



**GEORGIA REHOUSED
VETERAN HOMELESS RESPONSE AND
PREVENTION SERVICES
STATE HOUSING TRUST FUND FOR THE
HOMELESS COMMISSION**

Notice of Funding

**Application Due Date: Applications are due
August 19, 2026, at 5:00pm**

OVERVIEW

1. **Purpose:** The State Housing Trust Fund for the Homeless Commission (SHTF), administered by the Georgia Department of Community Affairs (“DCA”), and the Department of Veteran Services (DVS) hereby announces the release of this Notice of Funding (“NOF”) for the **Veteran Homeless Response and Prevention Services through Georgia Rehoused**. This funding opportunity invites applications from qualified entities seeking to provide supportive **services** designed to engage, stabilize, and rehouse Veteran individuals and families experiencing unsheltered homelessness throughout the State of Georgia.

SHTF and DVS acknowledge that the challenges of housing stability have a unique impact on Georgia veterans and that an increasing number of Georgia Veterans struggle to secure and maintain housing. This results in more Georgia Veterans experiencing homelessness, whether unsheltered or in other non-permanent sheltered environments, such as vehicles, hotel/motels, or others.

Recognizing that shelter alone does not resolve the complex challenges faced by individuals living without stable housing, the program emphasizes evidence-based supportive service models that address the broader social, health, and economic factors contributing to homelessness. Consistent with Georgia Code § 8-3-310, this funding opportunity focuses on strengthening the service infrastructure needed to move people from unsheltered or unstable conditions into immediate stable housing and long-term stability.

In addition to homeless response and prevention services, this program may provide limited operational support for emergency or temporary shelter programs for a period of up to two years, where such operations are directly connected to outreach, stabilization, and housing placement efforts.

Through this NOF, the Trust Fund intends to strengthen the statewide homeless service delivery system by:

- **Encouraging Results-Oriented Homeless Service Models:** Supporting intervention strategies such as street outreach, case management, and diversion services that are adaptable to the unique geographic constraints of Georgia’s diverse communities and meet the unique needs of veterans.
- **Supporting Holistic Stabilization:** Prioritizing comprehensive, person-centered approaches that integrate mental health, substance use recovery, and economic mobility tools to expand housing stability and prevent/ reduce homelessness
- **Leveraging Strategic Partnerships:** Utilizing public funding to cross-sector collaboration between local governments, federal resources, healthcare providers, and private employers to create a strong support network for unsheltered and unstably housed Veterans.
- **Driving Data-Informed Outcomes:** Strengthening the capacity of local providers to utilize the Homeless Management Information System (HMIS) to track and prove the long-term efficacy of their service delivery.

This NOF describes the terms under which funding will be made available, outlines eligibility and application requirements, and provides criteria under which applications will be evaluated.

2. **Program Overview:** Building on the Trust Fund’s commitment to strengthening Georgia’s homeless response system, this funding opportunity also encourages proposed projects to implement innovative or maintain service delivery strategies designed to stabilize individuals and families experiencing unsheltered homelessness and support their transition into safe and permanent housing.

Recognizing that individuals experiencing homelessness often face complex barriers including behavioral health needs, limited access to employment, and disconnection from service systems. The Trust Fund seeks to support flexible, person-centered service models that can be adapted to the diverse geographic and community contexts across Georgia.

Projects are encouraged to propose approaches that expand service capacity, strengthen community partnerships, and improve the effectiveness of local homelessness response systems.

Proposed projects should demonstrate a clear understanding of local needs and present a service delivery model that is strategic, coordinated, and outcomes driven. Competitive proposals will demonstrate strong partnerships with local homeless service providers and community stakeholders, the ability to implement trauma-informed practices, and the organizational capacity to manage program funding and deliver measurable outcomes.

Through this NOF, the Trust Fund will prioritize service models that result in:

- Increased access to outreach and stabilization services in high-need or underserved areas;
- Improved coordination among local service providers and community partners;
- Reduction of barriers that prevent individuals from accessing housing and supportive services;
- Increased rates of housing placement and housing retention resulting in improved long-term housing stability for program participants
- Improved participant outcomes, including increased access to employment, income healthcare, behavioral health services, and other resources that promote long-term self-sufficiency
- Demonstrated program effectiveness through the use of data, performance measures, and quality improvement to inform decision making and improve outcomes
- Replicable and sustainable service delivery models that can be expanded or adapted across Georgia to strengthen homeless response effort in communities

SHTF seeks to invest in projects that provide measurable, sustainable outcomes by reducing unsheltered homelessness, increasing access to housing and supportive services and strengthen the capacity of communities to effectively respond to homelessness across Georgia.

This funding will be made available through the Georgia Rehoused consolidated application process. As part of Georgia Rehoused, interested parties are required to submit a pre-application for consideration before submitting a complete application for competitive review

As with all GA Rehoused Notices of Funding, a demonstration of local commitment to the project's development and feasibility. This may include a portion of the project development cost, site development costs, rents, other operating expenses, supportive services, or others. Strong applications will include an explanation of this local commitment that represents at least 100% of the award amount requested.

FUNDING AND AWARD SUMMARY

3. Funding Availability:

- **Awarding of Funds:** All funds awarded under this NOF will be provided in the form

of grants. Proposed projects may apply for up to \$500,000.00 in grant awards. Award amounts and total number of projects awarded will be determined according to available funding, total number of qualified projects number of persons assisted, strength of project concept, plan, and partnerships, leveraging of funds and geographic distribution.

Funding awarded through this grant Program may be used to support direct supportive service activities and program operations that engage, stabilize, and assist individuals and families experiencing unsheltered homelessness in obtaining and maintaining housing across Georgia. All funded activities should align with evidence-based practices and demonstrate a clear connection to improving housing stability and participant outcomes.

- **Grant Funding Limitations:** This funding opportunity is subject to state funding availability. The Commission reserves the right to fund, in whole or in part, any, all, or none of the applications submitted in response to this NOF

Projects will be awarded no more than \$15,000 per person served.

- **Matching Funding Requirement:** Proposed projects are expected to leverage their own or other available money or in-kind services for the benefit of the proposed residential housing project. The match requirement for any funds awarded will be at least one hundred percent (100%) of the total grant award and the match requirement may be met using the Applicant's own funding, other available funding, or in-kind services. The applicant can only leverage in-kind match at 50% of the funds awarded, unless the applicant receives a waiver from SHTF. The level of availability to provide match funding will factor into an application's overall competitiveness. If requesting a waiver, projects should include a letter of justification in their application.

4. **Eligible Activities and Uses of Funds:** Funds awarded through this NOF must support supportive service and operational activities that engage, stabilize, and assist individuals and families experiencing unsheltered homelessness in obtaining and maintaining safe, stable housing. Programs should demonstrate cost reasonableness, programmatic feasibility, and a clear plan for effective service delivery and measurable outcomes.

All funded activities must directly support the provision of evidence-based supportive services that address barriers to housing stability and promote long-term well-being for program participants.

Proposed projects must demonstrate that proposed activities are person-centered, trauma-informed, and coordinated with local homelessness response systems. Programs should also outline how services will be delivered in partnership with community organizations, healthcare providers, housing partners, and other stakeholders to ensure participants receive comprehensive and coordinated support.

Activities funded under this project should include activities that are not covered through other available public funding.

Additionally, proposed projects must demonstrate the capacity to track participant outcomes, manage program funds responsibly, and utilize data systems such as the Homeless Management Information System (HMIS) to document program performance and measure the effectiveness of service delivery.

Proposed strategies and eligible activities may include, but are not limited to:

- **Rental Stability Support** to include (up to 8,000 per household):
 - Direct Financial Assistance: This includes providing single, non-recurring emergency financial payments made directly to third party vendors to assist with immediate lease defaults and support rental security.
 - One Time Emergency Rental Assistance
 - Mandatory Court Costs and Legal Fees
 - Legal Fees directly to rental stability support or negotiating a housing resolution
 - Utility or rental Arrears necessary to maintain housing or prevent lease termination
 - Housing Stability Services:
 - Housing Mediation and conflict resolution
 - Housing stability education regarding tenant rights and responsibilities
 - **Intensive Case Management:** Service models that provide individualized service planning and ongoing stabilization support to help participants obtain and maintain housing. In addition, service models that provide case management and tenancy supports to individuals placed in temporary or permanent housing.
 - **Behavioral Health and Recovery Supports:** Integration of mental health services, substance use recovery supports, and trauma-informed care into homelessness response programs to address key barriers to housing stability. If requesting funding for these activities, the applicant must demonstrate that there are currently no other public funds available for the proposed activities.
 - **Employment and Economic Mobility Supports:** Programs that connect participants to workforce development, job training, and employment opportunities to promote long-term economic stability. If requesting funding for these activities, the applicant must demonstrate that there are currently no other public funds available for the proposed activities.
 - **Integrated Service Partnerships:** Collaborative initiatives that coordinate services with healthcare providers, educational institutions, local governments, and employers to create a comprehensive “no wrong door” network for individuals seeking assistance.
5. **Monitoring and Reporting:** All proposed projects of funds under this Notice of Funding will be required to comply with monitoring, reporting, and performance requirements established by SHT. These requirements are intended to ensure accountability, effective use of funds, and measurable progress toward reducing unsheltered homelessness across Georgia.
- **Reporting Requirements:** Projects will be required to submit regular reports to SHTF in a format and frequency determined by SHTF may include:
 - **Performance Reports:** Reports detailing progress toward outcome targets, including persons served, services delivered, and housing placements. SHTF will determine the frequency of these reports upon awarding funds.
 - **Financial Reports:** Documentation of expenditures, including detailed cost reporting consistent with the approved budget and eligible expenses
 - **Program Narratives:** Descriptions of program implementation, challenges, and adjustments made to improve performance
 - **Closeout Report:** A final report summarizing total persons served, outcomes achieved, and overall program impact

All reports must be complete, accurate, and submitted in a timely manner as a condition of funding.

- **Monitoring:** SHTF will conduct ongoing monitoring to ensure compliance with program requirements and effective service delivery. Monitoring activities may include:
 - Desk reviews of performance and financial reports
 - On-site monitoring visits
 - Review of participant files and service documentation

- Verification of reported outcomes and expenditures
- Audits by DCA internal audits

Recipients must cooperate fully with all monitoring activities and provide access to relevant records upon request.

- **Data Collection, HMIS & UniteUs Requirements:**
 - Projects must participate in and utilize the Homeless Management Information System (HMIS)
 - Projects must participate in and utilize the UniteUs Platform and be able to receive referrals from DVS for individuals and households to receive support through this program.
- **Performance Outcomes:** At a minimum, programs will be required to establish and report on the following performance measures:
 - Number of unsheltered individuals and families engaged through outreach efforts
 - Number of individuals assessed and enrolled in services
 - Number of individuals placed into emergency or temporary shelter
 - Number of individuals successfully transitioned into permanent housing
 - Housing stability outcomes, including follow-ups (e.g., 3, 6, and 12 months, where applicable)
 - Number of participants connected to supportive services, including but not limited to behavioral health, healthcare, and employment resources, etc.
 - Income and employment outcomes, where applicable

SHTF may establish additional performance outcomes based on program type, target population, or geographic need.

6. Ineligible Activities

Funds awarded through this NOF may not be used for activities unrelated to supportive services, shelter stabilization, or encampment response. Ineligible uses include, but are not limited to:

- **Capital Construction or Real Estate Acquisition:** Costs associated with building new housing, acquiring land, or purchasing or rehabilitating buildings for residential use. This includes permanent housing development, modular unit construction, or renovation of commercial or residential properties.
- **Non-Service-Related Infrastructure:** Purchase, installation, or maintenance of physical infrastructure not directly tied to service delivery, including utilities, roads, or landscaping improvements.
- **Long-Term Housing Development or Rental Subsidies:** Funding cannot be used for permanent rental subsidies, mortgage payments, or long-term housing development. If requesting short-term property operations or leasing support, expenses cannot be incurred for a period longer than 24 months. Permanent rental subsidies include ongoing rental assistance and utility assistance
- **Fixtures, Furnishings & Equipment (FF&E):** Items required to make units habitable or support ongoing operations

Additional Post-Award Requirements

DCA will require the following for all awarded Applications:

- Additional DCA requested services information, such as updates to service budgets or service plan.
- Participants must accept any DCA request for meetings, participation in closing calls, site visits, or other engagements in association with the Application.

- All applicable federal and state and local laws, regulations, and other requirements must be complied with now or hereafter in effect. All groups associated with the development are responsible for ensuring the proposed program, activities, goals, and timetables comply with all federal, state or local laws, and other regulations and other requirements.
- All awardees must be prepared to submit additional documentation upon request when the written agreement is signed.

NON-BINDING NOTICE OF FUNDING /RESERVATION OF RIGHTS

The intent of this Notice of Funding is to fund as many Applications identified as complete and feasible based upon, among other things, programmatic funding applicability and availability. Until a final contract is signed between parties, applications and awards to this Notice of Funding are not to be considered a commitment or contract in any way. The Authority reserves the right to not select any Application and award any number of loans or awards under this Notice of Funding, including no loans or awards.

In connection with this Notice of Funding, GHFA/DCA reserves the right to:

1. Cancel this solicitation at any time
2. Reject any or all Applications
3. Waive minor deficiencies and informalities
4. Request additional information from individuals or firms prior to final selection
5. Make adjustments to Applications based upon feasibility and funding availability
6. Change the schedule of events or cancel any funding program without any financial obligation for services provided or out-of-pocket expenses incurred, or any other obligation to the underwriters
7. Reject any Application or cancel any commitment of funds if it is determined that the disbursement of funds poses an undue risk to DCA or GHFA
8. Reject Applications that will likely have a negative impact on existing residents

FUND DISBURSEMENT, MONITORING, AND REPORTING

If DCA awards funds under this Notice of Funding, DCA will disburse grants throughout the contract period upon receiving invoices and reviewing required supporting evidence to substantiate costs.

GEORGIA OPEN RECORDS ACT AND PROGRAM ACCESSIBILITY

Georgia Open Records Act

The Georgia Open Records Act (O.C.G.A. §§ 50-18-70 et. seq.) requires that public records be open and available for inspection by any member of the public. As such, any Application submitted in response to this Notice of Funding is subject to the Georgia Open Records Act. By submitting a response to this Notice of Funding, proposing entities acknowledge that this Notice of Funding is subject to the Georgia Open Records Act. Any participant submitting an application must hold DCA and GHFA harmless for any actions taken resulting from the release of public records associated with this Notice of Funding.

Accessibility

DCA is committed to providing all persons with equal access to its services, programs, activities, education, and employment regardless of race, color, national origin, religion, sex, familial status, disability, or age. Please contact shuf@dca.ga.gov if any reasonable accommodation(s) are required.