

MTW and Special Purpose Vouchers Q&A

What are Special Purpose Vouchers?

- Special Purpose Vouchers are specifically provided for by Congress in line item appropriations which distinguish them from regular vouchers.
- Examples of Special Purpose Vouchers are:
 - Veteran Affairs Supportive Housing (VASH)
 - Family Unification Program (FUP)
 - Non-Elderly Disabled (NED)
 - Enhanced Vouchers
 - Tenant Protection Vouchers (TPV)

HUD-VASH Vouchers

What is the purpose of HUD-VASH Vouchers?

- The HUD–VASH program combines HUD HCV rental assistance for homeless veterans with case management and clinical services provided by the Department of Veterans Affairs at its medical centers and in the community.

Do HUD-VASH Vouchers qualify for fungibility under the Standard MTW Agreement?

- HUD-VASH Vouchers are not eligible for fungibility under the MTW agreement.

What are the operating requirements for HUD-VASH Vouchers?

- HUD-VASH Vouchers have separate operating requirements and must be administered in accordance with the requirements listed at www.hud.gov/offices/pih/programs/hcv/vash. The operating requirements waive and alter many of the standard HCV statutes and regulations at 24 CFR 982. Unless stated in the HUD-VASH operating requirements, however, the regulatory requirements at 24 CFR 982 and all other HUD directives for the HCV program are applicable to HUD-VASH vouchers.

Are there any operating MTW flexibilities that can be applied to HUD-VASH Vouchers?

- PHAs may submit a request to the Office of Public Housing and Voucher Programs to operate HUD-VASH Vouchers in accordance with MTW administrative flexibilities.
- The request must identify the specific MTW provisions the PHA wants to apply to HUD-VASH vouchers.
- When assessing the request the Voucher Office will consider the impact of the MTW provisions on the target population. If the MTW provisions are not detrimental to the intended population, HUD may approve the request and waive the HUD-VASH operating requirements accordingly.

- If approved to operate in accordance with MTW flexibilities the agency must update its Administrative Plan but would not be required to amend its Annual MTW Plan.
- In cases where MTW flexibilities conflict with VASH statute or NOFA requirements, the VASH/NOFA requirements take precedence over the MTW flexibility.

What are the reporting requirements for HUD-VASH Vouchers?

- PHAs must follow reporting requirements contained in Notice PIH 2010-12.
- PHAs must submit a regular HUD-50058 for HUD-VASH families using VASH as a special program code.
- If PHAs have received approval from the Office of Public Housing and Voucher Programs to operate in accordance with their MTW agreement, they can also request to submit into the MTW-50058.
- If PHAs utilize MTW flexibilities they must report on HUD-VASH vouchers and their funding separately from other vouchers under the MTW agreement in the VASH Portion of the Voucher Management System (VMS).

Family Unification Program (FUP) and Non-Elderly Disabled (NED) Vouchers

What is the purpose of Family Unification Program Vouchers (FUP)?

- Family Unification Program Vouchers are made available to families for whom the lack of adequate housing is a primary factor in the separation, or threat of imminent separation, of children from their families or in the delay in the discharge of the child, or children, to the family from out-of-home care. FUP vouchers are also made available to youths ages 18 to 21 who left foster care at age 16 or older who lack adequate housing. By statute, FUP vouchers issued to youths may only be used to provide housing assistance for a maximum of 18 months. Family unification vouchers enable these families and youths to lease or purchase decent, safe and sanitary housing that is affordable in the private housing market.

What is the purpose of Non-Elderly Disabled Vouchers (NED)?

- Non-Elderly Disabled Vouchers are designed to provide choices to non-elderly disabled residents in their transition out of elderly designated public housing, care-giving institutions or developments with a preference for elderly tenants.

Do Family Unification Program Vouchers (FUP) and Non-Elderly Disabled Vouchers (NED) vouchers qualify for fungibility under the Standard MTW Agreement?

- FUP and NED funds are not eligible for fungibility under the MTW agreement.

Do PHAs have the flexibility to operate Family Unification Program (FUP) Vouchers and Non-Elderly Disabled (NED) Vouchers in accordance with their MTW agreements?

- The NOFA language allows vouchers to be administered in accordance with MTW agreements unless MTW provisions are inconsistent with the appropriations act or requirements of the NOFA.
- In the event of a conflict between an MTW agreement and the appropriations act or NOFA language, the act and NOFA govern.
- Applicable NOFAs include FY2009 NED NOFA, FY 2008 and 2009 FUP NOFA and FY 2008 Certain Developments and Designated Housing NOFA.

What are the reporting requirements for Family Unification Program (FUP) Vouchers and Non-Elderly Disabled (NED) Vouchers?

- The HUD-50058 MTW form may be used if MTW flexibilities are applied to these vouchers.
- Special Purpose codes must be identified on HUD-50058 for FUP and NED families.
- PHAs must also report in the FUP and NED components of VMS.

What fields should agencies use to report FUP and NED vouchers in VMS?

- PHAs administering FUP vouchers under FY2008 and subsequent FUP NOFAs must report FUP vouchers leased in the “2008 and 2009 Family Unification” field in VMS. PHAs that are still administering FUP vouchers under pre-2008 FUP NOFAs must report FUP vouchers leased on the “Family Unification” field in VMS.
- PHAs report NED vouchers leased in the “2008 and 2009 Non-Elderly Disabled” field in VMS.

What fields should agencies use to report FUP and NED Vouchers into the MTW-50058?

- The fields for entering FUP and NED Vouchers are 2n & 2p in MTW-50058. HUD will provide future guidance on new code requirements for FUP.
- Two codes can be entered in each 50058.

Enhanced and Tenant Protection Vouchers

What is the Purpose of Enhanced Vouchers?

- Enhanced Vouchers are vouchers administered by the local public housing authorities used to subsidize rents for tenants facing a Housing conversion action—owner opt-outs of Section 8 project-based contracts; owner prepayment of the mortgage or voluntary termination of the mortgage insurance of a preservation eligible property (preservation prepayments).
 - HUD is required by statute to offer enhanced vouchers to families impacted by a Housing conversion action under Section 8(t) of the United States Housing Act of 1937, as amended.

- Enhanced vouchers may exceed the PHA's ordinary payment standard used for its regular HCV program, allowing the payment standard to equal the gross rent, provided such rent is reasonable in comparison to other similar, unassisted units on the private market.
- Enhanced vouchers provide the tenant the right to remain in the unit after the conversion to market rents.
- If the family moves from the unit, the voucher loses its enhancement and becomes a regular voucher.
- Notice PIH 2001-41 provides additional detailed information.

What is the purpose of Tenant Protection Vouchers (TPVs)?

- Tenant Protection Vouchers (TPVs) are ordinary tenant-based vouchers administered by the local public housing authorities used to subsidize rents for tenants facing a Housing conversion action or HUD enforcement actions against the owner not covered by Enhanced Vouchers—termination or non-renewal of a Section 8 Project-based housing assistance payment contract, sale or foreclosure of a HUD-subsidized mortgage, or demolition/disposition of public housing under Section 18 of the United States Housing Act of 1937, as amended.
 - TPVs do not have an enhanced payment standard and the tenant does not have the right to remain, for example, because in some circumstance the condition of the property does not comply with voucher HQS. Therefore, the tenant must move in order to continue receiving assistance (unless specifically provided in statute e.g., voluntary conversions).
 - Notice PIH 2001-41 provides additional detailed information.

What types of families qualify for Enhanced and Tenant Protection Vouchers?

- Enhanced and Tenant Protection Vouchers are targeted to specific families affected by a Housing conversion action by HUD or owner action in HUD multifamily projects and public housing agencies in the case of public housing projects.
- The vouchers must be offered to specified families according to statute.

Do Enhanced and Tenant Protection Vouchers qualify for fungibility under the Standard MTW Agreement?

- Enhanced and Tenant Protection Vouchers funds are eligible for fungibility one year after a family receives the voucher. If the housing agency decides to utilize fungibility the family must still be provided assistance until the end of the initial protection period which lasts until the family moves out of the residence where the voucher was originally received or is terminated from the program.
- Once the initial protection period ends the Enhanced or Tenant Protection voucher becomes a regular voucher.

Can MTW fungibility apply to any remaining Enhanced and Tenant Protection Voucher funds after all families affected by housing conversion are provided assistance?

- All housing choice vouchers (enhanced and non-enhanced) provided in connection with a Housing conversion action are to be used first to assist the families targeted for assistance.
- Once all families impacted by the Housing conversion action have been provided a voucher, any unused vouchers may be used by the PHA to assist families on the PHA's waiting list. MTW Agencies can also include any unused Enhanced and Tenant Protection Vouchers in their MTW Block Grant.

Do PHAs have the flexibility to operate Enhanced and Tenant Protection Vouchers in accordance with their MTW agreements?

- Agencies can operate Enhance and Tenant protection Vouchers in accordance with their MTW Agreements one-year after the voucher is originally issued. Any flexibility used can not infringe on the protections applied to these families. The Enhanced or Tenant Protection status lasts until the family moves from the residence or is terminated from the program.

What are the operating Requirements for Enhanced and Tenant Protection Vouchers?

- There are no specific operating requirements.
- Policy and processing guidance is provided in Notice PIH 2001-41 and applicable statutes.

When should Agencies report Enhanced and Tenant Protection Vouchers in the MTW-50058 versus the regular 50058?

- Agencies must report Enhanced and Tenant Protection Vouchers into the regular HUD-50058 during the initial one-year term.
- After the initial one-year term if the Agency applies any MTW flexibilities to these vouchers, the Agency must begin reporting these families in the MTW-50058.

What are the reporting requirements for Enhanced and Tenant Protection Vouchers?

- The MTW-50058 has a field that enables tracking of special purpose vouchers.
- VMS describes the different special purpose voucher types so it is clear how to report expenditures under each of these programs.

What fields should agencies use to report Enhanced and Tenant Protection vouchers into the HUD-50058 and the MTW-50058?

- The field for entering Enhanced and Tenant Protection vouchers is 2m in the HUD-50058.

- The MTW-50058 does not have a specific place to note Enhanced or Tenant Protection Vouchers. Therefore, agencies can use one of the reserved lines, using the code EV (Enhanced Vouchers) or TPV (Tenant Protection Vouchers).

List of HCV and Public Housing Special Programs

Is there a list of special purpose programs that can be entered into the MTW-50058?

- A list of special purpose programs that can be entered into the MTW-50058 is provided below for Public Housing and Housing Choice Vouchers.

Housing Choice Voucher Special Programs include:

| | |
|------------------|---|
| DHAPIK, DHAP-IKE | Conversion Voucher |
| DHAPK DHAP 85M | Conversion Voucher |
| FUP | Family Unification Program |
| KATHU | Katrina Temporary Housing Unit Voucher |
| LIT | Litigation |
| MFDES | Designated Multifamily Projects |
| MS1 | Mainstream 1 year |
| MS5 | Mainstream 5 years |
| MTO | Moving to Opportunity |
| NED | 2009 Non-Elderly Disabled Voucher |
| NHT | 2009 Nursing Homes Transitional Voucher |
| PA | Project Access |
| PHDES | Designated Public Housing |
| PHRR | Public Housing Relocation/Replacement |
| ROC | Regional Opportunity Counseling |
| ROSS | Resident Opportunities and Self Sufficiency |
| TCU | Tax Credit Unit |
| VASH | Veterans Administration Supportive Housing |

Public Housing Special Programs include:

| | |
|-------|---|
| EDSS | Economic Development and Supportive Services Program |
| HOPE | Homeownership and Opportunity for People Everywhere VI Resident Service Program |
| PHDEP | Public Housing Drug Elimination Program |
| ROSS | Resident Opportunities and Self Sufficiency |