

HCV Headlines



JANUARY 2016

Announcing...

The RTA Portal Debuts

Sign-up Now

- **The Portal is for owners who submitted an RTA in the last 90 days**
- **Track the RTA process**
- **View inspection information**
- **Manage multiple companies under one profile**

Registration info is on the Partner Portal and the CMHA website.

*CMHA Offices will be Closed
January 18*

The end of the year typically marks the beginning of change for the Cincinnati Metropolitan Housing Authority Annual Plan. One big change is the yearly update to the HCVP Administrative Plan. We want to hear from you. If you have comments or suggestions for the department, look to the local newspaper and our website for information on when to submit public comments.

Many of you participated in the electronic survey that was recently emailed. We appreciate your feedback. We are reviewing the training and enhancement suggestions now. We will do our best to include some requests in the next round of training.

The HCV Program earned High Performer status from the U.S. Department of Housing and Urban Development. We could not have received this achievement without the great partnerships we have with you, the property owners and managers. I thank you for helping us strive for Gold Standard levels on a daily basis.

And finally, please note there are lots of changes and updates happening on the HCV section of the CMHA website. There you can find information about our community partners, department announcements, events and much more. The pages of interest to you are: HCV, Property Owners and Events. If there is something you'd like to see added, submit suggestions to HCVhelp@cintimha.com.

Kind Regards,

Lisa Isham

Housing Choice Voucher Program Director



About Abatements

Abatement is the dreaded word for property owners/managers. So what does it mean? When a unit on the program fails to meet Housing Quality Standards by failing an inspection, and the owner is responsible for correcting the items, the assistance payment to the owner will be abated or terminated if repairs are not made by the due date listed on Notice of Failed Inspection. CMHA makes every attempt to reinspect the unit by the due date for repairs.

If CMHA is unable to reinspect the property by the due date, we will assume repairs were made timely as long as the unit passes the reinspection. If the unit fails the reinspection, the abatement will be applied until the repairs are made. Owners should always maintain receipts for the materials, or services used for the repairs. CMHA will also accept signed and dated work orders for the repairs to document the date the repairs were completed. **Please note,**

abated payments will not be returned to the owner once the unit passes inspection.

Key reminders... during abatement, the family has the option to move. The time standards for repairs are 24 hours for emergency items and 30 days for non-emergency items. If a re-inspection results in another fail, you have one more opportunity to complete the repair. The third failed inspection is the ***final fail*** and a new RTA will have to be submitted.

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This is 74 year old Veteran Montez Reid. Read his story next month.



HCV Customer Service

Answering your questions
Monday through Friday

8:00 AM—4:30 PM

(513) 977.5800

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media.



Cintimha

Help House Veterans

Thank you to everyone who helped local Veterans and their families find a home for the holidays. CMHA, in partnership with the Cincinnati VA, joined a state-wide challenge just before Veterans Day. Over two months we were able to help house 42 Veterans and their families. Our goal was to house 40, the biggest across the state. The holidays are over but homelessness among Veterans is still a problem.

Please join us in ending homelessness by calling Cincinnati VA supportive housing at 513.977.6800.



Weather Extensions

Heavy rain, snow and extreme cold can cause renovation delays and we at CMHA get it. So the weather extensions for exterior work are being permitted on concrete, painting and roofing repairs only. All weather extension repairs need to be complete by May 31, 2016. All extension requests should be made in writing to HCV Inspections Manager Eric Payne prior to the due date for repairs. Please use the Request for Extension form located on the HCV Documents Download page.



Property owners are not the only HCV participants experiencing a digital change with CMHA. Voucher holders can now recertify on-line through a process known as Streamline. Voucher holders can submit information at their convenience in turn helping free up time spent in the office with housing specialists.

If one of your tenants does not have access to a computer or the internet, he or she can stop by the CMHA kiosk area and complete the recertification there.