

RESOLUTION 18-22

To Adopt Emergency Regulations to Amend the HCVP Limited Local Preferences

Summary

The District of Columbia Housing Authority (DCHA) desires to respond to the urgent need to provide housing options for public housing families who need to be transferred in accordance with the mandatory transfer provisions based on an emergency condition in the unit, or other threat to life, health or safety in the existing unit. DCHA seeks to provide a voucher in such instances where an emergency transfer is required and DCHA has determined there is no other appropriate unit in DCHA's public housing or Rental Assistance Demonstration program (RAD) portfolio.

This resolution authorizes the adoption of emergency regulations to create a new limited local preference for DCHA to issue a voucher to a public housing family in the event of a need by DCHA to implement a mandatory transfer based on the emergency conditions in the unit, or other threat to life, safety or health in the existing unit, and DCHA determines no other appropriate unit is available. DCHA seeks to establish a regulatory preference to issue a voucher to the public housing head of household in such limited instance.

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To Adopt Emergency Regulations to Amend the HCVP Limited Local Preferences

WHEREAS, the District of Columbia Housing Authority (DCHA) administers the Housing Choice Voucher Program (HCVP) in the District of Columbia; and

WHEREAS, DCHA has adopted certain limited local preferences under the HCVP; and

WHEREAS, DCHA recognizes the urgent and critical need to provide housing assistance to residents of public housing where DCHA has determined the following: 1) the tenant must be transferred based on emergency conditions in the current unit, or other threat to life, health or safety in the current unit, and 2) there is no other suitable unit available in DCHA's public housing or DCHA controlled Rental Assistance Demonstration (RAD) portfolio for purposes of transferring the tenant; and

WHEREAS, DCHA seeks to amend the regulations set forth in Section 6125 of Title 14 of the District of Columbia Municipal Regulations in order to establish a limited local preference to issue a tenant based voucher to the head of household of such family and provide appropriate housing for the family; and

WHEREAS, DCHA seeks to amend existing limited local preferences for various programs to reflect the number of vouchers currently being used and based upon attrition, to return any unused voucher to the HCVP inventory for issuance in accordance with the program regulations; and

WHEREAS, since the establishment of the Local Rent Supplement Program in 2006, many of the needs of low income individuals who are homeless and temporarily housed in the District of Columbia shelter system are being funded through tenant based vouchers issued through the Local Rent Supplement Program;

NOW THEREFORE, BE IT RESOLVED, that the Board of Commissioners hereby approves the adoption of emergency regulations to establish a limited local preference under the Housing Choice Voucher Program for tenants in public housing where DCHA has determined that the tenant must be transferred as a mandatory transfer based on emergency conditions in the current unit, or other threat to life, safety or health in the current unit in accordance with 14 DCMR 6401.1 (a), and as determined by DCHA, no other appropriate unit is available in the public housing inventory or the DCHA-controlled Rental Assistance Program portfolio.

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to Amend the HCVP Limited Local
Preferences**

BE IT FURTHER RESOLVED, that the Board of Commissioners hereby approves the adoption of emergency regulations to modify existing limited local preferences under 14 DCMR Section 6125 to make such provisions consistent with the current utilization, and to provide that upon attrition, any voucher issued under these local preferences shall be returned to the HCVP inventory for issuance in accordance with HCVP program regulations.

BE IT FURTHER RESOLVED, that the Board of Commissioners hereby authorizes the allocation of up to 272 federal tenant-based vouchers which may be issued under the new limited local preference under 14 DCMR Section 6125.14.

ADOPTED, by the Board of Commissioners of the District of Columbia Housing Authority and signed in authentication of its passage the 7th day of September, 2018.

ATTEST:

APPROVAL:

Tyrone Garrett
Executive Director

Neil Albert
Chairman

APPROVED FOR FORM AND LEGAL SUFFICIENCY:

Kenneth S. Slaughter
General Counsel

ATTACHMENT TO RESOLUTION 18--22

14 DCMR Section 6125 is hereby amended to add a new subsection 6125.14 as follows:

6125.14 Limited Local Preference for DCHA Mandatory Transfers Based on Emergency Conditions or other Threat to Life, Health or Safety. Applicants are included under this preference if the applicant is a current public housing head of household living in a public housing unit where DCHA has determined such resident needs to be relocated pursuant to a mandatory transfer based on emergency conditions in the current unit, or other threat to life, safety or health of the current unit in accordance with 14 DCMR 6401.1 (a), and no other suitable public housing unit or DCHA-controlled Rental Assistance Demonstration unit is available as determined by DCHA.

14 DCMR Section 6125.10 is hereby amended to read as follows:

6125.10 Permanent Supportive Housing- HCVP Applicants are included under this preference if an applicant is referred to DCHA by an agency of the District of Columbia government as an individual or family in need of permanent supportive housing for chronically homeless individuals and families with histories of homelessness. Up to 362 [rather than 447] vouchers are authorized for this purpose; provided however, to the extent any voucher issued under this provision is attrited, the number of vouchers authorized for this purpose shall be reduced and such voucher shall be returned to the DCHA HCVP inventory.

14 DCMR Section 6125.11 is hereby amended to read as follows:

6125.11 Long Term Care Housing Limited Local Preference- HCVP Applicants are included under this preference if an applicant is referred to DCHA by an agency of the District of Columbia government as a person in need of housing with added wrap-around health care and in-home and community based services. The applicants are either people with disabilities or the elderly who desire to maintain their independent living. Up to 65 vouchers are authorized for this purpose; provided however, to the extent any voucher issued under this provision is attrited, the number of vouchers authorized for this purpose shall be reduced and such voucher shall be returned to the DCHA HCVP inventory.

14 DCMR Section 6125.12 is hereby amended to read as follows:

6125.12 Shelter System Relief- Limited Local Preference-Applicants are included under this preference if an applicant is referred to DCHA by District of Columbia Department of Human Services ("DHS") or some other District agency as designated by the Office of the Mayor as a homeless individual or family temporarily housed in a shelter and such applicant meets the DHS eligibility

requirements in addition to the DCHA HCVP program requirements. Up to 113 vouchers are authorized for this purpose; provided however, to the extent any voucher issued under this provision is attrited, the number of vouchers authorized for this purpose shall be reduced and such voucher shall be returned to the DCHA HCVP inventory.

14 DCMR Section 6125 is hereby amended to add a new Section 6125.13 which shall read as follows:

6125.13 Limited Local Preference for Condemnation Vouchers. Applicants are included under this preference if the Family is an occupant in a designated property the District of Columbia government has identified to DCHA as targeted for condemnation due to an inability to meet District of Columbia housing codes. The aggregate number of outstanding vouchers authorized for use is set by the Board of Commissioners from time to time; provided however, to the extent any voucher issued under this provision is attrited, the number of vouchers authorized for this purpose shall be reduced and such voucher shall be returned to the DCHA HCVP inventory. [