



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-5000

OFFICE OF PUBLIC AND INDIAN HOUSING

Special Attention of:
Office Directors of Public Housing;
Regional Directors; Public Housing
Agencies.

PIH Notice 2019-08

Issued: April 18, 2019

Expires: This notice remains in effect until amended, superseded, or rescinded

Cross References: PIH Notice 2018-09, PIH Notice 2019-01/H-2019-02, PIH Notice 2018-02, PIH Notice 2015-17, PIH Notice 2015-16, PIH Notice 2018-12, PIH Notice 2017-06, PIH Notice 2013-28, PIH Notice 2011-28

SUBJECT: Implementation of the Federal Fiscal Year (FFY) 2019 Funding Provisions for the Housing Choice Voucher Program

1. **Purpose.** This Notice implements the Housing Choice Voucher (HCV) program funding provisions of the Consolidated Appropriations Act, 2019 (P.L. 116-6), referred to hereafter as “the 2019 Act,” enacted on February 15, 2019. The 2019 Act establishes the allocation methodology for calculating housing assistance payments (HAP) renewal funds, new incremental vouchers and administrative fees.
2. **Organization.** This Notice is grouped into two parts. Sections 3 through 15 describe the funding made available under the 2019 Act and the Department of Housing and Urban Development’s (HUD) implementation of the provisions related to the allocation of that funding. Sections 16 through 22 provide other important information regarding the administration of the public housing agency’s (PHA’s) HCV program.
3. **Summary.** The HCV program is HUD’s largest rental assistance program. Funding is provided through the 2019 Act, which HUD allocates to PHAs in accordance with such Act as described in this Notice.

The 2019 Act requires the Department to provide renewal funding based on validated Voucher Management System (VMS) leasing and cost data for the prior calendar year (CY) (January 1, 2018 – December 31, 2018).

In CY 2019, the amount Congress appropriated to fund the HCV program is broken down in the amounts and sections of the Act as follows:

CY 2019 Appropriations

HAP Renewal Funding	\$20,313,000,000
Tenant Protection Vouchers ¹	\$85,000,000
Administrative Fees	\$1,886,000,000
Mainstream Program	\$225,000,000
Tribal HUD-VASH Renewals	\$4,000,000
Veterans Affairs Supportive Housing	\$40,000,000
Family Unification Program	\$20,000,000
Mobility Demonstration	\$25,000,000
Total Available CY 2019 Appropriations	\$22,598,000,000

This notice provides information on how HUD calculates HAP renewal funding for each PHA's HCV program. In addition, each PHA received a funding letter with the individual PHA's specific funding calculations attached. If a PHA has questions related to the calculations or this Notice, the PHA should contact its Financial Analyst (FA) at the Financial Management Center (FMC).

PHAs are encouraged to pay particular attention to the set-aside funding provisions (listed in Section 5 and **Appendix E**, *Application for \$100 Million Set-Aside for Categories 2a – Unforeseen Circumstances; 2b – Portability; 3- Project-Based Vouchers; and/or 4 – HUD-VASH*) of this Notice.

- 4. Calculation of CY 2019 HAP Renewal Funding.** The 2019 Act requires that HUD apply a re-benchmarking renewal formula based on validated leasing and cost data in VMS for **CY 2018** (January 1, 2018 to December 31, 2018) to calculate each PHA's renewal allocation. The renewal provisions of the Act are stated in **Appendix A**, *Consolidated Appropriations Act, 2019 (Public Law 116-6)*.

HUD is providing renewal funding as follows:

Step 1: A new HAP funding baseline is established based on all validated leasing and cost data (not to exceed unit months available under the Annual Contributions Contract

¹ The 2019 Act specifies the following uses for the \$85 million: "section 8 rental assistance for relocation and replacement of housing units that are demolished or disposed of pursuant to section 18 of the Act, conversion of section 23 projects to assistance under section 8, the family unification program under section 8(x) of the Act, relocation of witnesses in connection with efforts to combat crime in public and assisted housing pursuant to a request from a law enforcement or prosecution agency, enhanced vouchers under any provision of law authorizing such assistance under section 8(t) of the Act, Choice Neighborhood vouchers, mandatory and voluntary conversions, and tenant protection assistance including replacement and relocation assistance or for project-based assistance to prevent the displacement of unassisted elderly tenants currently residing in section 202 properties financed between 1959 and 1974 that are refinanced pursuant to Public Law 106-569, as amended..."

(ACC)) in VMS for CY 2018.²

Step 2: As required by the 2019 Act, HUD adjusts allocations for the first-time renewals of tenant protection vouchers and special purpose vouchers, such as Veterans Affairs Supportive Housing (VASH) vouchers, for which the initial increment expires in CY 2019. Affected PHAs' renewal funding allocation enclosures indicate the amount of additional funding provided for CY 2019 for first-time increments not initially funded for twelve months. Note: Reissuance of vouchers originally issued to families under the Disaster Voucher Program/Disaster Housing Assistance Payments-IKE (DVP/DHAP-IKE) is not permitted. For DVP/DHAP-IKE vouchers, as with vouchers issued under the sunset provisions identified in Section 6 of [PIH Notice 2018-09](#), affected PHAs' Consolidated Annual Contributions Contract (CACC) unit authorizations and CY 2019 renewal funding allocations reflect a reduction in units based on the number of such families under assistance as reported in VMS as of December of 2018.

Step 3: The Renewal Funding Inflation Factor, adjusted for localities, is applied to the PHA's calculated 12-month renewal requirement after all adjustments have been applied under Steps 1 and 2 above. The Renewal Funding Inflation Factors that HUD uses to reflect inflation are published by HUD's Office of Policy, Development and Research at <https://www.huduser.gov/portal/datasets/rfif/rfif.html>.

Step 4: HUD determines the total HAP renewal funding eligibility for all PHAs and compares that amount to the total HAP renewal funds available, per the 2019 Act, to determine a proration factor. This proration factor is then applied to each PHA's CY 2019 eligibility. A proration of less than 100% is applied if the nationwide eligibility exceeds the available HAP renewal funding.

Step 5: The 2019 Act provides that HUD may offset PHAs' (including Moving to Work (MTW) PHAs') CY 2019 allocations based on the excess amounts of PHAs' Restricted Net Position (RNP), including HUD-held program reserves (in accordance with VMS data in CY 2018 that is verifiable and complete), as determined by the Secretary. PIH will perform a small offset for reallocation in CY 2019 to ensure the national HAP proration is at or above 99.5% and to prevent the termination of rental assistance for families as the result of insufficient funding. The portion of the offset used to prevent the termination of assistance will supplement the funds provided for the shortfall prevention category within the \$100 million set-aside (discussed in Sections 5 and 13). Detailed calculations of the offsets will be provided to PHAs in the renewal allocation enclosure. Offsets will come from excess program reserves reconciled December 31, 2018 and will protect nine categories of eligibility. **Appendix B** to this notice, *CY 2019 Offset Reallocation*, is an example of the offset enclosures that will be provided to PHAs and specifically describes this calculation as well as the protected categories of eligibility.

² In those rare instances where vouchers were transferred from one PHA to another during the re-benchmarking period, the leasing and cost data of the PHAs will be adjusted to ensure that the leasing and costs represented by the transferred vouchers are properly accounted for in the eligibility determinations.

5. **Set-aside of up to \$100 million to Adjust PHA Allocations.** The Department has authority to provide adjustments to PHAs for the categories outlined below. Awards will be made to eligible PHAs in accordance with need, as determined by HUD, following an application by the PHA as described in Section 13 of this Notice. Awards could be reduced, in whole or in part, if PHAs have available reserves (RNP and/or HUD-held reserves) above a reasonable threshold, as defined by the Secretary, and/or prorated if the \$100 million is insufficient to cover all awards. Additionally, the Department reserves the right to fund one, some, or all the categories.

Set-Aside Categories:

- Category 1: **Prevention of Terminations Due to Insufficient Funding**
- Category 2a: **Unforeseen Circumstances**
- Category 2b: **Portability Cost Increases**
- Category 3: **Project-Based Vouchers**
- Category 4: **HUD-VASH**

The above numbering of the categories does not reflect priority; however, HUD reserves the right to prioritize or limit Category 1: Prevention of Terminations Due to Insufficient Funding.

Please refer to Section 13 of this Notice for more details about the set-aside categories, eligibility requirements and submission deadlines.

6. **Tenant Protection Vouchers.**

- a. **Definition.** Tenant Protection Vouchers (TPVs) are provided to protect HUD-assisted families from hardship as the result of a variety of actions that occur in HUD's Public Housing (Low-Rent) and Multifamily Housing portfolios. In addition to assisting individual families, in many cases TPVs mitigate the loss of HUD-assisted housing units in the community because these TPVs become part of the PHA's HCV program and may be reissued to families on the PHA's waiting list upon turnover.
- b. **Funding.** As noted above, the 2019 Act provides \$85 million for Tenant Protection Vouchers (TPVs).
- c. **Continued Applicability of PIH Notice 2018-09.** For additional programmatic and policy guidance related to TPVs, please refer to Section 6 of the 2018 Implementation Notice, PIH Notice 2018-09, *Implementation of the Federal Fiscal Year (FFY) 2018 Funding Provisions for the Housing Choice Voucher Program*.
- d. **Vacant Units (new policy).** In addition to providing replacement vouchers for occupied units, as described in PIH Notice 2018-09, HUD will also provide replacement TPVs for

vacant units that were occupied within the previous 24 months and are no longer available as assisted housing, subject to the availability of funding.³ The examples below explain how this policy will work:

- i. ***For Public Housing Actions***, it is vacant units that were occupied within the previous 24 months from the time of the Special Application Center (SAC) or Choice Neighborhoods Initiative (CNI) approval. For example: on February 1, 2019, PHA A was approved for demolition/disposition of 25 public housing units. Of 25 units in property A, 5 of those units were last occupied on February 1, 2017. The remainder of the units continue to be occupied. Replacement TPV funding may be provided for all 25 units (vacant and occupied) because the 5 vacant units were last occupied less than 24 months from the SAC approval.
 - ii. ***For Multifamily Housing Actions***, it is vacant units that were occupied within the previous 24 months from the eligibility event. For example: on February 1, 2019, the prepayment of a section 236 mortgage in property A triggered eligibility for TPVs. Of 25 units in property A, 5 were last occupied on February 1, 2017. The remainder of the units continue to be occupied. Replacement TPV funding may be provided for all 25 units (vacant and occupied) because the 5 vacant units were last occupied less than 24 months from the eligibility event.
- e. **TPV Set-Aside.** The 2019 Act provides that \$5,000,000 of the \$85,000,000 appropriated for TPVs may be set-aside to provide TPVs to certain at-risk households in low-vacancy areas.

On February 15, 2019, HUD issued [PIH Notice 2019-01/H-2019-02](#), *Funding Availability for Set-Aside Tenant Protection Vouchers*.

PIH Notice 2019-01/H 2019-02: 1) replaces a similar [PIH Notice 2018-02](#) for FY17 TPV set-aside funding, 2) makes available \$ 5,000,000 from CY 2018 appropriations for TPV set-aside purposes, and 3) announces that HUD will no longer issue TPV set-aside notices annually unless appropriations language changes. Under this new process, after enactment of an appropriations act, HUD will review the TPV account to determine whether TPV set-aside authority remains, and the same terms and conditions apply to the set-aside. If this determination is made, HUD will continue to use PIH Notice 2019-01. This process should eliminate delays in providing set-aside funding while new notices are developed.

HUD has made the required determination listed in the preceding paragraph. Therefore, HUD will continue to use PIH Notice 2019-01/H 2019-02 to make available any remaining set-aside funds from the 2018 Act, and the funds appropriated in the 2019 Act.

TPV Funding. HUD generally issues TPVs based on the average per unit cost (PUC) in the PHA's HCV program. However, if a PHA has concerns regarding the sufficiency of

³ This provision is only applicable to replacement TPVs. Relocation TPVs are provided only for occupied units at the time the TPV application is submitted to HUD.

the funding based on PUC, the PHA can request higher TPV funding. PIH will provide separate guidance on this, to include the required documentation and timeframe to request such higher TPV funding. In the meantime, any inquiries about TPVs' PUC considered, please direct them to the FMD mailbox at PIH_Conversion_Actions@hud.gov.

7. **Funding for Administrative Costs.** The 2019 Act provides **\$1,886,000,000** for administrative expenses of PHAs administering the voucher program (see Appendix A for Appropriations text). Of the appropriated amount, approximately **\$1,856,000,000** will be available for ongoing administrative fees and fees for new vouchers and up to **\$30,000,000** will be made available to allocate to PHAs that need additional funds to administer their Section 8 programs.

A. Ongoing Administrative Fees and Administrative Fees for New Vouchers.

Ongoing administrative fees and administrative fees for new vouchers are allocated based on leasing. These administrative fees are calculated for CY 2019 as provided for by Section 8(q) of the United States Housing Act, and related Appropriation Act provisions, as in effect immediately before the enactment of the Quality Housing and Work Responsibility Act (QHWRA) of 1998 (Public Law 105-276). Under this calculation, PHAs are allocated a fee amount for each voucher that is under HAP contract as of the first day of each month. Administrative fees for new incremental vouchers are also allocated based on leasing.

1. **Proration and Reconciliation of Administrative Fees:** HUD has developed and posted administrative fee rates for each PHA to enable PHAs to calculate potential fee eligibility. Use the link below to access them:
http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/hcv

HUD disburses administrative fees to PHAs each month based on actual leasing reported in VMS in prior months. Each PHA's administrative fee eligibility is reconciled after every quarter based on actual reported leasing, adjusted by an estimated proration based on total annual funding for administrative fees. HUD determines the estimated proration level by comparing each quarter's national eligibility for administrative fees to 1/4th of the appropriated amount available for ongoing administrative fees. HUD will disburse any amount due to the PHA and will offset any amount due from the PHA via a reduction from a subsequent administrative fee payment. A final reconciliation will be completed after the December 2019 leasing data is reported in VMS, at which time the final proration for the CY will be determined.

2. **Blended Rate Administrative Fees and Higher Administrative Fee Rates:**

- a. **Blended Rate Administrative Fees:** PHAs serving multiple

administrative fee areas may, in lieu of the fee determined for their agency, request a blended rate based on the actual location of their assisted units. The blended rate will be used for the entire CY 2019.

How to Submit Requests (*new*): PHAs can choose between submitting requests via electronic mail (e-mail) or via regular mail but shall **not** submit requests using both methods. This would result in duplicate applications and may delay HUD's review and processing of the request(s).

Where to Submit Requests: PHAs must submit their request in writing to the following physical address:

i. Hard Copy Requests via Regular Mail:

**U.S. Department of Housing and Urban Development
Office of Housing Voucher Programs
HCV Financial Management Division
Attn: Miguel A. Fontáñez, Director, Room 4226
451 7th Street, S.W.
Washington, DC 20410**

-OR-

ii. Electronic Mail (email) Requests:

PHA requests for Blended Rate Fees may be submitted to the Department at the following mailbox: PIHFinancialManagementDivision@hud.gov

The subject line of the e-mail must read as follows:

PHA Number, Request for Blended Rate Administrative Fees (e.g. TX001, *2019 Request for Blended Rate Administrative Fees*)

Deadline to Submit Requests: Requests for Blended Rate Administrative Fees must be received **no later than 5 p.m. Eastern Time, Friday, May 31, 2019.**

b. Higher Administrative Fee Rates: A PHA that operates over a large geographic area, defined as multiple counties, may request higher administrative fees. An approved higher administrative fee rate will apply only to CY 2019. The PHA will be required to submit evidence of actual costs at the end of the CY to enable HUD to determine if the entire approved increase was needed. Excess funds will be offset by HUD via a reduction in a future disbursement.

Submission Requirements for Higher Administrative Fee Rates (*New*):

To request higher fees, an agency must submit the following financial documentation to the PHA's assigned FA at the FMC:

- Actual Unrestricted Net Position (UNP) (formerly referred to as Unrestricted Net Assets or administrative fee reserves) balance as of December 31, 2018.
- Actual administrative costs for the HCV program for CY 2018 in sufficient detail to allow for review.
- The PHA's CY 2019 HCV program administrative budget, including anticipated reasonable and necessary administrative costs broken out in sufficient detail to allow for review (positions and salaries, detailed travel costs, overhead and pro-rations, etc.). There is no HUD form, nor a mandated format, for this budget.
- An explanation of why the unit month and budget authority utilization in CY 2018 was below 95 percent of available for renewal units (if this occurred).
- Certification that the PHA has made withdrawals from the Administrative Fee reserves per official guidance provided in [PIH Notice 2015-17: Uses and Reporting of Admin Fee Reserves](#). Should there be no withdrawals at this point, a statement that none were made is required.
- An explanation as to why the projected CY 2019 administrative fees are insufficient to cover expected program operating costs.
- Certification by the chief executive of the PHA that the data is accurate.

HUD reserves the right to reduce the documentation required.

In order to request a higher administrative fee rate, PHAs must provide the above information to their assigned FA at the FMC. The required information must be received **no later than 5 p.m. Central Time, Friday, May 31, 2019**.

i. Electronic Mail (email) Requests: PHA requests for a higher administrative fee rate may be submitted to the Department at the following mailbox:

FinancialManagementCenter@hud.gov. Subject line must read as follows: **PHA Number**, (e.g. TX001) *2019 Request for Higher Administrative Fee*.

-OR-

ii. Hard Copy Requests via Mail: PHA requests may be submitted to the Department at the following physical address:

**U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
Financial Management Center
2380 McGee Street, Suite 400
Kansas City, Missouri 64108**

B. Special Fees. As stated above, HUD will make up to \$30,000,000 available to allocate to PHAs that need additional funds to administer their Section 8 programs. A portion of the \$30,000,000 set-aside may be used for on-going administrative fees to increase the national fee proration, should HUD determine during the course of the CY that the entire \$30,000,000 may not be needed for extraordinary costs. HUD will consider requests for other unanticipated increases in Administrative Fees on a case-by-case basis. Please note that requests for additional fees because of a lower national fee proration will not be accepted. These funds may be provided for the following non-exclusive purposes:

- 1. HCV Homeownership Fees:** HUD provides a \$200 special fee for every homeownership closing reported in PIC for HCV families who have become homeowners through the HCV Homeownership program, MTW Homeownership program and the Family Self-Sufficiency program (HCV only). These special fees are allocated to the PHAs administering the vouchers, or FSS participation, after the homebuyers' closings are reported in PIC and closing dates are provided confirmed to the FMC staff. PHAs do not need to apply for these funds as HUD provides these fees automatically based on PIC data and closing dates confirmations. HUD will also fund a one-time \$500 special fee for each newly created HCV Homeownership Program at any PHA in CY 2019.
- 2. Special Fees for PHAs that Administer TPVs in Connection with Multifamily Housing Conversion Actions:** For multifamily housing conversions, a special (one-time) fee of \$200 will be provided for each unit **occupied** on the date of the eligibility event. PHAs do not need to apply for these funds as HUD provides these fees automatically based on PIC data. This special fee will also be allocated to PHAs that agree to administer vouchers on behalf of a Multifamily Choice Neighborhoods Grantee.
- 3. Special Fees for Portability:** Receiving PHAs with numbers of portability vouchers that comprise a significant portion of their vouchers under lease are eligible for a special fee. PHAs must have been administering a number of port-in vouchers equal to 20% or more of the PHA's total number of leased vouchers as of December 31, 2018 to be eligible for special portability fees. For each eligible port-in voucher, the receiving PHA will receive 12 months of funding equal to **15%** of the PHA's 2019 Column A rate for administrative fees. This is a one-time award of special fees and will be calculated based on PHA portability data found in PIC for actions through December 31, 2018 and leased data from the VMS as of December 31, 2018 (from the same VMS database used to determine the 2019 HCV renewal allocations). PHAs do not need to apply for these funds as HUD provides these fees automatically based on PIC data and the VMS data used for the 2019 renewal allocation. PHAs are advised of the deadline date of **no later than 5 p.m. Eastern Time, Wednesday, May 15, 2019** to ensure all PIC data is updated and successfully submitted.

- 4. Special Fees for Audit Costs for Declaring Major HCV Programs per Notice 2015-16, and for HCV Voluntary Transfers per PIH Notice 2018-12:** Please refer to Section 4, [PIH Notice 2015-16: Financial Reporting requirements for the HCV Program Submitted through the Financial Assessment Subsystem \(FASS\) for Public Housing and the Voucher Management System \(VMS\)](#), and Section 6, [PIH Notice 2018-12: Process for PHA Voluntary Transfers and Consolidations of Housing Choice Vouchers, Mainstream Vouchers, PBV and Project-Based Certificates](#), for the eligibility requirements and process to request special fees under this category.

PIH Notice 2015-16, Section 4. For those general purpose governments that have not declared their HCV related programs as a major fund for financial statement purposes or as a major enterprise fund under Code of Federal Regulations (CFR), Title 2, Subtitle A, Chapter II, Part 200, Subpart F; Audit Requirements, the audit obtained may not be sufficient for HUD to properly monitor its financial and compliance interest in these entities.

Therefore, for HUD to gain an acceptable level of assurance, these PHAs may be directed to procure Independent Public Accountant (IPA) services for financial and compliance procedures as specified by the Department. This additional work is normally completed as part of the audit and is specifically known as “Auditor Agreed Upon Procedures”. Annually, these PHAs must contact the PIH Office of Housing Voucher Programs (OHVP), Financial Management Division (FMD) at PIHFinancialManagementDivision@hud.gov in order to confirm whether they must procure an IPA service. If the PIH OHVP, FMD determines that IPA services must be performed, the Department will provide set-aside funding, if available, to reimburse the agency for any additional audit costs unless sufficient UNP exists, in which case these funds may be used for the special purpose audit cost.

PIH Notice 2018-12, Section 6. While reviewing the transfer of UNP to the receiving/consolidated PHA, the HUD Field Office will ensure the divesting PHA has properly procured and entered into a contract with an independent public accountant to conduct its close-out audit, and has the funds available to cover it HUD may assign extraordinary administrative fees (EAF), subject to availability of funds and justifiable circumstances, from the Administrative Fee set-aside funds to cover close-out audit costs and may conduct a final close-out or forensic audit of a divesting PHA, either prior to or following to the transfer/consolidation. The HUD Field Offices must contact the Housing Voucher Financial Management Division at PIHFinancialManagementDivision@hud.gov to confirm availability of extraordinary administrative fees (EAF); however, the divesting PHA’s available administrative fee, UNP, and/or other non-federal funds must be considered first and restricted for this purpose.

- 5. Special Fees Needed for Administration of Section 8 Tenant-Based Rental Assistance Program:** PHAs experiencing increased administrative expenses, including as a result of administration of tenant protection rental assistance, disaster related vouchers, HUD-VASH vouchers, and other special purpose

incremental vouchers can request special fees. PIH will provide a separate Appendix and guidance for submitting special fee requests to the Financial Management Division under specified categories. This guidance will be provided to PHAs via email notification at a later date and will include deadlines for submissions.

The Department reserves the right to fund one, some, or all the categories.

8. **Veterans Affairs Supportive Housing (VASH) Funding.** The 2019 Act provides **\$40,000,000** for new incremental vouchers for the VASH program. As provided by the 2019 Act, vouchers will be awarded based on geographic need and PHA administrative performance. HUD will issue comprehensive guidance on the 2019 VASH allocation at a later date.
9. **Tribal HUD-VASH Renewals.** The 2019 Act provides **\$4,000,000** for rental assistance and associated administrative fees for Tribal HUD-VA Supportive Housing to serve Native American veterans that are homeless or at-risk of homelessness living on or near a reservation or other Indian areas. Guidance on the Tribal HUD-VASH program is provided by HUD's Office of Native American Programs.
10. **Mainstream Program.** The 2019 Act provides **\$225,000,000** for renewal funding and administrative fees for Mainstream units. The renewal funding will be re-benchmarked during CY 2019. Renewals are calculated based on validated Mainstream program leasing and HAP expenses reported in VMS for the period January 1 to December 31, 2018 (CY 2018). PHA funding is limited to such CY eligibility and HUD-held mainstream reserves. As with the regular voucher program, PHAs may not over-lease. (See Section 21 for more information on over-leasing.) The 2019 Appropriations Act further clarifies that all existing Mainstream voucher assistance shall be provided to non-elderly persons with disabilities upon turnover. A forthcoming notice will provide further guidance.

Administrative fees are disbursed based on the most recent Mainstream program leasing data in VMS and fee reconciliations are performed on a quarterly basis. In addition, the 2019 Act requires that the administrative and other non-HAP expenses of the PHAs administering these vouchers shall be funded under the same terms and be subject to the same pro rata admin fee reductions that apply to all other PHAs administering vouchers under the HCV program. Consistent with the HCV program, PHAs are no longer eligible to receive reimbursement for hard-to-house fees and audit costs.

The 2019 Act also provides that any funds remaining available after funding renewals and administrative expenses shall be available for incremental tenant-based Mainstream assistance for non-elderly persons with disabilities. HUD plans to award a portion of the funding made available through the CY 2018 and CY 2019 Appropriations Acts through a Notice of Funding Availability to be published later in 2019.

- 11. Family Unification Program (FUP).** The 2019 Act provides **\$20,000,000** for new incremental voucher assistance for the FUP. HUD plans to award the funding through a 2019 FUP Notice of Funding Availability (NOFA) to qualified applicants.

The 2019 Act also provides that any PHA administering voucher assistance appropriated in a prior Act under the FUP that determines that it no longer has an identified need for such assistance upon turnover, shall notify the Secretary, and the Secretary shall recapture such assistance from the agency and reallocate it to any other PHA(s) based on need for FUP voucher assistance. HUD will implement this provision through guidance at a later date.

- 12. Mobility Demonstration.** The 2019 Act provides **\$25,000,000** for a mobility demonstration. The purpose of the demonstration is to enable PHAs to administer HCV assistance in a manner designed to encourage families with children to move to lower poverty areas and expand access to opportunity areas. The Department will publish a separate *Federal Register* notice to implement the mobility demonstration and announce the competition for funding.

- 13. Instructions for Applying for Funds within the \$100 Million HAP Set-Aside.**

HOW TO SUBMIT REQUESTS - PHAs can choose between submitting requests via electronic mail (e-mail) or via regular mail but **shall not submit their request(s) using both methods** as this would result in duplicate applications for the same funds and may delay HUD's review and processing of the request(s).

- **Electronic Mail (email) Requests:** PHA requests, with the appropriate signed **Appendices D, E, F, and G**, along with all required documentation and calculations (if applicable) may be submitted to the Department at the following mailbox: 2019Set-AsideApplications@hud.gov.

The subject line of the e-mail must include the following: **PHA Number, 2019 Set-Aside Application** (e.g. TX001, *2019 Set-Aside Application*)

-OR-

- **Hard Copy Requests via Mail:** PHA requests, with the appropriate signed **Appendices D, E, F, and G**, along with all required documentation and calculations (if applicable) may be submitted to the Department at the following physical address:

**U.S. Department of Housing and Urban Development
Office of Housing Voucher Programs
HCV Financial Management Division
Attn: Miguel A. Fontánez, Director, Room 4226
452 7th Street, S.W.
Washington, DC 20410**

HUD encourages electronic delivery via email. If your PHA chooses to submit via hard copy, it is recommended that requests be sent using overnight delivery (USPS Express Mail, UPS, Fed Ex, DHL, etc.) that requires signature upon delivery. Hand-delivered or standard delivery mail will be accepted. It is important to note that non-expedited mail (including Priority Mail from the Postal Service) has no guaranteed delivery time and is subject to the Department's security screening, which can delay delivery. Requests will only be accepted at the above locations (email box or physical address only). Requests delivered to other locations **will not** be accepted. Requests not received on time **will not** be processed. Faxes **will not** be accepted.

HUD reserves the right to request missing signatures from Set-Aside application forms (Appendices D, E, F, and/or G). HUD does not accept revised applications or augmentations after the submission deadline.

SET-ASIDE CATEGORIES AND ELIGIBILITY AND SUBMISSION REQUIREMENTS:

A. Category 1 – Shortfall Funds

This category of HAP set-aside is for PHAs that, despite taking reasonable cost savings measures as determined by the Secretary, would otherwise be required to terminate participating families from the program due to insufficient funds. Note that there are two scenarios related to shortfalls for which PHAs may be eligible for funding under this category.

To be eligible for funding under this category, the PHA must meet the criteria outlined below for either a) Shortfall Scenario 1 or b) Shortfall Scenario 2 and must submit 2019 Appendix D – Application for Category 1-Shortfall Funds and PHA Certification of Reasonable Cost Savings Measures Undertaken to Prevent Termination of HCV Participants Due to Insufficient Funds.

Shortfall Scenario 1: This scenario is for PHAs **already in an-SPT (Shortfall Prevention Team) confirmed shortfall**. See **Appendix D** for the applicable certification language.

Shortfall Scenario 2: This scenario is for those PHAs that are not currently in an SPT-confirmed shortfall position but are later determined to be in one, despite managing their HCV program budgets in a reasonable and responsible manner. Under this scenario, the Department will review each application on a case-by-case basis to determine if the PHA is eligible for funding under this category. The PHA signature at the bottom of **Appendix D** indicates that the PHA agrees to comply with all SPT-directed cost savings measures.

Note: In determining a shortfall and the amount of funding to be provided, HUD will use the **Two-Year Forecasting Tool**. PHAs should refer to **Appendix C** of the Notice, which provides the criteria HUD will use to determine if the PHA has a HUD-confirmed shortfall and the calculation of the shortfall amount. HUD's Two-

Year Forecasting Tool and the instructions for it can be found through a link on the [Office of Housing Vouchers](#) website.

In egregious situations, as determined by HUD, HUD reserves the right to further require a PHA to rescind recently issued vouchers to attain full set-aside eligibility.

PHAs with specific questions related to the calculation and determination of a HUD-confirmed shortfall should contact the SPT at: 2019ShortfallInquiries@hud.gov. The subject line of the e-mail must include the PHA's number (for example, TX123).

SUBMISSION: Appendix D as applicable

DEADLINE: The application period will remain open. PHAs may apply or re-apply at any time during the application period. PHAs that receive set-aside funds based on their current HAP costs may find it necessary to apply for additional set-aside funds. Similarly, PHAs that do not initially anticipate a shortfall because they have suspended leasing and expect to decrease leasing by attrition may apply later if the attrition fails to resolve their shortfall. PHAs should still be in contact with the HUD field office and SPT in cases where the PHA anticipates attrition will solve the shortfall.

Other Categories (2a, 2b, 3 and 4a, 4b): PHA requests for funds under one or more of the other categories (2a, 2b, 3, and/or 4) shall be combined on **Appendix E** of this Notice – Application for \$100 Million Set-Aside for Category(ies) 2a – Unforeseen Circumstances, 2b – Portability, 3 – Project-Based Vouchers, and 4a and 4b HUD-VASH.

- B. Category 2a -Unforeseen Circumstances:** PHAs should be aware that an unforeseen circumstance is an occurrence within or after the re-benchmarking period which the PHA could not reasonably have anticipated and which was out of the PHA's control.

SUBMISSION: To be eligible for funding under this category, a PHA must submit the following:

- a. **Appendix E Application for \$100 Million Set-Aside for Category 2a – Unforeseen Circumstances;**
- b. Written narrative detailing the unforeseen circumstances that occurred during or after the CY 2018 re-benchmarking period that have significantly increased renewal costs;
- c. Evidence to support the narrative; and
- d. PHA calculation of the increased costs for CY 2019.

For applications under the unforeseen circumstances category 2a, it is important to note that PHAs must submit all items (a. through d.) above by the application

deadline for the application to be considered. **Failure to provide any of the required documents, including the PHA calculation of the increased costs, will result in denial of the application.**

DEADLINE: No Later than 5 p.m. Eastern Time, Friday, May 31, 2019

- C. **Category 2b -Portability**: To be eligible for funding under this category, the PHA must have experienced a significant increase in renewal costs due to portability for tenant-based rental assistance under Section 8(r) of the Act. To calculate eligibility under this category, the Department will compare the average HAP Per Unit Cost (PUC) for the re-benchmarking period (1-1-2018 to 12-31-2018) to the average Port-out Vouchers HAP PUC based on year-to-date reporting in PIC (probably April 2019). If the portability average HAP exceeds 110% of the program-wide average HAP PUC for the re-benchmarking period, the PHA will be eligible for set-aside funding. The difference between the portability average PUC and 110% of the program-wide average PUC is multiplied by the year-to-date total unit months leased (UML) for the “Port Vouchers Paid” reported in PIC, extrapolated to 12 months.

SUBMISSION: The Department calculates eligibility under this category, therefore, no additional documentation will be required or accepted other than **Appendix E**, which must be completed, signed and submitted by the deadline date.

DEADLINE: No Later than 5 p.m. Eastern Time, Friday, May 31, 2019

- D. **Category 3 -Project-Based Vouchers**: To be eligible for funding under this category, a PHA must show that vouchers were withheld from use during the CY 2018 re-benchmarking period to be available to meet a commitment for project-based voucher (PBV) assistance under Section 8(o) (13) of the Act. Adjustments only apply to vouchers withheld pursuant to a PBV Agreement to Enter into a Housing Assistance Payments Contract (AHAP) for newly constructed or rehabilitated housing. Adjustments do **not** apply to existing housing, as there is no waiting period for existing housing PBV commitments and accordingly, there is no need to withhold vouchers for such commitments. Adjustments will not be made under any circumstances for units under an AHAP commitment that, when added to units under lease for CY 2018, exceed the PHA’s baseline units under ACC for CY 2018. (The PHA would not have been able to lease those withheld vouchers during CY 2019 due to the restriction on over-leasing.)

SUBMISSION: PHAs are to submit the documents below as follows:

1. **(AHAP):** For **each** project-based voucher commitment for which a request is being made under this category, the PHA **must provide, from Part 1 of the executed Agreement to Enter into a HAP Contract (AHAP) for New Construction/Rehabilitation** (<https://www.hud.gov/sites/documents/52531A.PDF>), the following:

- a. The page which identifies the parties to the AHAP (both the Housing Authority and the owner);
 - b. Identification of the project;
 - c. Section 1.1A which identifies the effective date of the agreement;
 - d. Section 1.1B which identifies the date of the commencement of the work;
 - e. Section 1.1C which identifies the time for completion of the work;
 - f. Exhibit C which identifies the units by size and applicable initial contract rents for the units to be project-based;
 - g. If the project is to be completed in stages: Exhibit E that identifies the schedule of completion of stages (if applicable). (This exhibit shall identify the units in each stage.); and
 - h. Signature page that provides the signature of both the Housing Authority and the owner and the dates the AHAP was signed.
2. **(HAP Contract):** Additionally, if the Housing Assistance Payment (HAP) Contract **has been executed** by the time of the submission, the PHA **must provide, from Part 1 of the HAP Contract for New Construction or Rehabilitation** (<https://www.hud.gov/sites/documents/52530A-1.PDF>), the following:
- a. The page which identifies the parties to the HAP Contract (both the Housing Authority and the owner);
 - b. Exhibit A which identifies the total number of units in the project covered by the HAP Contract; the initial Contract Rent to owner, and the number and description of the contract units;
 - c. If the project is to be completed in stages: in addition to the items described in 2. above, Exhibit A must also identify the units to be completed in each phase covered by the HAP Contract;
 - d. Exhibit B which identifies the services, maintenance and utilities to be provided by the owner;
 - e. Exhibit C which identifies the utilities available in the contract unit, including a listing of utility services to be paid by the owner (without charges in addition to the rent to owner) and utilities to be paid by the tenant;
 - f. Section 2a which identifies the initial term of the contract; and
 - g. Signature page which provides the signature of both the Housing Authority and the owner and the dates the HAP was signed.
3. **Signed Appendix E** (Application for \$100 Million Set-Aside for Category 3 – *Project-Based Vouchers*)
4. **Completed and signed Appendix F**, *Project-Based Commitment Data – Calendar Year 2018* (for each project-based commitment).
5. **Completed and signed Appendix G**, *PBV Data* (for each project-based commitment).

DEADLINE: No Later than 5 p.m. Eastern Time, Friday, May 31, 2019

NOTE: If the HAP Contract has not been executed, the PHA must state that the HAP Contract has not yet been executed.

E. Category 4 -HUD-VASH: For PHAs administering VASH vouchers that can demonstrate a need for adjustment funding for at least one of the following situations:

1. ***Per Unit Cost Increase:*** For PHAs whose program-wide funded CY 2019 HAP PUC is less than their current VASH HAP PUC, based on their latest VASH HAP expenses in CY 2019. The Department will calculate eligibility under this category.

SUBMISSION: No additional documentation will be required or accepted other than a completed and signed Appendix E.

DEADLINE: No Later than 5 p.m. Eastern Time, Friday, May 31, 2019

2. ***Leasing Increase:*** For PHAs whose total VASH leasing for CY 2019 will exceed the leasing level included in their renewal funding, plus the leasing that will be supported by the RNP and HUD-held program reserves, the Department will calculate eligibility under this category.

SUBMISSION: No additional documentation will be required or accepted other than a completed and signed Appendix E.

DEADLINE: No Later than 5 p.m. Eastern Time, Friday, May 31, 2019

Quick Reference and Timeline Sheet for HAP Set-Aside Funds:

Category	Deadline	PHAs must submit
1. Shortfall Funds	Will remain open	<ul style="list-style-type: none"> • 2019 Appendix D
2a. Unforeseen Circumstances	05/31/2019	<ul style="list-style-type: none"> • 2019 Appendix E • Written Justification • Evidence to support justification • PHA's calculation of the increased costs <p>Failure to provide the items identified above, including the PHA calculation of increased costs, WILL result in a rejection of the PHA's application for Unforeseen Circumstances</p>
2b. Portability	05/31/2019	<ul style="list-style-type: none"> • 2019 Appendix E
3. PBV	05/31/2019	<ul style="list-style-type: none"> • 2019 Appendix E <p>(AHAP) For <u>each</u> PBV project:</p> <ul style="list-style-type: none"> • 2019 Appendix F; • 2019 Appendix G; • Identification of the project; From Part 1 of the AHAP; • The page that identifies the parties to the AHAP (both the Housing Authority and the owner); • Section 1.1A which identifies the effective date of the agreement; • Section 1.1B which identifies the date of the commencement of the work; • Section 1.1C which identifies the time for completion of the work; • Exhibit C which identifies the units by size and applicable initial contract rents for the units to be project-based; • If the project is to be completed in stages: Exhibit E which identifies the schedule of completion of stages (if applicable) (This exhibit shall identify the units in each stage); • Signature page which provides the signature of both the Housing Authority and the owner and the dates the AHAP was signed. <p>(HAP Contract): In addition, if the HAP Contract has been executed by the time of the submission of this request for adjustment, the PHA must provide, from Part 1 of the HAP Contract for New Construction/Rehabilitation, the following:</p> <ul style="list-style-type: none"> • The page which identifies the parties to the HAP Contract (both the Housing Authority and the owner); • Exhibit A which identifies the total number of units in the project covered by the HAP Contract; the initial Contract Rent to owner, and the number and description of the contract units;

Category	Deadline	PHAs must submit
		<ul style="list-style-type: none"> • If the project is to be completed in stages: in addition to the items described in 2. above, Exhibit A must also identify the units to be completed in each phase covered by the HAP Contract; • Exhibit B which identifies the services, maintenance and utilities to be provided by the owner; • Exhibit C which identifies the utilities available in the contract unit, including a listing of utility services to be paid by the owner (without charges in addition to the rent to owner) and utilities to be paid by the tenant; • Section 2a which identifies the initial term of the contract; and • Signature page which provides the signature of both the Housing Authority and the owner and the dates the HAP was signed. <p>NOTE: If the HAP Contract has not been executed, the PHA must state that the HAP Contract has not yet been executed.</p> <p><u>Note: Failure to provide the required documentation listed above will result in denial of the application for funds under this category.</u></p>
4. HUD-VASH	05/31/2019	<ul style="list-style-type: none"> • Appendix E with a. and/or b. marked <ul style="list-style-type: none"> a. <i>Per Unit Cost Increase</i>: For PHAs whose program-wide funded CY 2019 HAP PUC is less than their current VASH HAP PUC based on their latest VASH HAP expenses in CY 2019, the Department will calculate eligibility under this category. Therefore, no additional documentation will be required or accepted other than Appendix E, which must be completed, signed and submitted by the deadline date. <u>and/or</u> b. <i>Leasing Increase</i>: For PHAs whose VASH leasing for CY 2019 will exceed the leasing level included in their renewal funding, plus the leasing that will be supported by the RNP and HUD-held program reserves, The Department will calculate eligibility under this category. Therefore, no additional documentation will be required or accepted other than Appendix E, which must be completed, signed and submitted by the deadline date.

14. Moving To Work (MTW) Agencies. MTW agencies' renewal funding is determined pursuant to their MTW agreements and appropriations requirements. HUD is directed by the 2019 Act to apply the same proration factor to the HCV HAP renewal allocations and administrative fee eligibility for MTW agencies as is applied to all other PHAs. **Note:** MTW agencies may utilize Section 8 funds for Section 9 purposes in accordance with their agreements.

15. Excluded Programs. The provisions implemented by this Notice do not apply to renewal funding for the Moderate Rehabilitation Program or Single Room Occupancy (SRO).

- 16. HCV Financial Management.** This year, HUD is again focused on ensuring that PHAs appropriately manage their HCV programs within the funding provided for the CY and existing Restricted Net Position (RNP) and HUD-Held Program Reserves. PHAs are encouraged to use the Two-Year Forecasting Tool to assist them in their budgeting and leasing plans.
- 17. HAP Disbursements and Frontloading.** PHAs receive monthly disbursements from their budgetary allocations in accordance with the cash management procedures in [PIH Notice 2017-06](#). PHAs may request a frontload when monthly disbursements and available RNP and HUD-held reserves will not cover expenses for the month. PHAs may request a frontload via the two-year tool or by submitting a request to the FMC FA. PHAs will be required to provide HAP expenses not yet reported in VMS and actual HAP expenses for the period requested. The frontload will be limited to the amount necessary to cover the actual HAP expenses. PHAs must remember that frontloading early in the CY affects the amounts available in later months in the CY.
- 18. Use of HAP and HAP RNP/HUD-Held Program Reserves.** PHAs are reminded that funds in the HAP RNP account and HUD-held program reserves shall only be used for eligible HAP needs in the current CY. The Consolidated Annual Contributions Contract (CACC) requires PHAs to use HAP funding to cover housing assistance payments. HAP and/or PHA reserves (HAP RNP and HUD-held reserves) shall not under any circumstances be used for any other purpose, such as to cover administrative expenses or be loaned, advanced or transferred (referred to as operating transfers due to/due from) to other component units or other programs such as the Low-Rent (Public Housing) program. Use of HAP for any purpose other than eligible HAP needs is a violation of law, and such illegal uses or transfers may result in sanctions and possible declaration of breach of the ACC. Current year funding may not be used for prior year costs, including by MTW agencies.
- In instances where a PHA is found to have misappropriated HAP and/or HAP RNP/HUD-held reserve funds by using the funds for any purpose other than valid HAP expenses for units up to the baseline, HUD requires the immediate return of the funds to the HAP or HAP RNP/HUD-held reserves account. HUD may take action, including suspension and debarment, against a PHA or any party that has used HAP funds and/or the HAP RNP/HUD-held reserves account for non-HAP purposes.
- 19. Uses of Administrative Fees.** For proper uses and reporting of Administrative Fees and UNP (formerly known as Unrestricted Net Assets (UNA) or as the “administrative fee reserve”), please refer to PIH Notice 2015-17: *Use and Reporting of Administrative Fee Reserves*.
- 20. VMS/FASS Reporting and Data Integrity.** PHAs must continue to submit required financial documents including, but not limited to, monthly VMS and annual FASS electronic submissions. PHAs that do not submit the required data by the reporting deadline may be sanctioned as provided by 24 CFR 982.152(d), and in accordance with the procedures outlined in PIH Notice 2015-16 or any successor notice. PHAs that fail to meet the submission requirements may be subject to administrative actions, including but not limited to, an imposition of a penalty against the PHA’s monthly administrative fees until the PHA

complies with these requirements. This penalty represents a permanent reduction for the current CY that shall not be reversed.

- 21. Prohibition on Over-leasing.** The 2019 Act prohibits the use of appropriated HAP funds by any PHA, except for PHAs in the MTW demonstration, to lease units above their CACC baseline units during any CY, even if the PHA has sufficient budget authority (BA) and/or RNP to support the additional units. If a PHA engages in over-leasing, it must identify other eligible sources to pay for the over-leasing, and the PHA must take immediate steps to eliminate any current over-leasing. Renewal funding allocations will not include over-leased units. Renewal funding eligibility will be reduced based on the number of over-leased unit months and the average PUC during the re-benchmark period. PHAs must still report all over-leasing in VMS and must also report \$0 HAPs in the appropriate categories in VMS.
- 22. Use of Outside Sources of Funds.** HUD issued [PIH Notice 2013-28](#), *Guidance on the Use of Outside Sources of Funds in the HCV Program*. The Department recommends that all PHAs carefully review the information contained in the Notice.

Paperwork Reduction Act. The additional information collection requirements contained in this document are approved by the Office of Management and Budget (OMB) under the Paperwork Reduction Act of 1995 (44 U.S.C. 3501-3520). The OMB control number is 2577-0169. In accordance with the Paperwork Reduction Act, HUD may not conduct or sponsor, and a person is not required to respond to, a collection of information unless the collection displays a currently valid OMB control number.

Further Information. Any questions concerning this Notice should be directed to the Housing Voucher Financial Management Division, Office of Public Housing and Voucher Programs, at (202) 708-2934 (this is not a toll-free number).

Persons with hearing or speech impairments may access these numbers via TTY by calling the toll-free Federal Information Relay Service at (800) 877-8339.

/s/

R. Hunter Kurtz
Principal Deputy Assistant Secretary

Appendix A**Consolidated Appropriations Act, 2019 (Public Law 116-6)****Tenant-Based Rental Assistance – Overall Funding and Renewals:**

For activities and assistance for the provision of tenant-based rental assistance authorized under the United States Housing Act of 1937, as amended (42 U.S.C. 1437 et seq.) (“the Act” herein), not otherwise provided for, \$18,598,000,000, to remain available until expended, shall be available on October 1, 2018 (in addition to the \$4,000,000,000 previously appropriated under this heading that shall be available on October 1, 2018), and \$4,000,000,000, to remain available until expended, shall be available on October 1, 2019: *Provided*, That the amounts made available under this heading are provided as follows: (1) \$20,313,000,000 shall be available for renewals of expiring section 8 tenant-based annual contributions contracts (including renewals of enhanced vouchers under any provision of law authorizing such assistance under section 8(t) of the Act) and including renewal of other special purpose incremental vouchers: *Provided*, That notwithstanding any other provision of law, from amounts provided under this paragraph and an carryover, the Secretary for the calendar year 2019 funding cycle shall provide renewal funding for each public housing agency based on validated voucher management system (VMS) leasing and cost data for the prior calendar year and by applying an inflation factor as established by the Secretary, by notice published in the Federal Register, and by making any necessary adjustments for the costs associated with the first-time renewal of vouchers under this paragraph including tenant protection and Choice Neighborhoods vouchers: *Provided further*, That none of the funds provided under this paragraph may be used to fund a total number of unit months under lease which exceeds a public housing agency’s authorized level of units under contract, except for public housing agencies participating in the MTW demonstration, which are instead governed by the terms and conditions of their MTW agreements: *Provided further*, That the Secretary shall, to the extent necessary to stay within the amount specified under this paragraph (except as otherwise modified under this paragraph), prorate each public housing agency’s allocation otherwise established pursuant to this paragraph: *Provided further*, That except as provided in the following provisos, the entire amount specified under this paragraph (except as otherwise modified under this paragraph) shall be obligated to the public housing agencies based on the allocation and pro rata method described above, and the Secretary shall notify public housing agencies of their annual budget by the latter of 60 days after enactment of this Act or March 1, 2019: *Provided further*, That the Secretary may extend the notification period with the prior written approval of the House and Senate Committees on Appropriation *Provided further*, That public housing agencies participating in the MTW demonstration shall be funded pursuant to their MTW agreements and shall be subject to the same pro rata adjustments under the previous provisos: *Provided further*, That the Secretary may offset public housing agencies’ calendar year 2019 allocations based on the excess amounts of public housing agencies’ net restricted assets accounts, including HUD-held programmatic reserves (in accordance with VMS data in calendar year 2018 that is verifiable and complete), as determined by the Secretary: *Provided further*, That public housing agencies participating in the MTW demonstration shall also be subject to the offset, as determined by the Secretary, excluding amounts subject to the single fund budget authority provisions of their MTW agreements, from the agencies’ calendar year 2019 MTW funding allocation: *Provided further*, That the Secretary shall use any offset referred to in the previous two provisos throughout the calendar year to prevent the termination of rental assistance for families as the result of insufficient funding, as determined by the Secretary, and to avoid or reduce the proration of renewal funding allocations: *Provided further*, That up to \$100,000,000 shall be available only: (1) for adjustments in the allocations for public housing agencies, after application for an adjustment by a public housing agency that experienced a significant increase, as determined by the Secretary, in renewal costs of vouchers resulting from unforeseen circumstances or from portability under section 8(r) of the Act; (2) for vouchers that were not in use during the previous 12-month period in order to be available to meet a commitment pursuant to section 8(o)(13) of the Act; (3) for adjustments for costs associated with HUD–Veterans Affairs Supportive Housing (HUD–VASH) vouchers; and (4) for public housing agencies that despite taking reasonable cost savings measures, as determined by the Secretary, would otherwise be required to terminate rental assistance for families as a result of insufficient funding: *Provided further*, That the Secretary shall allocate amounts under the previous proviso based on need, as determined by the Secretary;

Tenant Protection:

\$85,000,000 shall be for section 8 rental assistance for relocation and replacement of housing units that are demolished or disposed of pursuant to section 18 of the Act, conversion of section 23 projects to assistance under section 8, the family unification program under section 8(x) of the Act, relocation of witnesses in connection with efforts to combat crime in public and assisted housing pursuant to a request from a law enforcement or prosecution agency, enhanced vouchers under any provision of law authorizing such assistance under section 8(t) of the Act, Choice Neighborhood vouchers, mandatory and voluntary conversions, and tenant protection assistance including replacement and relocation assistance or for project based assistance to prevent the displacement of unassisted elderly tenants currently residing in section 202 properties financed between 1959 and 1974 that are refinanced pursuant to Public Law 106–569, as amended, or under the authority as provided under this Act: *Provided*, That when a public housing development is submitted for demolition or disposition under section 18 of the Act, the Secretary may provide section 8 rental assistance when the units pose an imminent health and safety risk to residents: *Provided further*, That the Secretary may only provide replacement vouchers for units that were occupied within the previous 24 months that cease to be available as assisted housing, subject only to the availability of funds: *Provided further*, That of the amounts made available under this paragraph, \$5,000,000 may be available to provide tenant protection assistance, not otherwise provided under this paragraph, to residents residing in low vacancy areas and who may have to pay rents greater than 30 percent of household income, as the result of: (A) the maturity of a HUD-insured, HUD-held or section 202 loan that requires the permission of the Secretary prior to loan prepayment; (B) the expiration of a rental assistance contract for which the tenants are not eligible for enhanced voucher or tenant protection assistance under existing law; or (C) the expiration of affordability restrictions accompanying a mortgage or preservation program administered by the Secretary: *Provided further*, That such tenant protection assistance made available under the previous proviso may be provided under the authority of section 8(t) or section 8(o)(13) of the United States Housing Act of 1937 (42 U.S.C. 1437f(t)): *Provided further*, That the Secretary shall issue guidance to implement the previous provisos, including, but not limited to, requirements for defining eligible at-risk households within 60 days of the enactment of this Act: *Provided further*, That any tenant protection voucher made available from amounts under this paragraph shall not be reissued by any public housing agency, except the replacement vouchers as defined by the Secretary by notice, when the initial family that received any such voucher no longer receives such voucher, and the authority for any public housing agency to issue any such voucher shall cease to exist: *Provided further*, That the Secretary may provide section 8 rental assistance from amounts made available under this paragraph for units assisted under a project-based subsidy contract funded under the “Project-Based Rental Assistance” heading under this title where the owner has received a Notice of Default and the units pose an imminent health and safety risk to residents: *Provided further*, That to the extent that the Secretary determines that such units are not feasible for continued rental assistance payments or transfer of the subsidy contract associated with such units to another project or projects and owner or owners, any remaining amounts associated with such units under such contract shall be recaptured and used to reimburse amounts used under this paragraph for rental assistance under the preceding proviso;

Administrative Fees:

\$1,886,000,000 shall be for administrative and other expenses of public housing agencies in administering the section 8 tenant-based rental assistance program, of which up to \$30,000,000 shall be available to the Secretary to allocate to public housing agencies that need additional funds to administer their section 8 programs, including fees associated with section 8 tenant protection rental assistance, the administration of disaster related vouchers, HUD–VASH vouchers, and other special purpose incremental vouchers: *Provided*, That no less than \$1,856,000,000 of the amount provided in this paragraph shall be allocated to public housing agencies for the calendar year 2019 funding cycle based on section 8(q) of the Act (and related Appropriation Act provisions) as in effect immediately before the enactment of the Quality Housing and Work Responsibility Act of 1998 (Public Law 105–276): *Provided further*, That if the amounts made available under this paragraph are insufficient to pay the amounts determined under the previous proviso, the Secretary may decrease the amounts allocated to agencies by a uniform percentage applicable to all agencies receiving funding under this paragraph or may, to the extent necessary to provide full payment of amounts determined under the previous proviso, utilize unobligated balances, including recaptures and carryovers, remaining from funds appropriated to the Department of Housing and Urban Development under this heading from prior fiscal years, excluding special purpose vouchers, notwithstanding the purposes for which such amounts were appropriated: *Provided further*, That all public housing agencies participating in the MTW demonstration shall be

funded pursuant to their MTW agreements, and shall be subject to the same uniform percentage decrease as under the previous proviso: *Provided further*, That amounts provided under this paragraph shall be only for activities related to the provision of tenant-based rental assistance authorized under section 8 including related development activities;

Mainstream Program:

\$225,000,000 for the renewal of tenant-based assistance contracts under section 811 of the Cranston-Gonzalez National Affordable Housing Act (42 U.S.C. 8013), including necessary administrative expenses: *Provided*, That administrative and other expenses of public housing agencies in administering the special purpose vouchers in this paragraph shall be funded under the same terms and be subject to the same pro rata reduction as the percent decrease for administrative and other expenses to public housing agencies under paragraph (3) of this heading: *Provided further*, That any amounts provided under this paragraph in this Act or prior Acts, remaining available after funding renewals and administrative expenses under this paragraph, shall be available only for incremental tenant-based rental assistance contracts under such section 811 for non-elderly persons with disabilities, including necessary administrative expenses: *Provided further*, That upon turnover, section 811 special purpose vouchers funded under this heading in this or prior Acts, or under any other heading in prior Acts, shall be provided to non-elderly persons with disabilities;

Tribal HUD-VASH Renewals:

\$4,000,000 shall be for rental assistance and associated administrative fees for Tribal HUD-VASH to serve Native American veterans that are homeless or at-risk of homelessness living on or near a reservation or other Indian areas: *Provided*, That such amount shall be made available for renewal grants to recipients that received assistance under prior Acts under the Tribal HUD-VASH program: *Provided further*, That the Secretary shall be authorized to specify criteria for renewal grants, including data on the utilization of assistance reported by grant recipients: *Provided further*, That such assistance shall be administered in accordance with program requirements under the Native American Housing Assistance and Self-Determination Act of 1996 and modeled after the HUD-VASH program: *Provided further*, That the Secretary shall be authorized to waive, or specify alternative requirements for any provision of any statute or regulation that the Secretary administers in connection with the use of funds made available under this paragraph (except for requirements related to fair housing, nondiscrimination, labor standards, and the environment), upon a finding by the Secretary that any such waivers or alternative requirements are necessary for the effective delivery and administration of such assistance: *Provided further*, That grant recipients shall report to the Secretary on utilization of such rental assistance and other program data, as prescribed by the Secretary: *Provided further*, That the Secretary may reallocate, as determined by the Secretary, amounts returned or recaptured from awards under prior acts;

VASH Program:

\$40,000,000 for incremental rental voucher assistance for use through a supported housing program administered in conjunction with the Department of Veterans Affairs as authorized under section 8(o)(19) of the United States Housing Act of 1937: *Provided*, That the Secretary of Housing and Urban Development shall make such funding available, notwithstanding section 203 (competition provision) of this title, to public housing agencies that partner with eligible VA Medical Centers or other entities as designated by the Secretary of the Department of Veterans Affairs, based on geographical need for such assistance as identified by the Secretary of the Department of Veterans Affairs, public housing agency administrative performance, and other factors as specified by the Secretary of Housing and Urban Development in consultation with the Secretary of the Department of Veterans Affairs: *Provided further*, That the Secretary of Housing and Urban Development may waive, or specify alternative requirements for (in consultation with the Secretary of the Department of Veterans Affairs), any provision of any statute or regulation that the Secretary of Housing and Urban Development administers in connection with the use of funds made available under this paragraph (except for requirements related to fair housing, nondiscrimination, labor standards, and the environment), upon a finding by the Secretary that any such waivers or alternative requirements are necessary for the effective delivery and administration of such voucher assistance: *Provided further*, That assistance made available under this paragraph shall continue to remain available for homeless veterans upon turnover;

Family Unification Program:

\$20,000,000 shall be made available for new incremental voucher assistance through the family unification program as authorized by section 8(x) of the Act: *Provided*, That the assistance made available under this paragraph shall continue to remain available for family unification upon turnover: *Provided further*, That for any public housing agency administering voucher assistance appropriated in a prior Act under the family unification program that determines that it no longer has an identified need for such assistance upon turnover, such agency shall notify the Secretary, and the Secretary shall recapture such assistance from the agency and reallocate it to any other public housing agency or agencies based on need for voucher assistance in connection with such program;

Mobility Demonstration:

\$25,000,000 shall be made available for the mobility demonstration authorized under section 235 of this title, of which up to \$5,000,000 shall be for new incremental voucher assistance and the remainder of which shall be available to provide mobility-related services to families with children, including pre- and post-move counseling and rent deposits, and to offset the administrative costs of operating the mobility demonstration: *Provided*, That incremental voucher assistance made available under this paragraph shall be for families with children participating in the mobility demonstration and shall continue to remain available for families with children upon turnover: *Provided further*, That for any public housing agency administering voucher assistance under the mobility demonstration that determines that it no longer has an identified need for such assistance upon turnover, such agency shall notify the Secretary, and the Secretary shall recapture such assistance from the agency and reallocate it to any other public housing agency or agencies based on need for voucher assistance in connection with such demonstration; and

Tracking of Special Purpose Vouchers:

The Secretary shall separately track all special purpose vouchers funded under this heading.

Appendix B

CY 2019 Offset Reallocation

HA Number:

HA Name:

CY 2018 End of Year Reserves

PROTECTED CATEGORIES

- A. Difference between the PHA's Eligibility and Prorated Eligibility**
- B. CY 2019 Amounts needed to fully lease VASH units**
 - Unfunded VASH UMAs (Capped)
 - VASH PUC
 - Total Unfunded VASH UMAs Protected**
- Difference between higher of December 2018 UMLs x 12 or CY 2018 UMLs up to baseline on units under CACC**
- C. CACC**
 - December UMLs (Capped)
 - Inflated PUC
 - Total December UMLs Protected**
- D. CY 2018 New incremental BA- 1/2 of Eligibility**
- E. CY 2018 Set Aside Protection- 1/2 of Eligibility**
- F. Portion of CY 2019 Renewal Eligibility (Based on units under CACC):**
 - 4% - 500 and above units*
 - 6% - 250 to 499 units*
 - 20% - Less than 250 units*
- G. PHAs with CY 2018 Inflation factors that were higher than the CY 2018 national weighted average inflator**
 - Difference of CY 2018 Inflated Renewal Funding compared to CY 2019 Inflated Renewal funding is protected
- H. Total Funds Available for Offset**
- I. Offset Amount (*Total Funds Available for Offset x 52%*)**
- J. Prorated Eligibility After Offset**

PHA's that received 2018 Shortfall Set-Aside funds are exempt from this offset.
2017 Disaster impacted PHAs are also exempt from this offset.

Appendix C

Calculation of HUD-Confirmed Shortfall and Shortfall Amount

The amount that a PHA will be eligible to receive from either the \$100,000,000 set-aside or available funds from the formula offset will be calculated by HUD, using HUD's Two-Year Forecasting Tool (see link) and the most recent validated voucher leasing and expense data available in VMS at the time the PHA's application is reviewed, including any updated information supplied by the PHA. HUD's Two-Year Forecasting Tool can be found at the [Office of Housing Choice Vouchers](#) website that includes a link to the two-year tool instruction page.

The two-year tool compares all resources available to support the PHA's HAP payments in CY 2019 with actual HAP expenses for 2019 projected through the end of the CY, based upon the best information available.

Resources are calculated using the HUD-calculated RNP as of 12/31/2018, the HUD-held reserve as of 12/31/2018, the PHA's actual Renewal Annual Budget Authority (ABA) for 2019, and any new voucher incremental funding applicable to CY 2019 or set-aside amounts awarded or expected to be awarded in 2019.

HAP expenses are calculated based on current leasing and expense data, projected through the end of CY 2019; the PHA's suspension of general voucher issuance; and projected attrition based on actual attrition for the 12 months prior to the PHA's request for set-aside funds, adjusted for accuracy if the PHA has more recent information that will impact the attrition rate in future months, as reported in PIC, and considering any updated information supplied by the PHA.

The requirement to suspend general voucher issuance is subject to the following exclusions (note, vouchers in categories 2 and 3 below are also added to the HAP expense projection):

1. Vouchers issued to current HCV participants to allow them to move.
2. Instances in which the PHA is leasing under the HUD-VASH program up to the baseline level of units under all HUD-VASH allocations (not just recent allocations), including turnover of HUD-VASH vouchers.
3. Vouchers issued to program applicants under special-purpose voucher increments awarded in CY 2018 or CY 2019. These special-purpose vouchers include VASH, Family Unification Program (FUP), Near Elderly Disabled (NED), and Tenant Protection vouchers initially awarded in 2018 and/or 2019.
4. Vouchers issued to applicants moving into Project-Based Voucher (PBV) units to allow the PHA to meet its contractual obligation to fill PBV AHAP units being placed under HAP for the first time, and PBV units currently under HAP that are vacated by program participants. However, tenant-based vouchers are not to be issued to participants living in PBV units who are requesting a voluntary move

with a tenant-based voucher after the date of date of notification by the SPT of a potential shortfall.

5. Vouchers issued pursuant to the settlement of litigation (“Litigation Vouchers”) against a PHA. PHAs must request approval to continuing leasing Litigation Vouchers and submit supporting documentation. HUD will review and decide on a case by case basis using the supporting documentation received as the basis for the decision.

Any vouchers issued on or after the date of notification by the SPT of a potential shortfall, with the exception of those described in 1, 2, and 3 above, must be rescinded immediately, unless the applicant has submitted a Request for Tenancy Approval and the unit has passed inspection. To the extent consistent with the PHA’s Administrative Plan, holders of rescinded vouchers may be advised that they will be eligible to receive a new voucher when the PHA is able to resume issuance. PHAs cannot issue vouchers and/or execute HAP contracts for families that do not meet any of the exceptions through the end of CY 2019, or until advised in writing by the SPT that they no longer have a shortfall.

The application period for shortfall set-aside funding will remain open throughout the CY 2019, and PHAs may apply at any time during the application period. PHAs that receive set-aside funds based on their current HAP costs are encouraged to maintain contact with the SPT to ensure all shortfall needs are met. Similarly, PHAs that do not initially qualify for shortfall funding because they have suspended leasing and expect to decrease leasing by attrition are also encouraged to maintain contact with the local Field Office and the SPT if the attrition fails to resolve their shortfall.

All PHAs applying for the shortfall set-aside must be working with HUD’s SPT at the time of their application. The SPT will review the PHA’s funding available for 2019 and their leasing and expense data to date, to determine whether the PHA has a shortfall and the amount needed to resolve the shortfall. The PHA will continue to work with the SPT throughout the year to monitor the PHA’s financial position and to implement cost savings measures outlined in [PIH Notice 2011-28](#) to decrease the possibility of an increased shortfall. PHAs must adhere to the eligibility requirements detailed in Section 13 of this Notice.

Factors considered by the SPT to determine the amount of a potential shortfall will be determined as follows:

- a. **Cash Supported Total Reserves as of 12/31/2018:** SPT will use the Cash Supported Total Reserves as of 12/31/2018, which consists of the HUD-Held Reserve and the lower of HUD-Estimated Excess Cash, PHA Reported RNP as of 12/31/2018, or the actual amount of cash on hand to support the RNP. If there is a discrepancy with any of these amounts the PHA will be required to provide documentation as requested before this adjustment will be made.

- b. **HUD-held reserve as of 12/31/2018:** SPT will use the balance reported to SPT by HUD's FMC.
- c. **2019 Renewal ABA:** Actual renewal ABA awards for CY 2019.
- d. **Special-purpose voucher and tenant protection funding and set-asides:** FMC will provide amounts to be made available to the PHA in CY 2019 for special-purpose voucher and tenant protection funding increments applicable to any portion of CY 2019, and for any set-aside funding previously awarded in CY 2019.
- e. **Unit months leased:** The unit months leased (UML) for CY 2019 will be projected by taking the number of units reported in VMS in the last month available and projecting that number through the end of the year. Reductions to projected leasing will be made to adjust for attrition, in accordance with the annual turnover rate used in the two-year tool. This rate is derived from the PHA's PIC data on families ending participation (EOP). Increases to projected leasing will be made for vouchers issued prior to the date of the notification by the SPT of a potential shortfall and for additional leasing resulting from the admission of families described in exception categories 2 and 3 above – families receiving new special-purpose vouchers, and families moving into new or vacant PBV units. No adjustments will be made for mover families who receive vouchers in accordance with category 1 above.
- f. **Total HAP expense:** Total HAP expense for CY 2019 will be based on a projection of the unit months leased for CY 2019 (described in e above) at the per-unit cost taken from the PHA's most recent VMS report, and considering any updated information supplied by the PHA. If the PHA's PUC increases in future months, and the PHA again determines that it is in danger of a shortfall, an additional shortfall award may be made without the need to reapply.
- g. **Vouchers issued or projected to be issued:** The number of vouchers issued as of the date of notification by the SPT of a potential shortfall, as shown in the PHA's VMS report, will be used to determine future leasing, if any, from vouchers issued prior to the date of notification by the SPT of a potential shortfall. For most PHAs, there will be no units issued starting on the date of notification by the SPT of a potential shortfall. Planned issuances for vouchers exempt from the suspension will be shown in the months they will be issued. The projected HAP costs for these units will be affected by the voucher success rate provided by the PHA and average time from issuance of the voucher to the HAP effective date.

- h. **Other Planned Additions or Reductions to Leased Units:** This field incorporates into the leasing schedule other planned additions to leasing with fixed start dates, such as the dates that PBV units currently under AHAP are scheduled to come under HAP. The calculated HAP cost for these units is not subject to the success rate calculation.
- i. **2019 Year-End Total HAP Reserve Balance:** Any PHA with a negative projected 2019 year-end balance will be considered a shortfall PHA. PHAs with year-end balances of \$0 or above will not be considered shortfall PHAs or eligible to receive shortfall set-aside funds.

Appendix D

CY 2019 Housing Choice Voucher Program – Application for Funds from the \$100 Million Set-Aside or from Available Funds from the Formula Offset

PHA Application for Category 1, Shortfall Funds and PHA Certification of Reasonable Cost Savings Measures Undertaken to Prevent Termination of HCV Participants Due to Insufficient Funds.

Name of PHA: _____

PHA Number: _____

Executive Director: _____

The above referenced agency is applying for Category 1 Shortfall Funds and has undertaken reasonable cost savings measures to prevent termination of HCV Participants due to insufficient funds.

Please check Shortfall Scenario 1 or Shortfall Scenario 2 for which your PHA is applying. The application must be signed by the appropriate PHA official.

_____**Shortfall Scenario 1:** For PHAs already in an-SPT confirmed shortfall, the certification is as follows:

I, _____, hereby certify to the following:

(1) At the time of application, the PHA is working with the HUD Shortfall Prevention Team (SPT) and SPT has confirmed the PHA is in a shortfall position. (PHAs that are not currently working with the SPT but believe they are in a shortfall position should immediately contact their HUD Field Office for assistance.)

(2) The PHA has ceased issuing vouchers to applicants as **of the date of notification by the SPT of a potential shortfall**. Please note that this restriction does not apply to:

- Vouchers issued to current HCV participants to allow them to move.
- Instances in which the PHA is leasing under the HUD-VASH program up to the baseline level of units under all HUD-VASH allocations (not just recent allocations), including turnover of HUD-VASH vouchers.
- Vouchers issued to program applicants under special-purpose voucher increments awarded in CY 2018 or CY 2019. These special-purpose vouchers include VASH,

Family Unification Program (FUP), Near Elderly Disabled (NED), and Tenant Protection vouchers initially awarded in 2018 and/or 2019.

- Vouchers issued to applicants moving into Project-Based Voucher (PBV) units to allow the PHA to meet its contractual obligation to fill PBV AHAP units being placed under HAP for the first time, and PBV units currently under HAP that are vacated by program participants. However, tenant-based vouchers are not to be issued to participants living in PBV units who are requesting a voluntary move with a tenant-based voucher after the date of date of notification by the SPT of a potential shortfall.
- Vouchers issued pursuant to the settlement of litigation (“Litigation Vouchers”) against a PHA. PHAs must request approval to continuing leasing Litigation Vouchers and submit supporting documentation. HUD will review and decide on a case by case basis using the supporting documentation received as the basis for the decision.

(3) The PHA has ceased absorbing portable vouchers as of the date of notification by the SPT of a potential shortfall. (Note: This certification is not necessary if there was an agreement to halt port-ins prior to the date the PHA is notified of the potential shortfall by the SPT.)

(4) With regard to Project-Based Voucher (PBV) HAP contracts, vouchers are not issued to a family that wants to voluntarily move out of the PBV unit with tenant-based assistance. (However, if a unit becomes vacant, the PBV unit shall be filled with a family from the waiting list.)

_____ **Shortfall Scenario 2:** For those PHAs that manage their HCV program budgets in a reasonable and responsible manner but are later determined to be in an SPT-confirmed shortfall position, the Department will review each application on a case-by-case basis to determine if the PHA is eligible for funding under this category.

I _____, here by certify that the PHA agrees to comply with all SPT-directed cost savings measures.

Certification: I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3279, 3802)

Signature of Executive Director and Date

Contact Name and Phone Number

Appendix E

CY 2019 Housing Choice Voucher Program

Application for \$100 Million Set-Aside for Category (ies) 2a - Unforeseen Circumstances; 2b – Portability; 3 – Project-Based Vouchers; and/or 4 - HUD-VASH;

Name of PHA: _____

PHA Number: _____

Executive Director: _____

CHECK ALL BOXES THAT APPLY

_____ **Category 2a: Unforeseen Circumstances.**

_____ **Category 2b: Portability.**

_____ **Category 3: Project-Based Vouchers.**

_____ **Category 4: HUD-VASH (Please also check a. and/or b. below, as applicable):**

_____ **a. Per Unit Cost Increase:** PHAs whose program-wide funded CY 2019 HAP PUC is less than their current VASH HAP PUC based on their latest VASH HAP expenses in CY 2018, and/or

_____ **b. Leasing Increase:** PHAs whose total VASH leasing for CY 2019 will exceed the leasing level included in their renewal funding plus the leasing that will be supported by the RNP and HUD-held program reserves .

Documentation requirements and Deadlines for each of the above categories are contained in Paragraph 13 of this Notice.

This certification must be signed by the appropriate PHA official and returned.

Certification: I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3279, 3802)

Signature of Executive Director and Date

Contact Name and Phone Number

CY 2019 Housing Choice Voucher Program - \$100 Million Set-Aside

Project-Based Commitment Data - Calendar Year 2018

HA Number	
HA Name	

PROJECT-BASED COMMITMENTS

If the PHA had project-based (PB) commitments during CY 2018 for which vouchers were withheld from leasing, the PHA must report for each month the number of vouchers withheld from leasing.

The PHA must complete a separate Appendix F for each PB commitment.

Project Identification	NUMBER OF VOUCHERS WITHHELD FOR THIS PROJECT-BASED COMMITMENT ONLY											
	Jan 2018	Feb 2018	Mar 2018	Apr 2018	May 2018	June 2018	July 2018	Aug 2018	Sept 2018	Oct 2018	Nov 2018	Dec 2018

PHA Certification: I hereby certify that all information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Convictions may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012, U.S.C. 3729, 3802)

Executive Director Signature Date

PHA Contact

Executive Director Name

Phone Number

NOTE: PLEASE COMPLETE ATT D FOR EACH PROJECT FOR WHICH PBV SET-ASIDE FUNDING IS BEING REQUESTED

PHA#:

PHA NAME:

_____ of _____ PROJECTS

PROJECT NAME:

PROJECT TYPE:

NEW CONSTRUCTION:

REHABILITATION:

NOTE: EXISTING HOUSING IS INELIGIBLE FOR THIS CATEGORY

INFORMATION ON AHAP:

EFFECTIVE DATE OF AHAP:

#OF DAYS FROM EFFECTIVE DATE OF HAP TO PROJECT COMPLETION DATE:

END DATE (DATE OF NEW CONSTRUCTION/REHAB COMPLETION DATE):

PERIOD ALLOWED:	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18
# OF UNITS:	<input type="text"/>											

UNIT SIZE	CONTRACT RENT	GROSS RENT	UTILITIES INCLUDED IN GROSS RENT Y/N	# OF UNITS
<input type="text"/> BEDROOM	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

_____ BEDROOM				
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COMMENTS:

This certification must be signed by the appropriate PHA official and returned.

Certification: I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3279, 3802)

SIGNATURE OF EXECUTIVE DIRECTOR:

DATE:

CONTACT NAME AND PHONE #:
