

September 26, 2023

Dear Executive Director,

Together, HUD, public housing agencies, and our partners at Veterans Affairs have made enormous progress over the past 15 years, reducing veterans’ homelessness by more than 50% since 2010. This is a remarkable achievement built on a lot of hard work. Yet none of us will be satisfied until the job is completed, as I am sure you will agree.

To that end, it has come to my attention that a small number of disabled veterans experiencing homelessness receive income from veterans’ disability benefits and other sources in amounts that may push them above the very low-income threshold (50% of area median income). If you are aware of such cases in your community, I strongly encourage your agency to use the flexibilities that exist in the Housing Choice Voucher program to assist homeless veterans with incomes up to the low-income threshold (80% of the area median). Specifically, PHAs have the following options:

* **HUD-VASH:** Under the HUD-VASH Operating Requirements, PHAs may use available vouchers to serve all eligible, VA-referred veterans with incomes up to 80% of the area median ([see 86 FR 53207](https://lnks.gd/l/eyJhbGciOiJIUzI1NiJ9.eyJidWxsZXRpbl9saW5rX2lkIjoxMDAsInVyaSI6ImJwMjpjbGljayIsInVybCI6Imh0dHBzOi8vd3d3LmZlZGVyYWxyZWdpc3Rlci5nb3YvZG9jdW1lbnRzLzIwMjEvMDkvMjcvMjAyMS0yMDczNC9zZWN0aW9uLTgtaG91c2luZy1jaG9pY2Utdm91Y2hlcnMtcmV2aXNlZC1pbXBsZW1lbnRhdGlvbi1vZi10aGUtaHVkLXZldGVyYW5zLWFmZmFpcnMtc3VwcG9ydGl2ZT91dG1fbWVkaXVtPWVtYWlsJnV0bV9zb3VyY2U9Z292ZGVsaXZlcnkiLCJidWxsZXRpbl9pZCI6IjIwMjMwOTI2LjgzMTQ0NTAxIn0.MDqdbNY7E6TtjJVDzo3JDyIpeqEJfmy8F8oYFjMf12Y/s/2187897161/br/226807995143-l)).
* **Other Housing Choice Vouchers (HCVs):** In the HCV program, income-eligible families include low-income (up to 80% of area median) households that meet additional criteria specified in the PHA administrative plan, consistent with locally-determined community priorities (see [24 CFR 982.201(b)(1)(iii)](https://lnks.gd/l/eyJhbGciOiJIUzI1NiJ9.eyJidWxsZXRpbl9saW5rX2lkIjoxMDEsInVyaSI6ImJwMjpjbGljayIsInVybCI6Imh0dHBzOi8vd3d3LmVjZnIuZ292L2N1cnJlbnQvdGl0bGUtMjQvc3VidGl0bGUtQi9jaGFwdGVyLUlYL3BhcnQtOTgyL3N1YnBhcnQtRS9zZWN0aW9uLTk4Mi4yMDE_dXRtX21lZGl1bT1lbWFpbCZ1dG1fc291cmNlPWdvdmRlbGl2ZXJ5IiwiYnVsbGV0aW5faWQiOiIyMDIzMDkyNi44MzE0NDUwMSJ9.lCfP4ugQ2bgxpYD75bbI2lPdGV4vlUO2ng3tw1eVtAw/s/2187897161/br/226807995143-l)). Consistent with these criteria, PHAs may use this authority to assist homeless veterans with income up to 80% of the area median.

In addition, HUD is currently revising and updating the HUD-VASH Operating Requirements, and is strongly considering adding a new requirement that establishes the low-income limit (80% of area median income) as the applicable income eligibility limit for all HUD-VASH program admissions. HUD anticipates issuing this new guidance no later than the first half of 2024.

Taking advantage of the existing flexibilities outlined above could enable you to help more veterans move from homelessness to stable, affordable housing, improve your overall utilization of HUD-VASH vouchers, and push your community closer to the goal of ending veterans’ homelessness.

As Secretary Fudge says often, no one should be without a place to call home, least of all those who have served our country. Thank you for all your great work to help our nation’s veterans, and if HUD staff can be of any help to you in this effort, please do not hesitate to reach out to us at [VASH@hud.gov](mailto:vash@hud.gov).

Thank you,

Richard J. Monocchio signature

Richard J. Monocchio  
Principal Deputy Assistant Secretary  
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