

SUMMARIZED VERSION OF ALL MTW Q/As AND COMMENTS

❖ **STAFF/CASEWORKERS – 3 QUESTIONS**

Q: How will the role and assignments of caseworkers change under the MTW program?

A: Implementing the proposed MTW program will streamline operations and provide the opportunity for staff to engage the client in discussion, planning and counseling regarding economic self-sufficiency instead of performing administrative tasks.

❖ **SUPPORT SERVICES -18 QUESTIONS**

Q: How will DHA assist me throughout the program? What kind of support services will be provided to assist with self-sufficiency?

A: DHA will leverage its longstanding diverse community partners in the fields of education, workforce, family services, health and wellness, sports, and business to support DHA families' journey toward self-sufficiency. Resources include, but are not limited to, (i) employment, training, and education-related services, (ii) financial literacy counseling, (iii) resources for landlord recruiting and mobility counseling services to increase housing choice

Q: Is the MTW program different from the FSS program?

A: Yes, the MTW program is different from the FSS program. Please note that the FSS is also intended to assist families towards self-sufficiency. Please visit our webpage [here](#) to learn more about the FSS program.

❖ **INCOME / PAYMENT – 48 QUESTIONS**

Q: How does an increase/decrease in income impact rent payment?

A: A tenant's rent portion is based on ZIP Code FMR and not on his/her income. Therefore, if a tenant increases or decreases his/her income, this does not affect his/her rent portion. The tenant will continue to make payments according to his/her schedule, unless the tenant requests and qualifies for hardship. DHA staff will work on assisting families to overcome hardships and barriers to under-/unemployment.

Q: Are clients required to report a change in income? Is there an income cap to the program?

A: Income reexaminations would occur every three years. If a household's income at reexamination is high enough to affordably rent a unit at the FMR, they will no longer be eligible for assistance. That is, if a household's monthly income times 30% is greater than the FMR for their household/unit size, they would be required to exit assistance.

Q: What would be the starting rent when the program starts?

A: The first year, families will have their income certified and will be placed on their ZIP Code payment schedule step the closest to, not to exceed, 30% of their income.

❖ **LANDLORD INCREASE RENT- 2 QUESTIONS**

Q: What if the landlord raises rent?

A: a tenant's rent portion is based on ZIP Code FMR and not on his/her income, nor rent. Therefore, if a landlord increases rent (and it does not exceed payment standard, and passes reasonableness test), this does not affect the tenant's rent

❖ **INTENT /ADDITIONAL FUNDING? -1 QUESTION**

Q: Does the MTW program provide more federal dollars for DHA?

A: No additional federal dollars will come to DHA with the MTW program.

❖ **HOMEOWNERSHIP -9 QUESTIONS**

Q: Can a tenant still pursue homeownership?

A: One of key goals of the MTW program is for participants to achieve economic self-sufficiency. Working towards self-sufficiency can ultimately assist families to become ready for homeownership.

Q: Does DHA have a program/class to help or assist in buying a first home?

A: Yes. DHA administers the HCV Homeownership program, and provides classes to assist families reach ownerships.

❖ **ELIGIBILITY – 26 QUESTIONS**

Q: Who is eligible for this program? How does one qualify?

A: Eligible households include currently assisted and newly admitted HCV households. Elderly and disabled households, families in the Family Self-Sufficiency program, and Public Housing residents, Walker Settlement Vouchers will be excluded.

Q: Are there any credit and/or employment requirements to qualify for the MTW program?

A: No. Households are not required to meet credit or employment requirements to participate in the MTW program.

❖ **WALKER PROGRAM -12 QUESTIONS**

Q: Will Walker voucher holders be participate the in the MTW program?

A: No, these households are excluded from the program.

❖ **PROGRAM PARAMETERS (PARTICIPATION) -20 QUESTIONS**

Q: When is the program scheduled to start and how are individual selected?

A: if selected, DHA is scheduled to start the implementation by spring 2022. Individuals will be randomly selected to participate in the program under either the proposed MTW rent policy, or the current one.

Q: How many families will be selected? Is opting out an option?

A: HUD, in collaboration with DHA will determine a suitable number of families to participate. DHA anticipates at least 4,000 families to participate. Opting out is not an option for this program

❖ **LOCATION/RELOCATION/HOAs -12 QUESTIONS**

Q: Are families able to relocate?

A: Yes, Families are able to relocate within DHA's seven-county jurisdiction. However, families are not required to move.

Q: What is a high-opportunity neighborhood?

A: While it varies, in general, higher-opportunity neighborhoods have a relatively low poverty rate, access to good school, affordable transportation options, and close to employment opportunities.

HARDSHIP -9 QUESTIONS

Q: Can hardship be denied?

A: It is anticipated that clients who do not meet the criteria under the hardship policies will be denied. While subject to refinement, it is anticipated that the hardship policy can be requested by households experiencing a loss of income due to extraordinary circumstances (such as national and/or state declared natural disaster, health related, death, out of the household's control resulting in extraordinary financial distress and the household's inability to pay rent accordingly to their rent schedule.

OTHERS" -14

COMMENTS FROM THE PUBLIC.

- **POSITIVE: -20 COMMENTS**

i.e. If this rule [rent formula] was changed 15 years ago I would be self-sufficient.

- **NEUTRAL – 6 COMMENTS**

i.e. Please consider individuals currently in college as we too are working to increase income and obtain self-sufficiency. I'd love to see MTW offered to those us that are Walker recipients as we are already in inclusive communities.

- **NEGATIVE: - 4 COMMENTS + 1 LETTER**

i.e. I don't like the idea of my rent being raised every year now that my rent is more than \$1,000 a month. That means my rent would go up but my income will be staying the same. It makes sense for some but not for others.