

Truckee Pilot Navigation Center



**NEVADA
COUNTY**
CALIFORNIA



Tahoe Truckee Homeless Action Coalition:

Working together to Prevent and End Homelessness in the Truckee-Tahoe region

Accomplishments to date:

- 2025 Homeless Action Plan
- Decision to focus on a navigation center model with a goal of providing services this winter
- Significant community outreach to build support for the navigation center model

Coalition Partners:

- Fellowship of Compassion
- Nevada County
- North Tahoe Truckee Homeless Services, AMI Housing
- Placer County
- Sierra Community House
- Tahoe Forest Hospital Health Systems
- Tahoe Truckee Community Foundation
- Town of Truckee
- Truckee Chamber
- United for Action
- Truckee Library

Pilot Navigation Center

- **Location:** 1235 Deerfield Drive
- **Number served:** 16 beds plus day services
- **Services:**
 - Case management,
 - Meals
 - 6 interim beds (longer term, individual spaces)
 - 10 congregate shelter beds
 - Other needed County and partner services



1 Year Navigation Center Pilot Project Budget

REVENUE	
Town of Truckee	360,000
Nevada County	360,000
Tahoe Forest Hospital	360,000
Placer County	75,000
TTCF grant	200,000
Community + Church Giving Goal	132,057
TOTAL	1,487,057

EXPENSES	
Lease/Rent	170,589
Tenant Improvements	37,250
Utilities	19,000
Insurance/Prop Tax	30,000
VOA Contract	1,118,380
Operations Contingency 10%	111,838
Total	1,487,057

Lease

12315 Deerfield Drive - entire building (can sub-lease half if appropriate entity is identified)

1 year lease at \$1.75/SF plus CAM

County has first right of refusal to purchase the property

If purchase is not possible, County will have the option to lease for (2) additional one-year terms

Owner splitting costs of Tenant Improvements

Next steps

Request today to enter into the following agreements:

- Revenue contracts with Town of Truckee and Tahoe Forest Hospital
- Contract with Volunteers of America to operate the facility
- Lease agreement with Daniel Fraiman

Architect design and permitting for tenant improvements in process

Actual tenant improvements happen after lease is finalized

Volunteers of America is actively recruiting staff

Targeting early 2026 opening date

Future revenue contracts with Placer County and Fellowship of Compassion

Questions?



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