



HOUSING AUTHORITY OF THE CITY OF LOS ANGELES

SECTION 8 TENANT NEWSLETTER

January 2018

2018 Greater Los Angeles Homeless Count

Every January the Los Angeles Homeless Services Authority (LAHSA) embarks on a three-day mission to count the homeless. LAHSA is looking for thousands of volunteers throughout Los Angeles County to participate in the 2018 Greater Los Angeles Homeless Count, January 23-25.

Volunteering is safe, easy and requires no advance training. A few hours of your time will help us gather data to best address the needs of our homeless neighbors, because everyone counts, no matter where they live.

LAHSA is a joint powers authority of the City and County of Los Angeles, created in 1993 to address the problems of homelessness in Los Angeles County.

LAHSA is the lead agency in the HUD-funded Los Angeles Continuum of Care, and coordinates and manages over \$243 million annually in federal, state, county and city funds for programs providing shelter, housing and services to homeless people.

To sign up to volunteer, go to theycountwillyou.org.

S8 Advisory Meeting

Section 8 Advisory Meetings are an opportunity for participants in the Section 8 program to provide the Housing Authority of the City of Los Angeles (HACLA) with input on Section 8 policies, procedures, and practices, as well as to learn about changes and challenges to the Section 8 program. The following is a schedule of S8 Advisory Meetings for 2018:

Date & Time	Time	Location
Monday, January 29th	12:00pm	HACLA (Board of Commissioner's Room) 2600 Wilshire Blvd., Los Angeles, CA 90057
Wednesday, April 18th	2:00pm	Independent Square 2455 S. Saint Andrews Pl. Los Angeles, CA 90018
Wednesday, July 18th	2:00pm	Section 8 South Office 19600 Hamilton Ave. Torrance, CA 90502
Wednesday, November 15th	2:00pm	Section 8 Valley Office 6946 Van Nuys Blvd. Ste. 100 Van Nuys, CA 91405

If you would like to attend, e-mail S8Advisory@hacla.org

Walk in Hours

For all participant families are as follows:

Tuesdays and Thursdays
8:00am to 4:00pm

Property Listings

Property listings are available online at: <http://www.hacla.org/propertylistings>. You can also call the toll free phone number at 1-877-428-8844 to receive printed listings.

Report Changes

You must report changes per the Family Obligations form you sign at the time of your annual reexamination.

Report Fraud

If you suspect anyone of committing fraud, please call (800) 461-9330., or file a report online at: www.convercent.com/reports. Your name will remain anonymous.

Illegal Use of a Drug

On November 8, 2016, Californians voted to pass Proposition 64, which legalizes the recreational use of marijuana for adults 21 years of age and older (The Adult Use of Marijuana Act) in California. The new law which went into effect at the beginning of this year, however, marijuana continues to be a controlled substance under the federal Controlled Substances Act and California Health and Safety Code.

HUD regulations prohibit the illegal use of controlled substances, including state legalized marijuana, in housing assistance programs. State laws that legalize marijuana directly conflict with HUD requirements set forth in the Quality Housing and Work Responsibility Act (QHWRA) of 1998 (42 U.S.C. 13661) and are thus subject to federal preemption.

The Housing Authority terminates assistance for the family if any household member is currently engaged in any illegal use of a drug or if a pattern of illegal use of a drug by any household member interferes with the health, safety or right to peaceful enjoyment of the premises by other residents.

The HACLA standards are to terminate assistance for the family for any conviction of any household member for illegal use of a drug while the family is a participant in any assisted housing program or for any eviction from assisted housing in which illegal use of a drug or a pattern of illegal use of a drug by any household member was a contributing factor to the eviction.

What is Rent Stabilization Ordinance (RSO) or Rent Control?

In 1978, there was a shortage of decent, safe and sanitary housing resulting from a critically low vacancy factor. Landlord and tenant organizations worked with the City of Los Angeles to develop a method for stabilizing and slowing down rent increases, which resulted in the adoption of the Rent Stabilization Ordinance (RSO).

The RSO is a law in the City of Los Angeles that covers about 624,000 units of rental housing and protects tenants from excessive rent increases while allowing landlords to receive reasonable returns on their investments.

The RSO generally covers rental units built before October 1978 with the exception of one single-family dwelling on a single parcel. Landlords are required to register all RSO units annually and pay a fee to cover program costs.

Call the Housing Community Investment Development of Los Angeles (HCIDLA) to see if your building is covered under the RSO at: (866) 557-7368, or you can also look up the property address in the online system at: www.zimas.lacity.org.

The Housing Authority will be closed on:

Monday, January 15th in observance of Martin Luther King Day

You can find the Tenant Newsletter online at: <http://www.hacla.org/s8formspolicies>