Staff Summary Report

Tempe

To: Mayor and City Council
Through: City Manager

Agenda Item Number ____
Meeting Date: 08/01/02

SUBJECT: **TEMPE YOUTH RESOURCE CENTER #SIP-2002.44**

PREPARED BY: Hector Tapia, Senior Planner (480-350-8331)

REVIEWED BY: Steve Venker, Planning & Zoning Manager (480-350-8331)

q-j

BRIEF: This is the first public hearing for Tempe Youth Resource Center for a use permit to operate a day services program for homeless youth in Downtown Tempe, located at the First Congregational Church building, 101 East Sixth Street.

COMMENTS: **PLANNED DEVELOPMENT (0406)** Hold the first public hearing for **TEMPE YOUTH RESOURCE CENTER** (Phil Reller, Minister for First Congregational Church, property owner; Tumbleweed Center for Youth Development, applicant) for a use permit to allow the operation of a day services program for homeless youth from 9 to 21 years of age, located at 101 East Sixth Street. The following is requested from the City of Tempe:

#SIP-2002.44. Site Plan for Tempe Youth Resource Center located at the First Congregational Church, in an area approximately 1,850 s.f. on the second floor within the church, on 0.97 net acres, including the following:
Use Permit
Allow the operation of a day services program for homeless youth in the CCD Zoning District.

Document Name: 20020801devsrh09 **Supporting Documents: Yes**

SUMMARY: This is a request for a use permit to allow the operation of daytime services for homeless youth within the First Congregational Church building. The applicant, Tumbleweed Center for Youth Development, proposes to provide services to homeless youth ranging from 9 to 21 years of age. Services include food, clothing, showers and laundry. Their intention is also to help the youth get off the streets through counseling, life skills training, and education. The proposed schedule is from Tuesday to Saturday, 9:00 A.M. to 5:00 P.M. Adjustment may be made to that schedule accordingly based on needs. The First Congregational Church Council agreed to accommodate the youth services on the second floor of their church facility. According to the Council members of the church, the intention and mission of the Tumbleweed agency is consistent with the services and mission of the Congregation. The Tumbleweed agency staff will also work with Tempe business owners and residents to develop intervention strategies under this program. According to the Tempe Community Council (TCC), the Tempe Youth Resource Center is one of the recommendations by the Homeless Task Force facilitated by TCC on behalf of the City of Tempe during 1999-2000. Funding for this program comes from HUD ($438,000) and the Stardust Foundation ($5,000). It appears that a lot of work, research, and coordination between the applicant, the Church, TCC, Downtown Tempe Community (DTC), and the City of Tempe have been done. Up to the time of this report, no public input has been received. Planning staff supports this request subject to conditions.

RECOMMENDATION: Staff - Approval
Public – None

ATTACHMENTS:

1. List of Attachments
2. History & Facts / Description
3. Comments
4. Conditions of Approval

A. Location Map
B. Letter of Authorization, First Congregational Church
C. Letter of Explanation/Intent, Tumbleweed Center for Youth Development
D. Letter of Support from Tempe Community Council
E. Floor Plan, First Floor
F. Floor Plan, Second Floor
G. Open Houses Announcement for July 10, 27, 2002

HISTORY & FACTS:

1889.	The First Congregational Church was built on the southeast corner of Sixth Street and Myrtle Avenue.
February 15, 2001.	The City Council approved the designation of the First Congregational Church as a Historic Property/Landmark.
September 4, 2001.	The Hearing Officer approved four variances requested by the First Congregational Church related to parking lot improvements located at the northeast corner of Myrtle Avenue and 7th Street.

DESCRIPTION:

Owner – First Congregational Church, Phil Reller, Minister
Applicant – Tumbleweed Center for Youth Development,
Janet Garcia, Executive Director

Existing zoning - CCD
Total site area – 0.97 net acres
Youth Center Area, Second Floor – 1,850 s.f.
Parking required for the New use – 6 spaces
Total Parking provided – 6 spaces
Bicycle parking required – 2 spaces
Bicycle parking provided – 2 spaces

COMMENTS: This is a request for a use permit to allow the operation of daytime services for homeless youth within the First Congregational Church building. The applicant, Tumbleweed Center for Youth Development, proposes to provide day services to homeless youth ranging from 9 to 21 years of age. Services include food, clothing, showers and laundry.

The intention of this program is to help the youth get off the streets through counseling, life skills training, and education. The proposed schedule is from Tuesday to Saturday, 9:00 A.M. to 5:00 P.M. Adjustment may be made to that schedule accordingly based on needs.

The First Congregational Church Council agreed to accommodate the youth services on the second floor of their church facility. According to the Council members of the church, the intention and mission of the Tumbleweed agency is consistent with the services and mission of the Congregation.

The Tumbleweed agency staff will also work with Tempe business owners and residents to develop intervention strategies under this program.

According to the Tempe Community Council (TCC), the Tempe Youth Resource Center is one of the recommendations by the Homeless Task Force facilitated by TCC on behalf of the City of Tempe during 1999-2000. Funding for this program comes from HUD ($438,000) and the Stardust Foundation ($5,000).

Public Input
The applicant offered two open houses to give Downtown businesses and nearby residents the opportunity to see and hear at first hand the purpose and the location of the proposed Tempe Youth Resource center. The scheduled dates were on July 10 and July 27, 2002.

It appears that a lot of work, research, and coordination between the applicant, the Church, TCC, Downtown Tempe Community (DTC), and the City of Tempe have been done. Up to the time of this report, no public input has been received. Planning staff supports this request subject to conditions.

REASON(S) FOR APPROVAL:

1. The amount of time and coordination the First Congregational Church, Tumbleweed Center for Youth Development, Tempe Community Council, Downtown Tempe Community, and the City of Tempe staff during the last two years appears to be very comprehensive.

2. This coordination and cooperation between different agencies should make the proposed homeless program successful in dealing with unexpected issues, if any.

CONDITION(S) OF APPROVAL:

1. The use permit is non-transferable and is issued to Tumbleweed Center for Youth Development (Tempe Youth Resource Center) only.

2. The applicant shall return to the City Council, o**n or before August 8, 2003,** for a review of compliance with the conditions of approval.

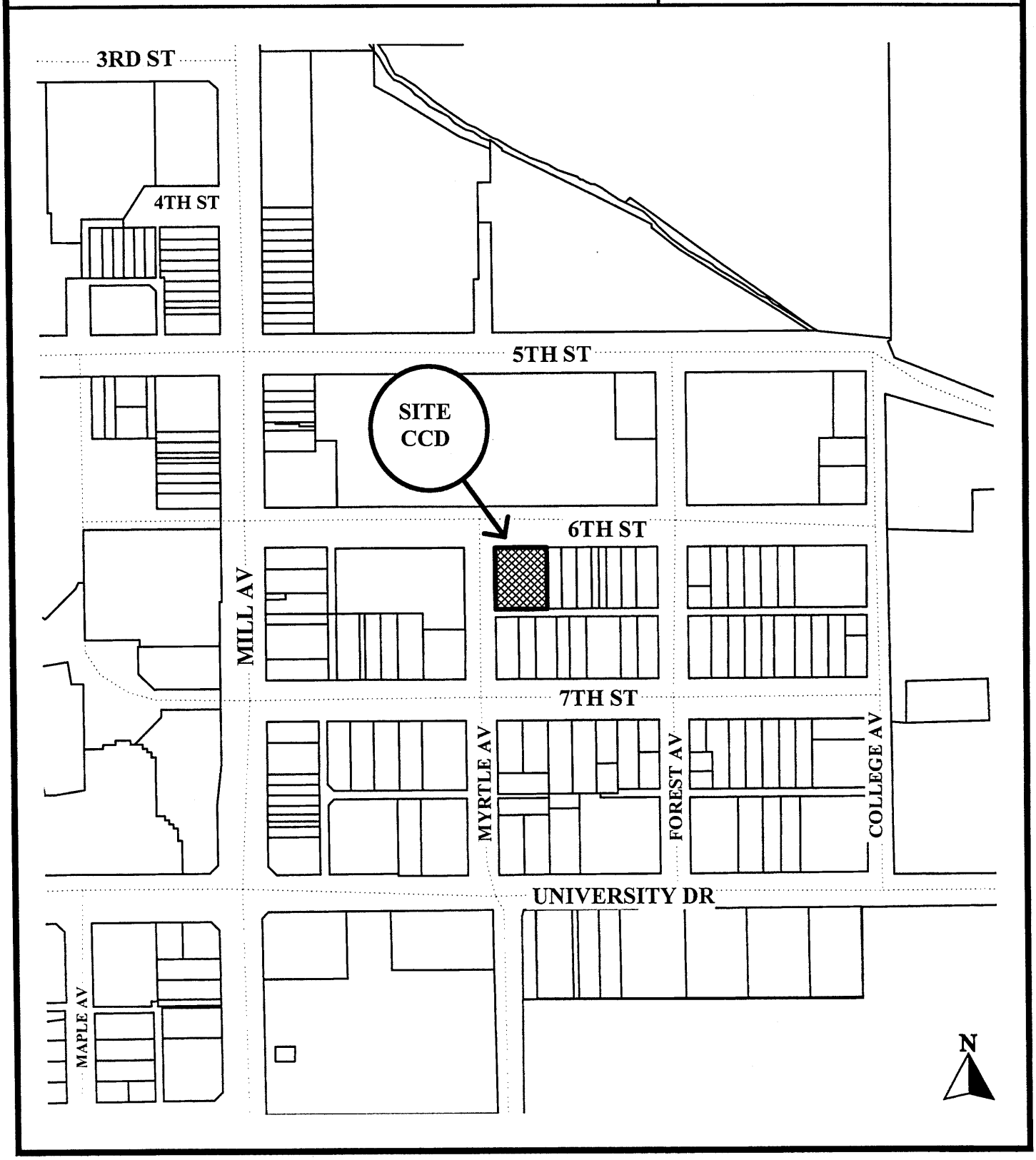
3. Any intensification or expansion of the use shall require the applicant to return to the City Council for further review.

4. Any significant verifiable police complaints (as determined by the City Attorney and Police Department) shall require the applicant to return to the City Council for re-evaluation of the use permit.

Tempe

TEMPE YOUTH RESOURCE CENTER

SIP-2002.44



Location Map

A

United Church of Christ

May 13, 2002

Tumbleweed
Janet Garcia, M.C., Executive Director
1419 N 3rd St #102
Phoenix, AZ 85004

Dear Mrs. Garcia,

At our April 15, 2002 meeting, the First Congregational Church Council unanimously endorsed the proposal to host Tumbleweed's Tempe Youth Resource Center at our church facilities.

We understand the Tempe Youth Resource Center will serve youth and young adults ages 9 to 22 who are homeless in our community. We are committing to open our facility to this program for 40 hours per week. Details of scheduling and specific areas used are being finalized with the Tumbleweed project staff. Once these details are finalized, the Congregation will make the final decision on the project.

Our Council and many other Congregation members have had extensive conversations with Tumbleweed staff and have visited the Pappas Place Drop In Center currently providing similar services in Phoenix. Council members feel strongly that the mission of the agency and this service fits closely with the mission of our Congregation. By hosting the project and providing our support, we are confident that we will be a part of helping the individuals in need and in strengthening the Tempe Community.

We are in full support of pursuing a Use Permit for the location of the Tempe Youth Resource Center on our property at 101 East Sixth Street, Tempe, Arizona 85281.

Please feel free to call our Minister, the Reverend Phil Reller at (480) 967-2275 if you need any further information or clarification.

Sincerely,

Larry Power

Larry Power
Tumbleweed Project Chair

B

First Congregational Church
101 East Sixth Street Tempe, Arizona 85281 Phone: 480.967.2275 Fax: 480.967.6866
Email: fccucctempe@qwest.net

Tumbleweed
Center for Youth Development

Investing in our future

June 6, 2002

City of Tempe
Development Services Department
P.O. Box 5002
31 E. 5th Street
Tempe, AZ 85282-5002

Development Services Staff:

Tumbleweed Center for Youth Development is hereby requesting a Use Permit for the location of the Tempe Youth Resource Center at the First Congregational Church Building located at 101 East Sixth Street, Tempe, AZ 85281. The Tempe Youth Resource Center will provide Day Services to homeless youth ages 9 – 21. Services will include basic needs such a food, clothing, showers and laundry and assistance in moving off the streets through case management, life skills training, counseling, substance abuse education and treatment linkage, job readiness training, placement and support. The planned schedule for the Tempe Youth Resource Center is Tuesday through Saturday from 9:00 A.M. to 5:00 P.M. Small adjustments may be made after the Center has operated for a period of time to best accommodate the needs of Church the community and the youth.

The First Congregational Church Council and Congregation have agreed to the use of facilities within the church by Tumbleweed for the purpose of operating the Tempe Youth Resource Center. Specifically, the Center will be located on the second floor in the two areas currently marked "classroom" on the floor plan, and in the office and bathroom facilities adjoining the classrooms. Entrance to the program will be from the Southeast stairwell. The kitchen and Pryor Hall area located on the first floor will be utilized twice per day for meals unless the church schedule conflicts in which case arrangements will be made to provide a meal in the second floor area. The approximately 1850 feet provided on the second floor and the use of the kitchen and dining area will provide adequate space for the provision of Center services.

The Tempe Youth Resource Center will benefit both the homeless youth in the Tempe community and the community itself by providing positive alternatives to these youth. Homeless youth will have an additional resource to meet their needs, which will assist in reducing pan handling, and survival crimes engaged in by this population. The staff of the Tempe Resource Center will work closely with Tempe business owners and residents to develop interventions for negative activity of street youth (i.e.: pan handling) and to provide positive alternatives for youth who are working to get off the street (i.e.: jobs, housing).

602.271.9904
Fax 602.271.0240
www.tumbleweed.org
1419 N. 3rd Street, #102, Phoenix, Arizona 85004

Tumbleweed is committed to using the experience we have gained at our Center in Phoenix to assure the Tempe Center is an asset to the community. We plan to work with the youth using the Center to come and go from the facility without disrupting the residents and businesses in the area. We will expect that youth do not trespass on private property, do not loiter in the park or along the access streets and do not camp or sleep in the area around the center. Abiding by these expectations will be a requirement for continued use of the Center. To help to assure these expectations are followed, Tumbleweed will employ security officers to enforce the no trespassing expectation at the site and to work with neighboring businesses to assist them in any issues that arise.

Tumbleweed has developed this proposed program in close consultation with the Tempe Community Council after an invitation from the Council and its Task Force on Homelessness to assist the Tempe community in addressing this high priority need for services to homeless youth. We continue to work closely with the staff of the Tempe Community Council to develop the program and to address the concerns of the community regarding the siting and operation of the Center.

Enclosed are our application documents including:

- Completed application form
- A letter from the First Congregational Church authorizing the Permit Process for this site,
- A letter from the Tempe Community Council attesting to their support,
- Floor plans for the site,
- A check for the application fee of $300.

Please feel free to contact me at (602) 271-9904 if any additional information is required or if I can provide and further clarification.

Sincerely,

Janet L. Garcia
Executive Director

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Tempe Community Council

Governor B. B. Moeur Residence
34 East 7th Street, Building A, Tempe, Arizona 85281
(480) 858-2300 • FAX (480) 858-2319
website: http://www.tempe.gov/tcc

EXECUTIVE COMMITTEE:
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Vice President Wayne Ettenborough
Treasurer Brenda Shears
Secretary Ruben Valenzuela
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Past President Mike Patten

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STAFF:
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Assistant Director Shana Ellis
Resource Coordinator Steve Wise
Management Assistant Beth Fiorenza
Management Assistant Martha Cronin
Operations Manager Catherine MacDonald
Accounting Manager Rose Pinson
Administrative Assistant Pamela Coleman
Front Office Manager Abby Wilson
Administrative Assistant Liisa Straub
Office Assistant Cheryl Hornyan

June 4, 2002

TO: City of Tempe Mayor and City Council

FROM: Kate Hanley, Executive Director

RE: Supplemental to Tumbleweed Application for Use Permit

We are writing this letter as a supplement to Tumbleweed Youth Services application for a Use Permit to establish a homeless youth drop in program at the 1st Congregational Church in downtown Tempe. We are in support of this application because it implements in part one of the priority recommendations of the Homeless Task Force which TCC facilitated on behalf of the City of Tempe during 1999-2000. That recommendation was to, "establish a new Day Resource Center to focus current and new help for homeless in a central location." While we continue to work toward such a day center that would serve all homeless populations, possibly using the old Fire Station #1 on East University, we asked Tumbleweed to consider establishing a day program in the interim directed just toward homeless youth, because of the pressing needs related to that population in the downtown area.

We further urge your support of this application for these reasons:

- The HUD funding already approved will bring some $438,000 in new resources to Tempe over a two-year period, if a suitable site can be obtained. There is also a new grant of $5,000 from the Stardust Foundation for the project. Additionally, we plan to use about $46,000 in City funds as cash match from funding you appropriated for FY 2001-02 to provide further services to homeless.
- The 1st Congregational Church site both has the necessary appropriate space available in their classroom/conference wing and the desire to support the project fully, as evidenced by the unanimous vote of their Church Council to host the program. Their commitment adds support of the sort not available at commercial sites, most of which are not affordable to the project budget.
- A number of agencies have offered in-kind support for the project, including City of Tempe Social Services and Transportation Divisions, Tempe Community Action Agency, East Valley Addiction Council, Arizona Career Academy and United Food Bank.
- Another reason Tumbleweed was invited to establish this program here is their demonstrated competence in coping with homeless youth. They have been providing street outreach in Tempe for some time and are successfully operating a program similar to the proposed new program at Pappas Place in

Phoenix. Their service data shows that about half of the youth who come to Pappas place are off the Tempe streets.

- While we are aware that some of the neighbors around the proposed site may wish the project was located "somewhere else", we offer that the homeless youth we are talking about are already here on Tempe streets, that the projected average attendance of 25 youth per day would not generally constitute an excessive disturbance in the neighborhood and that the help provided will be inside the church building mostly out of view. It is not the policy of Tumbleweed to encourage loitering outside their service facilities and we understand they have worked hard at the Pappas facility for harmonious relations with the neighbors there, including hiring of off-duty police officers for extra security at night.
- It is not unrealistic to think that a program that is aimed toward a troubled group such as this would not have some initial problems, wherever it is sited. We believe any such problems are most likely to be of a short-term nature and can be resolved by cooperation with concerned neighbors. Tumbleweed and TCC have been working with neighbors around the church to address their concerns, mobilizing additional resources through the faith community and service clubs to help the program (e.g., food, clothing, toiletry articles) and coordinating the program with other City funded human services directed toward assisting the homeless in Tempe. When the new Homeless Coordinator position (also recommended by the Homeless Task Force) is hired this next fiscal year as now slated, that person could add significant support to the effort.
- The exact extent of the homeless problems in Tempe has involved a lot of guesswork about this ever-changing group. Establishing this center in the downtown area where the problems of youth homeless are most prevalent will help us better determine the needs and numbers involved, so we can make more informed plans for the longer-term.

Thank you for your consideration.

Sincerely,

Katherine Hanley

Katherine Hanley
Executive Director

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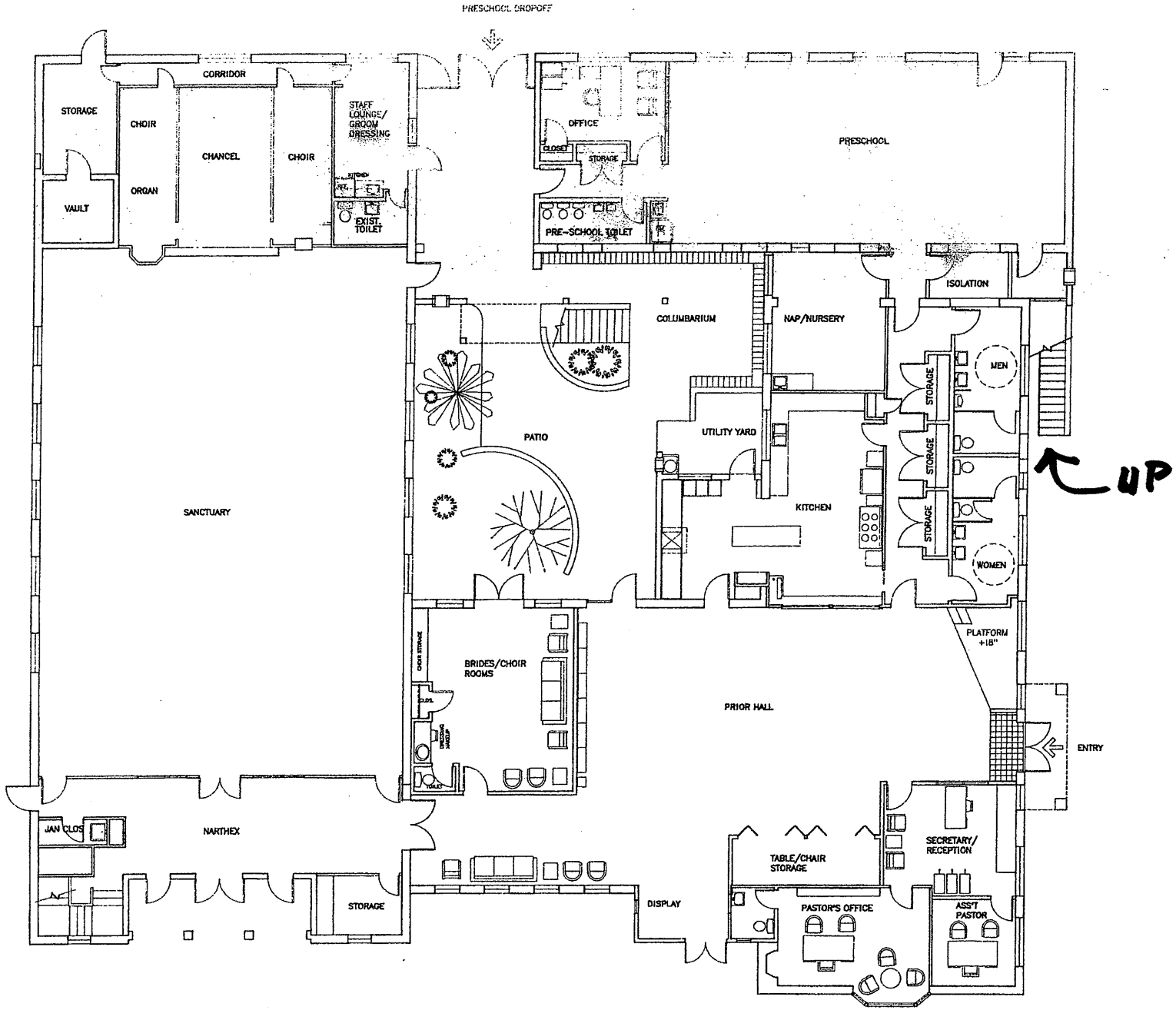


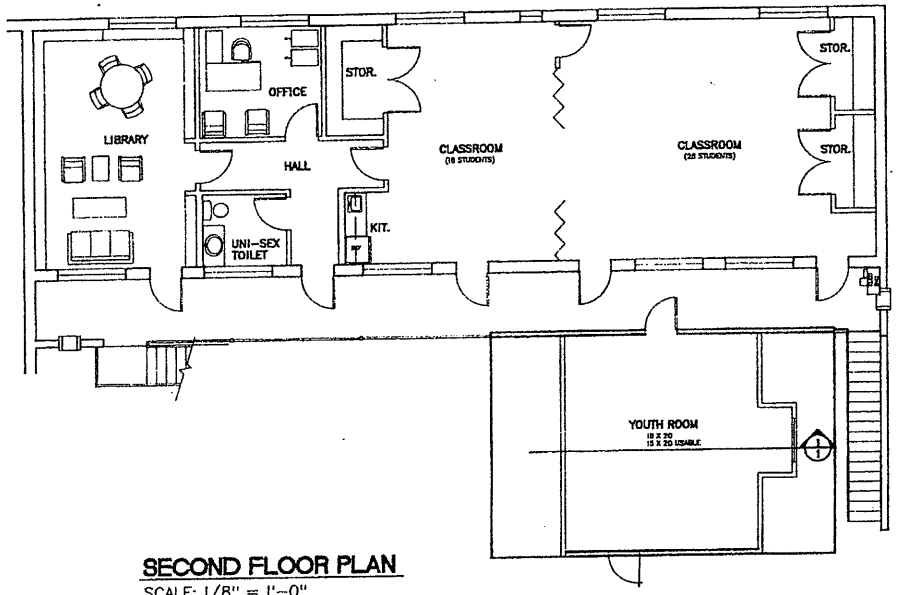
FLOOR PLAN
SCALE: 1/8" = 1'-0"

FIRST FLOOR

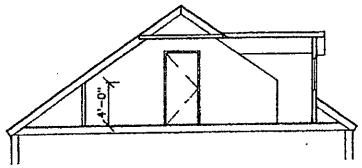
FIRST CONGREGATIONAL CHURCH
TEMPE, ARIZONA

DECEMBER 28, 1993

TEPE YOUTH RESOURCE CENTER



SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0"



SECTION THRU ATTIC
SCALE: 1/8" = 1'-0"

FIRST CONGREGATIONAL CHURCH
TEMPE, ARIZONA

DECEMBER 28, 1993

OPEN HOUSES

Wednesday, July 10, 2002, 4:00-6:00 PM

Saturday, July 27, 2002, 9:00-11:00 AM

First Congregational Church

101 E. 6th St., Tempe

Help us piece the puzzle together...

You are invited to visit the proposed site for the new Tumbleweed Day Resource Center to help Tempe's homeless youth.

- Tour the facilities
- Learn about the Tumbleweed program
- Have your questions answered

Refreshments will be served.

Call Tempe Community Council for more information (480) 858-2300

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