

# Outreach to PHAs Applying for 2017 Mainstream Voucher Program

Technical Assistance Collaborative and  
National Council of State Housing Agencies

May 8, 2018

# Housekeeping

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- All lines will be muted
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- If using your phone, please do not put your line on hold
- To participate in a polling question, exit out of “full screen” mode
- Use the question box on your screen to ask a question or leave comment
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# Disclaimer

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- We are not from HUD nor are we representatives of HUD.
- HUD has not endorsed or reviewed this presentation.
- The goal of this presentation is to encourage successful applications to the 2017 Mainstream Voucher NOFA.
- The presentation is in no way a substitute for a careful review of the NOFA itself.
- [https://www.hud.gov/program\\_offices/public\\_indian\\_housing/programs/hcv](https://www.hud.gov/program_offices/public_indian_housing/programs/hcv)

# Agenda

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- Introductions – Lisa Sloane, TAC and Althea Arnold, NCSHA
- Mainstream Voucher NOFA Overview
- Getting Started: Four Steps
  - Identifying Target Population
  - Identifying Partners
  - Deciding How Many Vouchers
  - Mapping Roles and Responsibilities
- Questions and Resources

# Technical Assistance Collaborative (TAC)

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A national nonprofit organization based in Boston, Massachusetts, TAC advances **proven solutions** to the housing and community support services needs of **low-income people with disabilities** and people who are **experiencing or at risk of homelessness**.

## TAC Focus Areas

- Adult, Youth, & Family Homelessness
- Housing First
- Permanent Supportive Housing
- Rapid Re-Housing
- Affordable Housing
- Community Integration
- Mental Health & Substance Use
- Medicaid
- Children & Transition-Age Youth
- Health Care Integration
- Housing & Supportive Services for Veterans

## TAC Services

- Strategic Planning
- Policy & Systems Design
- Financing & Reimbursement Optimization
- Program Development
- Evaluation & Quality Improvement
- Customized Technical Assistance & Training

# National Council of State Housing Agencies

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- State Housing Finance Agencies (HFAs) share a public purpose mission to provide affordable housing help to the people of their jurisdictions who need it.
- NCSHA is a national nonprofit, nonpartisan association that advocates on behalf of state HFAs before Congress and the Administration for affordable housing resources. NCSHA represents virtually every state HFA and the HFAs of the District of Columbia, New York City, Puerto Rico, and the U.S. Virgin Islands. NCSHA's membership also includes more than 300 affordable housing industry partners. Learn more at [ncsha.org](http://ncsha.org).



National Council *of*  
State Housing Agencies

# Overview of 2017 Mainstream Voucher Program NOFA

# Available Funding

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- \$100 million
  - \$13 million - FY17 Funds
  - \$87 million of \$385 million - FY 18 Funds
- Nearly \$300 million remaining from FY 18 for future NOFAs
- Minimum award \$75,000; maximum award \$5 million
- HUD expects to make 40 awards
- **June 18 application deadline!**



# Who Can Apply for these Funds?

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- See FAQs  
[https://www.hud.gov/sites/dfiles/PIH/documents/MainstreamVoucherNOFAFAQs\\_updated.pdf](https://www.hud.gov/sites/dfiles/PIH/documents/MainstreamVoucherNOFAFAQs_updated.pdf)
- Only **PHAs** that administer housing choice voucher (HCV) assistance and **non-profits** that already administer HCV mainstream assistance are eligible to apply.
- Indian Housing Authorities (IHAs) are not eligible to apply.

# Who is eligible for the vouchers?

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- **Eligible household:** A household composed of one or more non-elderly persons with disabilities, which may include additional household members who are not non-elderly persons with disabilities. A household where the sole member is an emancipated minor is not an eligible household.
- **Non-elderly person with disabilities (for purposes of determining eligibility):** A person 18 years of age or older and less than 62 years of age, and who:
  - (i) Has a disability, as defined in 42 U.S.C. 423;
  - (ii) Is determined, pursuant to HUD regulations, to have a physical, mental, or emotional impairment that:
    - (A) Is expected to be of long-continued and indefinite duration;
    - (B) Substantially impedes his or her ability to live independently, and
    - (C) Is of such a nature that the ability to live independently could be improved by more suitable housing conditions; or
  - (iii) Has a developmental disability as defined in 42 U.S.C. 6001.

# HUD Partnership, Goals and Target Populations

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- HUD partnered with HHS to design this NOFA with representatives from the Center for Medicaid and CHIP Services (CMCS), the Administration for Community Living (ACL), and the Assistant Secretary for Planning and Evaluation (ASPE).
- Helps further the goals of the Americans with Disabilities Act (ADA) by helping persons with disabilities live in the most integrated setting.
- Encourages partnerships with health and human service agencies with a demonstrated capacity to coordinate voluntary services and supports to enable individuals to live independently in the community.
- Incentivizes PHAs to assist non-elderly persons with disabilities who are:
  - **Transitioning out of institutional or other segregated setting,**
  - **At serious risk of institutionalization,**
  - **Homeless, or**
  - **At risk of becoming homeless**

# Competitive NOFA

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## Scoring Criteria – 100 points

- Capacity and Experience: Up to 60 points
  - PHA Capacity and Demonstrated Commitment to Provide Housing for Persons with Disabilities (Up to 25 points)
  - Partner Agency Capacity (Up to 15 points)
  - Geographic Jurisdiction (Up to 10 points)
  - Admission Preference for target populations (10 points)
- Leveraging Resources: 30 points
- Achieving Results and Program Evaluation: Up to 10 points

# ASPE Evaluation– Conclusions and Lessons Learned

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- Rating criteria are largely based on findings from a study on the Non-Elderly Disabled Category 2 Voucher Program (NED 2)  
<https://aspe.hhs.gov/system/files/pdf/76986/Cat2Housing.pdf>.

## Study Conclusions:

- Ensure good communication and strong partnerships between PHA and service partners.
- PHA assign dedicated program staff to track and monitor program.
- Service partner assign staff with housing knowledge.
- Relax rules governing voucher portability.

# Capacity and Experience

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## PHA Capacity and Demonstrated Commitment to Provide Housing for Persons with Disabilities (Up to 25 points)

- Up to 10 points for each: Section 811 PRA, NED2 Vouchers, or similar
- Up to 5 points for each: system to track/monitor referrals
- Up to 5 points for each: leveraged resources for home modifications, rent deposit, move in costs, furniture
- Up to 3 points each: incentives for accessible housing
- Up to 3 points each: partner with accessible housing registry, housing search for accessible units
- Up to 5 points each: other similar experience

# Capacity and Experience

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## Partner Agency Capacity (Up to 15 points)

- Up to 5 points each: Securing accommodations
- Up to 5 points each: Transitioning people from institutions to community
- Up to 5 points: Coordinating voluntary services
- Up to 5 points: Other similar assistance

# Capacity and Experience

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## Geographic Jurisdiction (Up to 10 points)

- 10 points: Portability allowed prior to leasing; or
- 10 points: Statewide program; or
- 5 points: Consortium, cooperative agreement or other



# Capacity and Experience

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## Admission Preference for target populations (10 points)

- PHA/non-profit will provide a certification statement agreeing to grant a preference in their administrative plan for persons with disabilities who are transitioning out of institutional and other segregated settings, at serious risk of institutionalization, homeless, or at risk of becoming homeless.
- Update to administrative plan must be completed within one calendar year of award date.

## Leveraging Resources (30 points)

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- 10 points: coordinating outreach and referral
- 10 points: training and coordination of program implementation
- 4 points: housing search assistance
- 3 points: move-in assistance
- 3 points: referring, coordinating or providing Home and Community Based Services

# Achieving Results and Program Evaluation (Up to 10 points)

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- 5 points: Detailed program evaluation plan provided
- 10 points: Detailed program evaluation provided and centralized tracking will be used by PHA and partners

# Four Steps: Getting Started

# One: Determine Target Population(s)

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- Is your state seeking to have PWD live in more integrated community-based settings?
- Is your state helping PWD move into the community as part of a Transition Plan related to Home and Community Based Services?
- Is your state administering the Money Follows the Person Program? Are there PWD living in nursing homes who want to move back to their community?
- Are there local service providers in your area seeking affordable housing for PWD who may be living in institutional or other segregated settings or who are homeless?
- Are there state or county waiting lists for community-based housing and services for people with mental illness, developmental or other disabilities? People being newly served off these waiting lists – such as, a person with a disability living with an aging parent who dies – may be “at risk” of institutionalization.

# One: Determine Target Population(s)

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- Does your state/communities have a chronically homeless population?
- Does your state/communities have another homeless population of PWD?
- Does your state/communities have a state or local plan to end homelessness?
- What does your consolidated plan say about the need for housing for people with disabilities who are homeless, at risk of homelessness, institutionalized or at risk of institutionalization?
- Did your state participate in the CMS Innovations Acceleration Program (IAP)?

## Two: Identify Your Partners

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- What state and/or local organizations provide advocacy and/or support services to your target population(s)?
- What state and/or local organizations engage in the specific types of activities necessary for individuals to succeed such as outreach, housing search, funding for security deposits and on-going supports?
- Do you already partner with these organizations on Mainstream, NED or other programs? For example, are you administering the Section 811 PRA program? Are you a member of a CoC?

## Two: Identify Potential State and County Partners

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- ✓ State or county mental health agency
  - ✓ State or county intellectual/developmental disabilities (I/DD) agency
  - ✓ State Medicaid agency
  - ✓ State Interagency Council on Homelessness (ICH)
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- **Partial list;** full list available at <http://www.tacinc.org/knowledge-resources/mainstream-vouchers-nofa-2018/>



## Two: Identify Potential Local Partners Through National Orgs

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- ✓ Aging and Disability Resource Centers
  - ✓ American Council of the Blind
  - ✓ The Arc
  - ✓ Brain Injury Association
  - ✓ Centers for Independent Living
  - ✓ Continuums of Care
  - ✓ Health Care for the Homeless
  - ✓ National Alliance on Mental Illness
  - ✓ National Association of the Deaf
  - ✓ National Multiple Sclerosis Society
  - ✓ United Spinal Association
- **Partial list;** full list and links available at <http://www.tacinc.org/knowledge-resources/2017-mainstream-voucher-nofa-resource-page/>

## Three: Determine How Many Vouchers to Request

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- There is likely to be a high level of need in your state/community
- It may be challenging to meet this need:
  - Amount of services/supports available for new tenants
  - Rental market, vacancy rate
  - HUD wants PHA to lease up 80% of units within one year
  - Staffing
- “Right size” your request
  - There will be additional NOFAs

## Four: Map Out Important Activities with Your Partner(s)

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- **Outreach** – who will be identifying persons in the target population(s)?
- **Tracking referral and leasing** – how will you make midcourse corrections if needed? How will you know a correction is needed?
- **Housing Search** – how will housing search be made available to participants? How will accessible units be identified or nonaccessible units be made accessible?
- **Move-in** – who will provide funds for move-in such as security deposit, furniture, move-in costs. Who will assist with the actual move-in?
- **Reasonable accommodations** – who will assist the tenant in making requests?
- **Supports** – how will voluntary services be made available to tenants? How will partners help tenants to sustain tenancies? How will partners assist if tenant is not complying with lease requirements?
- **Portability** – how will partners assist a participant to port their voucher and identify services/supports in their new locale?

## Four: Map Out Important Activities with Your Partner(s)

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- How will you sustain your partnership with state and county service partners? Regular meetings? Single point of contact for each partner?
- Will you hold regular meetings with services providers to address any issues or concerns?

# Questions and Resources

# Mainstream NOFA Resources

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- **HUD Mainstream NOFA Website**

- [https://www.hud.gov/program\\_offices/public\\_indian\\_housing/programs/hcv](https://www.hud.gov/program_offices/public_indian_housing/programs/hcv)

- **TAC Mainstream NOFA**

- <http://www.tacinc.org/knowledge-resources/2017-mainstream-voucher-nofa-resource-page/>

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