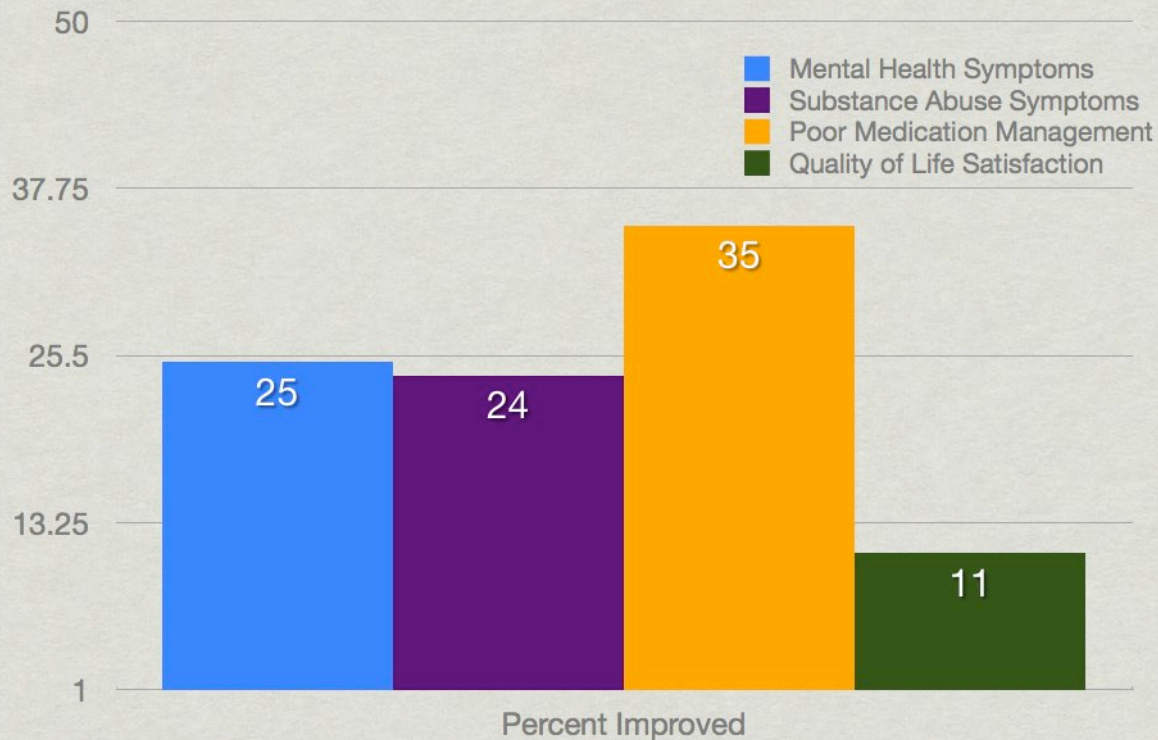
63% retention rate overall

Adjusted retention rate varies by time: 68-93%

A final analysis included a logistic regression predicting negative housing loss (due to arrest, non-compliance, disappearance, eviction). Again, mean home visits was the only predictive variable and this test indicated that for each one unit increase in mean home visits, the likelihood of a negative disenrollment decreased by 94% ($B = -2.7$, $SE = .93$, $p = .003$, $\text{Exp}(B) = .063$).

Program Year Four

THE MAGNITUDE OF DIFFERENCES (PERCENT CHANGE) BETWEEN INITIAL AND FOLLOW-UP SCREENINGS FOR TBSS CLIENTS



PAIRED T-TESTS INDICATED THAT ALL CHANGES WERE STATISTICALLY SIGNIFICANT AT PROBABILITY LEVELS LESS THAN OR EQUAL TO .01.

3.38 Home visits per month, Home visits no longer predicted disenrollment

Retention rate=
58% unadjusted
73% adjusted

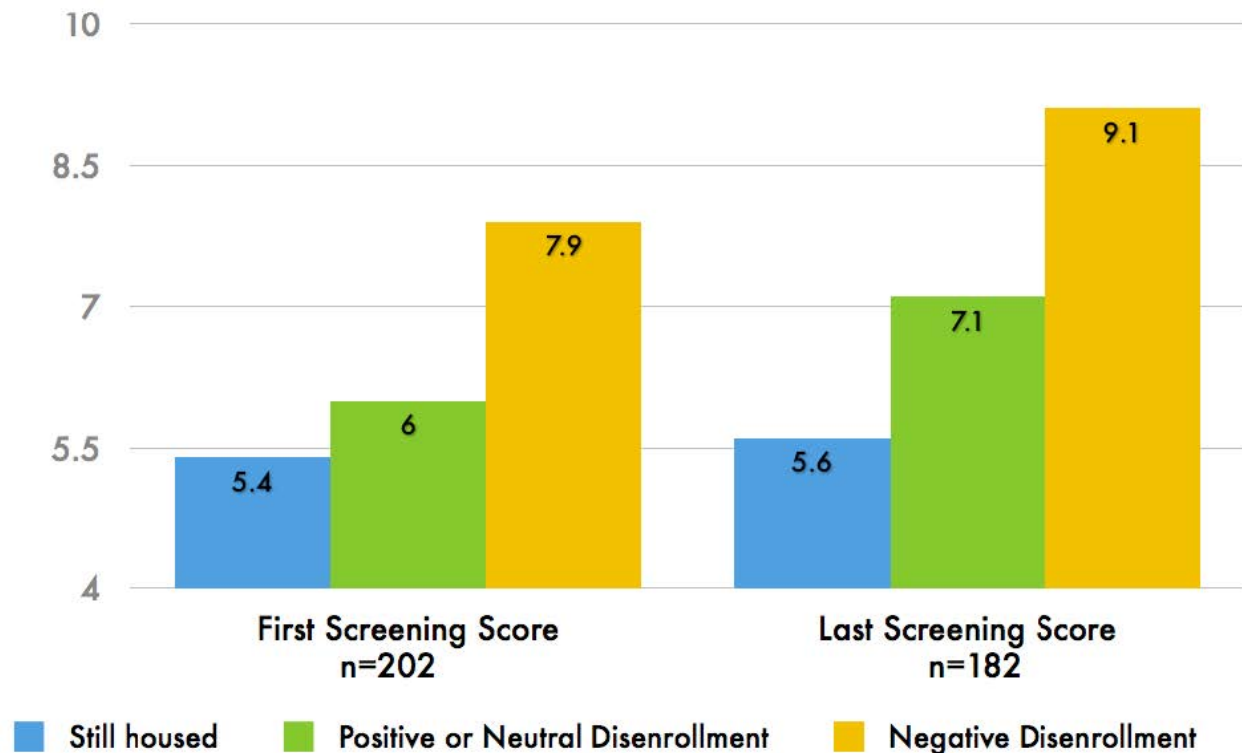
Program Year Five

- Performance Based Contracting

Substance abuse at intake predicts negative disenrollment

Gains in quality of life, mental health and substance use are cancelled out by declines in these areas. No significant changes over time, but those in housing longer show more gains

Substance abuse screening responses are associated with housing retention outcomes



Program Year Six

Service factors averaged for months housed during PYV and PYVI (mean values)	Negative Housing Loss (n=36)	Housing Retained, Positive or Neutral Disenrollment (n=280)
Home visits per month	.97	1.4
Case management minutes per month*	84	140
TSS individual sessions per month*	.01	.10
TSS groups per month*	.00	.20

*T-test indicates difference is statistically significant, $p < .05$

Logistic regressions showed that only case management minutes predicted retention, and substance abuse scores predicted negative disenrollment

Program Year Seven



Mental Health: 45% of tenants improved

Quality of Life: 43% of tenants improved



Substance Abuse: 24% of tenants improved

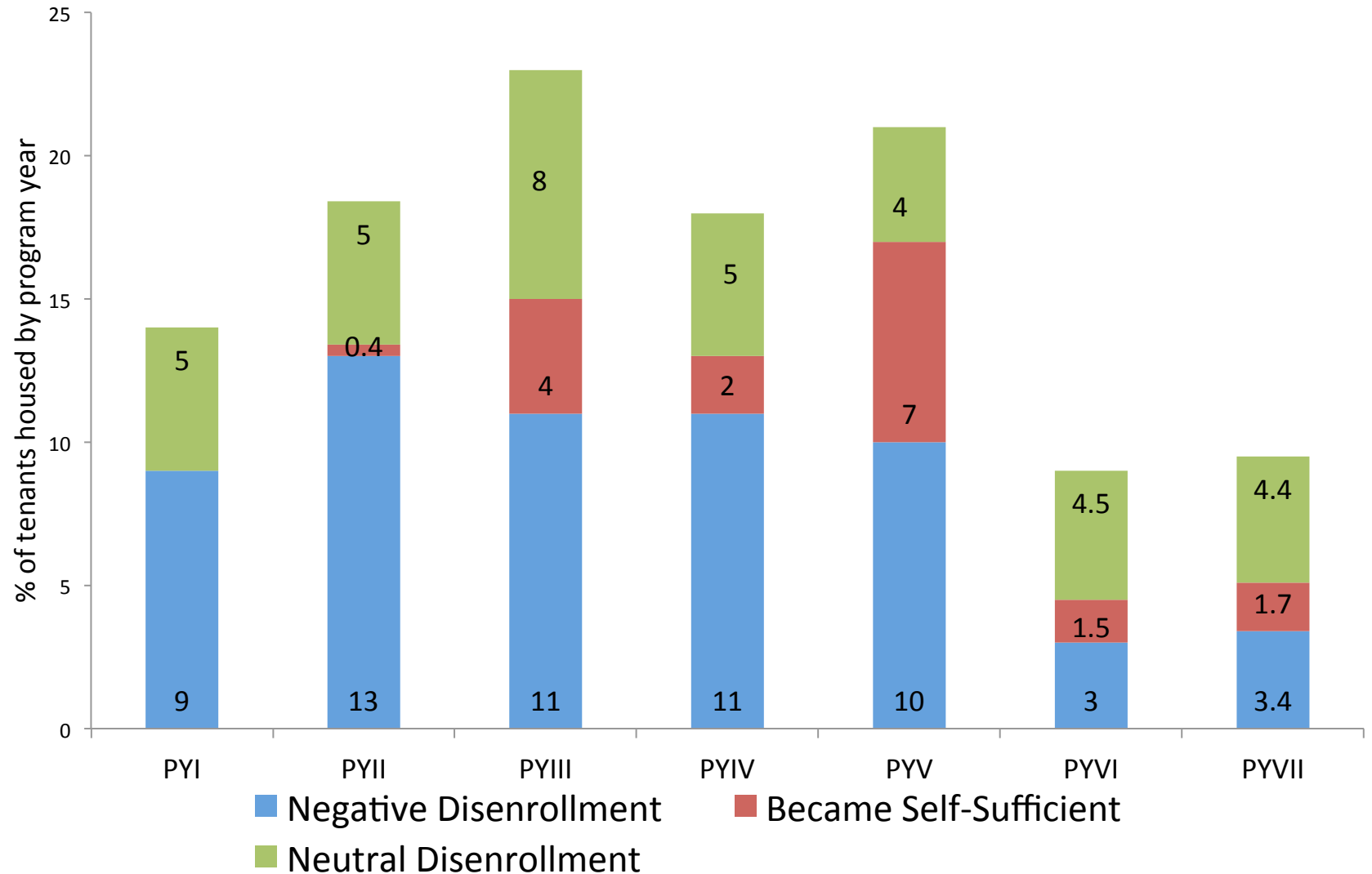
Medication Adherence: 25% of tenants improved



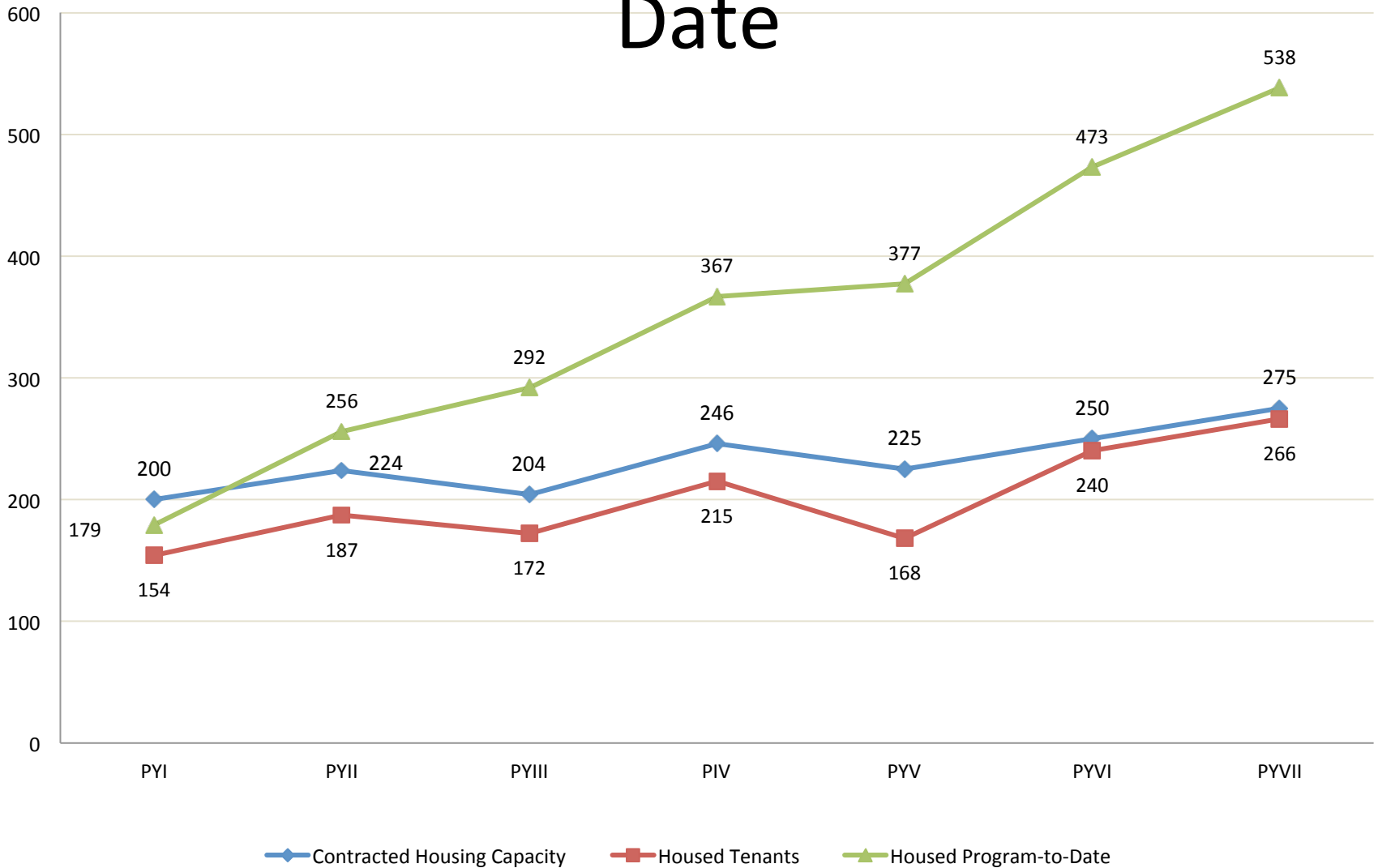
Average 1 home visit
per month

Time in Housing	Average home visits per month in PYVII	Average total minutes of case management per month in PYVII
One year or less (N=56)	.98	194
Less than three years, more than one year (N=87)	1.1	111
Three or more years (N=143)	1.3	128

Program-to-Date Disenrollment Categories as a percent of annual tenant counts

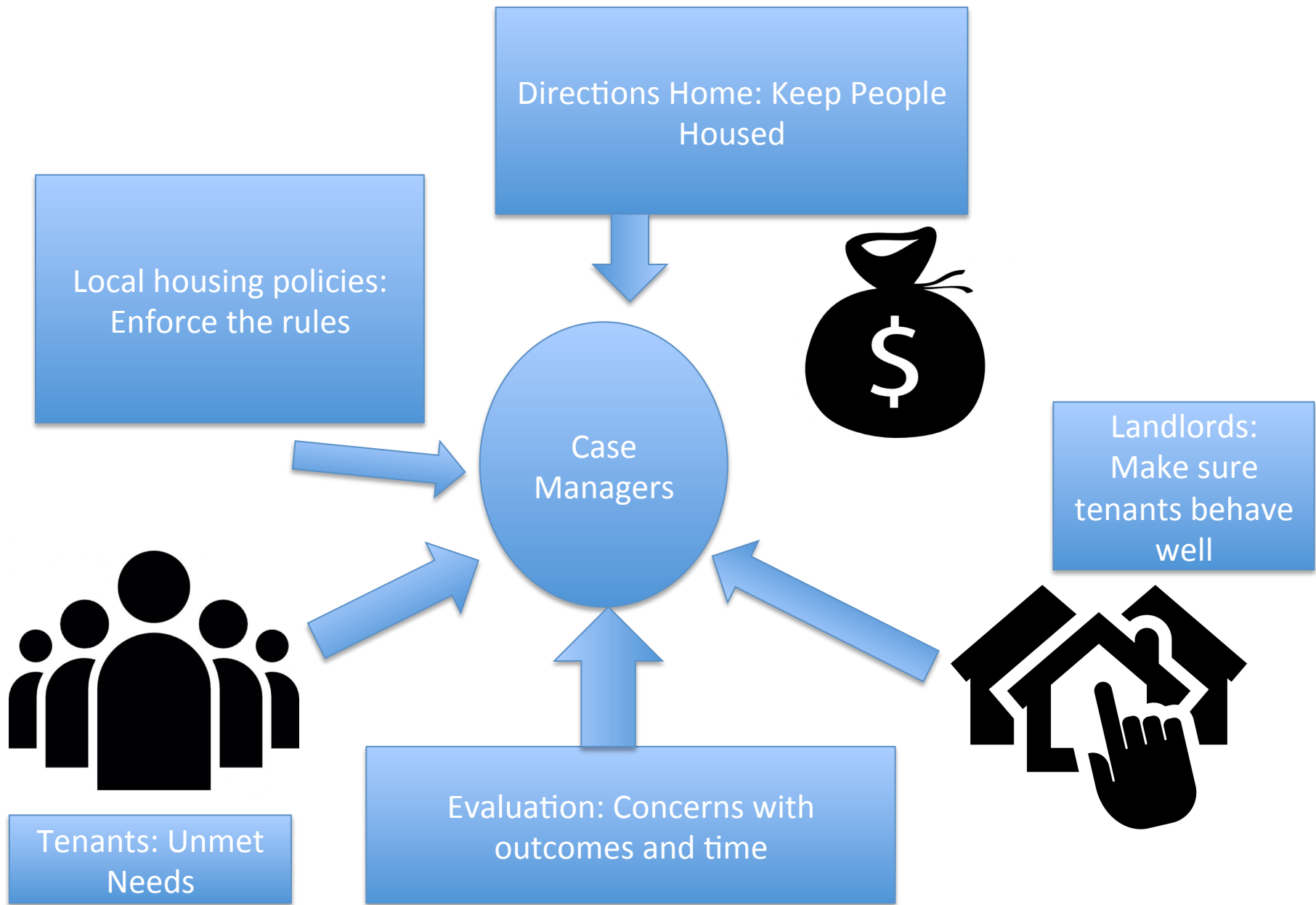


Occupancy and Housing Program to Date



Mixed Method Analysis

- Inconsistencies in tenant experiences
- Visits and services were predictive, but the engagement experience may be more important
- Conflict is challenging, and may be internalized
- Housing First is viewed as “no consequences”



Empathizing with the case manager “squeeze”

What are we missing?

- Is there a keystone measure?
- Impact on retention with coordinated entry?
- Is this all just funny math? No controls, data inconsistency