

October
2008

Veterans Affairs Supportive Housing Program Partnering to House our Veterans



HOUSING AUTHORITY OF THE CITY OF LOS ANGELES
WWW.HACLA.ORG

Section 8 Owner News

Congress has appropriated \$75 million to assist and house our nation's homeless veterans and their families. The Housing Authority of the City of Los Angeles (HACLA) is pleased to announce that we have received the second largest funding award in the nation to assist 840 veterans and their families. The HUD-Veterans Affairs Supportive Housing Program, known as 'HUD-VASH', is a national initiative originally implemented in 1992 which brings the US Department of Housing and Urban Development (HUD) and the US Department of Veterans Affairs together to achieve a simple vision - "that no one who has served and fought for their country should have to live on the streets."

The HACLA and the L.A. Veterans Affairs Medical Center (VAMC) have formed a local partnership to provide permanent housing and supportive services to homeless veterans. The goal of the program is to combine Section 8 rental assistance vouchers with case management and clinical services provided by the Veterans Affairs Department at its medical centers, to enable homeless veterans to reintegrate in the community to lead healthy, productive lives. Overall, this program has proven extremely effective at assisting homeless veterans get off the streets and into stable housing.

The Los Angeles VAMC will determine the eligibility of homeless veterans and families for the Program and refer them to the HACLA. We, in turn, will determine the eligibility for the Section 8 rental subsidy in accordance with Housing Choice Voucher Program guidelines. We encourage our owner community to partner with us in this special effort to ensure our veterans receive the housing they so well deserve after returning home from serving our country.

Of particular benefit to participating owners is the special process that has been established to better ensure a strong coordinated effort between HACLA and VAMC to minimize paperwork processing delays:

- Dedicated housing staff to work specifically on this program
- Training of VA staff on the Section 8 application process
- Special Voucher interviewing and issuance sessions to expedite the housing search process

Unlike traditional Housing Choice Vouchers that expire after a total term of 120 days, the HUD-VASH Vouchers will be issued with an initial term of 120 days for conducting a housing search. Extensions to the voucher beyond the initial term of 120 days will be processed in accordance with the HACLA's Section 8 Administrative Plan to give the family additional time, if needed, to continue the housing search.

Owners and landlords who rent to HUD-VASH Program participants are encouraged to conduct their normal screening activities to determine tenant suitability. As with all Section 8 Program participants, the Housing Authority determines eligibility for rental assistance and does not screen for suitability as a tenant.



The Housing Authority of the City of Los Angeles is proud to support the men and women who so valiantly serve in the U.S. military to keep our homeland safe!

HACLA is Changing Financial Institutions to Handle Banking Services

Effective October 1, 2008, Union Bank will handle the Lockbox transactions for various types of payments from owners and vendors. For Section 8 owners and landlords, this means all overpayments and 15% Ordinance Waiver Fees owed to the HACLA must be sent to the new Lockbox location shown below. **Please do not send payments to the HACLA at our offices at 2500 or 2600 Wilshire Blvd., at any time.** Thank you in advance for your attention to this matter!



Housing Authority of the City of Los Angeles
P.O. Box 30899
Los Angeles, CA 90030-0899



Three times each month we schedule complimentary Owner Orientation seminars to explain how the Section 8 Program works. The information is presented from the property owner's perspective and includes an overview of the leasing, contracting and inspection processes.

The dates are posted on our website at www.hacla.org. You must reserve a seat to attend one of the October 2008 sessions by calling (213) 252-1253. **NOTE: This line is set up to take messages only.** You will not receive a return call. **Please leave a contact number since the schedule is subject to change without advance notice.**

Persons with a hearing impairment who require a translator should call the TDD line at (213) 252-1639.



Direct Deposit is Available for all Owners!

- **Receive your Housing Assistance Payment (HAP) at 12:01 A.M. on the first of each month.**
- **The application process is easy. Call (213) 252-6189 to request an application.**
- **The application can now be downloaded from our web site at www.hacla.org**



List Your Vacancies with us!

- Listing service available with Section 8 **at no charge**
- Hundreds of renters checking listings every month
- Clients checking listings have current vouchers
- Listings maintained on the HACLA website

We offer three convenient ways to list your property vacancies with Section 8

Mail:
HACLA
2600 Wilshire Blvd.
Owner Services, 1st Floor

Fax:
(213) 252-4231
Telephone:
(213) 252-4227

Persons with hearing impairment call:
(213) 252-1639

Need a Listing form? Go to www.hacla.org to download a form.



Helpful Hints for Listings:

If you fax your listing, please print legibly to minimize computer date entry errors.

When calling in a listing, avoid background noises and other "non-conversational sounds" that can interfere with the conveyance of information.

The Fair Housing act prohibits housing discrimination on the basis of race, color, religion, sex, disability, familial status and national origin. When completing the listing form, please do not specify a preference for a particular type of tenant. For more on fair housing go to www.hud.gov. Use keyword "fair housing".