Section 8 Department Achievements of 2015

We are pleased to inform you that your Housing Authority (HACLA) expects to rank as a High Performer for the seventh consecutive year, subject to approval by the U.S. Department of Housing and Urban Development (HUD).

HUD annually assigns each Housing Authority an overall performance rating. High performer rating is achieved when a Housing Authority receives a SEMAP score of at least 90 percent. SEMAP consists of indicators used by HUD to measure the performance of Housing Authorities.

The indicators show whether the Housing Authority has helped eligible families to afford decent, safe, and sanitary rental units at a reasonable cost as intended by Federal housing legislation.

SEMAP provides procedures for HUD to identify Housing Authorities’ management capabilities and deficiencies in order to target monitoring and program assistance more effectively. Housing Authorities use the SEMAP performance analysis to assess and improve their own program operations.

HUD Awards HACLA New HUD-VASH Vouchers

HACLA was awarded 552 new HUD-Veterans Affairs Supporting Housing (VASH) vouchers. This award represents $5.26M in additional funding. This award accounts for 6% of the national allocation and it is ranked first in the nation, followed by San Diego (177), Chicago (169), and New York (110). HACLA’s total HUD-VASH allocation, serving homeless and chronically homeless veterans, is now at 3,179.

Owners Portal

Enroll in the Owners Portal. Through the Owners Portal you will be able to view and print HAP information, scheduled inspections, abatements, S8 Accounts, request for rent changes, and access many more features. You can enroll by visiting the Housing Authority’s website: www.hacla.org

Section 8 Owner Orientation Seminars

These seminars are designed to explain how the Section 8 Program works from the landlord’s perspective. The next seminar is scheduled as follows:

**Thursday, February 5, 2015**
**Thursday, March 12, 2015**

Sessions are scheduled from 10am-12:30pm. The dates are also posted on our website at www.hacla.org. You must reserve a seat to attend one of the seminars by registering online at http://www.hacla.org (Click on “Calendar of Events” and select the date you’d like to attend) or by calling (213) 252-4249. When calling please leave a contact phone number. The schedule is subject to change.

The Housing Authority will be closed on:
**Monday, February 16th in observance of Presidents Day**
Keep your units lead free. The City of Los Angeles provides free lead hazard remediation. Call: (213) 808-8935 or (213) 808-8678 for more information.

To be aware and comply with Fair Housing Laws, owners can visit the Office of Fair Housing and Equal Opportunity (FHEO) website at the U.S. Department of Housing and Urban Development (HUD): www.hud.gov

You must report address and telephone number changes even if you are receiving your Housing Assistance Payments (HAP) in direct deposit.

Section 8 Offices

All questions and concerns should be directed to your tenant's Section 8 (S8) Advisor. Your tenant's S8 Advisor is prepared to answer any questions you may have. If you do not have the S8 Advisor's contact information, please call (213) 252-2500 or e-mail tenants.s8@hacla.org. When calling we recommend you have the unit address at hand.

Supervising Staff, Telephone Numbers and Addresses

Ombudspersons
S8 Applications Processing and Issuance
Serina Cannon: (213) 252-1613

Service Delivery Offices & Inspections
Lorraine Allison Downing: (213) 252-2668

Section 8 Administration
Christine McKinney: (213) 252-5420

S8 East Office
Manager: Ramina White
Address: 2600 Wilshire Blvd. 2nd Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-2514

S8 West Office
Manager: Ryan Mulligan
Address: 2600 Wilshire Blvd. 2nd Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-2573

S8 South Office
Manager: Ramona Kazemian
Address: 19600 Hamilton Ave.
Torrance, CA 90502
Telephone Number: (310) 225-6655

S8 Valley Office
Manager: Joseph Nguyen
Address: 6946 Van Nuys Blvd. Ste 100
Van Nuys CA 91405
Telephone Number: (818) 756-1194

Service Delivery Administration
Assistant Director: Angela Adams
Address: 2600 Wilshire Blvd. 5th Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-2690

Special Programs Operations
Manager: Isabel Araiza
Address: 2600 Wilshire Blvd. 2nd Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-1264

Special Programs Applications
Manager: Lula Eskander
Address: 2600 Wilshire Blvd. 2nd Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-6110

S8 Applications Processing and Issuance and Contracting (APIC) & S8 Inspections
Manager: Agbor Agbor
Address: 2600 Wilshire Blvd. 5th Flr.
Los Angeles, CA 90057
APIC Telephone Number: (213) 252-1290
Inspections Telephone Number: (213) 252-1802

Section 8 Investigation Unit (SIU)
Supervising Fraud Investigator: Pedro Vargas
Address: 2600 Wilshire Blvd. 5th Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-3110

Report Fraud
Fraud Hotline: (800) 461-9330
www.mysafeworkplace.com

Special Programs Administration
Assistant Director
Address: 2600 Wilshire Blvd. 5th Flr.
Los Angeles, CA 90057
Telephone Number: (213) 252-6965

Property Listings

Property listing service is available online at www.hacla.org under Section 8, Property Listings. Basic property listing is free of charge.

The Owner Newsletter is available online at: http://www.hacla.org/ownrnwsltr/