

The HCV Connect

Tools, tips, and updates to help with HCV Program administration.

July 2024

ANNOUNCEMENTS

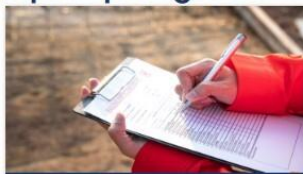
Check out the Updated HCV Landlord Website!



Welcome to our comprehensive resource hub designed to empower landlords to engage with the Housing Choice Voucher (HCV) program. As advocates for accessible housing solutions, we recognize the pivotal role landlords play in providing stable homes for individuals and families in need. Through this platform, we aim to demystify the HCV program, offer valuable insights into its benefits, and provide practical tools to facilitate seamless participation. Whether you're a seasoned property owner or considering your first foray into subsidized housing, join us in fostering inclusive communities and expanding housing opportunities for all.

If you are experiencing an issue, you can Contact your PHA, Local HUD Field Office, or email HCVLandlordSupport@hud.gov.

Topic Spotlight



NSPIRE Inspection Standards



Landlord Newsletter Sign Up



Source of Income Protections

The [HCV Landlord Resources website](#) is now a one-stop shop for HCV Landlord resources, targeted specifically for landlords interested in participating in the HCV Program. Here prospective landlords can find videos and handouts explaining how the voucher program works and dispelling common myths regarding voucher holders. There are also links for landlords to sign up for our HCV Landlord Newsletter as well as view earlier editions.

[Visit the Website Here!](#)

HCV Utilization: Agency Priority Goal

HUD encourages PHAs to fully utilize their HCV program funds in service of their communities. We estimate that roughly 700 PHAs have resources available, (“Leasing Potential”) to serve additional households in 2024. At the same time, HCV program costs at some PHAs are growing faster than expected, and some PHAs may be at risk of running out of HCV program funds by the end of the year. We urge all PHAs to work with their local field office, and utilize HUD’s resources, (the [Two-Year Tool](#) and [HCV Data Dashboard](#)) to fully utilize their HCV program funds while avoiding shortfalls at the end of the year.

Voucher Management System Reporting Requirements for Moving to Work Public Housing Agencies

Per [PIH Notice 2024-11](#) all MTW agencies must report their commitments and obligations in Voucher Management System on a quarterly basis beginning with June 2024. The deadline to report the June data is July 22. Please feel free to send a message to mtwunspentfunds@hud.gov if you have any questions.

NSPIRE for Vouchers Compliance Extended to October 2025

HUD published “[Extension of NSPIRE Compliance Date for HCV, PBV and Section 8 Moderate Rehab and CPD Programs](#)” in the Federal Register on July 5. The notice further extends the compliance date for HUD’s National Standards for the Physical Inspection of Real Estate (NSPIRE) final rule for Housing Choice Voucher (HCV) and Project Based Voucher (PBV) programs **until October 1, 2025**. This second extension of the compliance date will allow Public Housing Authorities additional time to implement HUD’s NSPIRE standards. HUD encourages any PHA that is ready to implement NSPIRE to do so at their earliest convenience. HUD is providing PHAs a variety of resources to familiarize themselves with the NSPIRE standards, including training for the HCV program on the [HUD Exchange](#). Visit the [NSPIRE homepage](#) and [sign up for the mailing list](#) to be alerted to new trainings and technical assistance products. Questions can be sent to NSPIRE@hud.gov.

HUD Announces Mobility-Related Services Planning Awards

HUD awarded \$1.5 million in Housing Mobility-Related Services Planning awards to 25 Public Housing Agencies (PHAs) across 14 states. These funds enable PHAs to implement programs in their communities that help families using Housing Choice Vouchers find housing in opportunity areas. [Read more here](#)

Enterprise Voucher Management System (eVMS)

The eVMS Team is excited to announce the pre-onboarding of 250 PHAs this August! We are using the term “pre-onboard” because these Wave 2 PHAs will continue to be funded through VMS while being able to access and utilize all of the benefits of eVMS; view what their HAP disbursements would be based off of 50058 submissions, real time funding balances, reports, etc. The selected PHAs will be notified in the coming weeks and will be invited to attend a live training webinar as well as join the “eVMS Office Hours” in August. eVMS will look to pre-onboard additional PHAs this fall, so more news to come in the near future.

PHA Notification of Intent to Project Base Vouchers

With publication of the [HOTMA final rule](#), effective June 6, 2024, the Office of Field Operations (OFO) will no longer review and approve PHA notifications of intent to project base vouchers. All PHAs are still required to notify HUD of their intent to project-base vouchers in accordance with [24 CFR 983.5\(c\)](#).

Notifications should be sent to the PBVSubmission@hud.gov mailbox until further notice, with a copy to the local HUD PIH Field Office. OFO will not respond to the email, as OFO approval is no longer necessary. Notifications should include: **1)** the total number of units the PHA intends to project base, **2)** the number of proposed units that are excluded from the program cap, and **3)** the number of proposed units that qualify for an exception to the program cap. PHAs must ensure that any PBV proposal selections will not result in the PHA exceeding the maximum allowed number of PBV units under the program cap. *Please see [24 CFR 983.6](#) and related regulations cited in [24 CFR 983.6](#) for the program cap requirements. Please also see [24 CFR 983 Subpart B](#) for new requirements on selection of PBV proposals and projects.*

Fraudulent Section 8 Assistance Advertisements



Beware of fraudulent Section 8 assistance advertisements on social media platforms, which often link to fake websites designed to steal personal information. Always verify housing assistance information through official HUD channels like hud.gov, and never share personal data on unfamiliar websites. Legitimate housing authorities won't charge you to apply for Section 8 assistance or to join a waiting list.

If you suspect you've encountered a scam, report it to your [local HUD office](#) and the Federal Trade Commission at ftc.gov/complaint. Additionally, if someone reaches out to you about a scam involving HUD, please reach out to our Computer Incident Response Team (CIRT) at CIRT@hud.gov.

FUNDING OPPORTUNITIES

2024 HUD-VASH Registration of Interest Notice

PIH is now accepting registrations of interest for new HUD-Veteran Affairs Supportive Housing (HUD-VASH) vouchers under [PIH Notice 2024-18](#). Approximately \$78 million is available for new HUD-VASH vouchers. The deadline for PHAs to come in under this notice is August 30th, 2024, and HUD expects to make final awards in late 2024. The HUD-VASH program combines HUD Housing Choice Voucher (HCV) rental assistance for homeless veterans and their families with case management and clinical services provided by the VA at its medical centers (VAMC) and community-based outpatient clinics (CBOCs) or by VA contractors or VA designated entities.

EVENTS

HCV Utilization Webinar Series Reminder

The third Thursday of every month from 2:00 to 3:00PM Eastern we host an HCV Utilization Webinar. These webinars are intended to update HCV Program Administrators and stakeholders on recent program changes and highlight best practices in program administration. You can register for the webinars by clicking on the [Webinars and Trainings Icon](#) at www.hud.gov/hcv. All past webinars are recorded and posted on the [Past Trainings and Webinars site](#).

July 18 – Updates You May Have Missed

Confused about HOTMA rollout, system changes, and the 2024 funding? Join us for a quick summary of all the recent program changes and updates from the past few months.

[Register Here](#)

August 15 – Mapping Resources

This call will focus on the GIS mapping tools and resources HUD has available to help communities understand how HCV is working in their area.

[Register Here](#)

HOTMA Voucher General HCV Provisions Webinar

August 28 (1 – 2:30 pm ET)

Learn more about the general HCV provisions of the HOTMA Voucher Final Rule published on May 6, 2024. This webinar will cover HCV programmatic updates on HQS, Utility Allowances, Special Housing Types, SEMAP, and information when a family is selected. It will also include a review of the effective and compliance dates in PIH Notice 2024-19 which was published on June 5, 2024.

[Register Here](#)

PD&R Quarterly Event: Source of Income Discrimination



Source of Income Discrimination

THURSDAY, JULY 25, 2024 FROM 2:00 PM TO 4:00 PM ET
HYBRID EVENT - VIRTUAL AND IN PERSON AT HUD HEADQUARTERS

Thursday, July 25, 2024 (2 – 4PM ET)

Hybrid Event: Virtual & In Person at HUD HHQ

HUD's Office of Policy Development & Research (PD&R) will host a hybrid PD&R Quarterly Update on source of income discrimination and laws. This event will bring together researchers, municipal and state government officials, and fair housing practitioners to share insights into recent passage of local anti-discrimination ordinances; evaluate research about the impacts of these anti-discrimination laws; and discuss challenges to the enforcement of these ordinances

[Register Here](#)

Landlord Engagement Event – New York City

Wednesday July 24, 2024 (4 – 5:30PM ET)

Teams Webinar

Join HUD, the New York City Housing Authority (NYCHA), and the New York City Department of Housing Preservation and Development (HPD) to learn more about the Housing Choice Voucher (Section 8) program and why you should get involved! Open to all landlords located in or near New York City, as well as anyone wishing to learn more about the program.

Topics will include:

- Overview of the Housing Choice Voucher (HCV) program
- Incentives and benefits for participating in the program
- Myths vs. Facts
- Open Q&A session for landlord questions and feedback, answered by HUD experts

[Register Here](#)

Stability Voucher Webinar Series and Technical Assistance

New Stability Voucher technical assistance resources and webinar series are posted and available. You can view the recorded webinars in the **Stability Vouchers Webinar Series** and all other resources for Stability Vouchers such as the [SV Roadmap](#).

HCV UTILIZATION TOOL UPDATES



HCV Program
Utilization
Tools

The HCV program requires program administrators to make regular adjustments to reflect funding levels and local market conditions. HUD provides resources on the [HCV Utilization Tools site](#) to help PHAs forecast the impact of different program adjustments and voucher issuance decisions.

Subscribe!



hud.gov/hcv