



## COVID-19 Waivers and MTW Plan Amendment Public Notice

The Housing Authority of the County of San Bernardino (HACSB) has adopted regulatory waivers provided by the U.S. Department of Housing and Urban Development (HUD) in response to the COVID-19 emergency. Additionally, HACSB received approval from HUD to implement emergency operations under amendment number two of the 2020 Moving to Work (MTW) Plan.

The list below summarizes the activities and regulations that have been modified, waived or altered as of this date. Items and alternative procedures are subject to change.

	<b>Item</b>	<b>Alternative Procedure</b>
1	Revisions to Administrative Plan	Policies may be adopted without Board approval but must be formally adopted by 12/31/20
2	Initial Housing Quality Standards (HQS) Inspections	Acceptance of owner certification of no life-threatening deficiencies; HACSB will inspect unit within 1 year of owner's certification
3	Biennial HQS Inspections	Postpone biennial inspections for up to one year
4	Complaint/Special Inspections	Acceptance of owner certification and documentation of repairs
5	Project-Based Voucher Unit Turnover Inspections	Acceptance of owner certification of no life-threatening deficiencies; HACSB will inspect unit within 1 year of owner's certification
6	HQS Quality Control Inspections	Suspension of Quality Control inspections
7	Homeownership HQS Inspections	Use of independent professional inspection
8	Housing Authority Oral Briefing	Conduct briefings through the mail, using videos posted on website, and through on-line meetings
9	Extension of Voucher Terms	Provision of tolling time and further extensions as needed
10	Family Absence from Unit	Allows family absence from unit for COVID-19 reasons up to 12/31/20
	<b>Item</b>	<b>Alternative Procedure</b>

11	Automatic Termination of HAP Contract after Six Months of No HAP Payments	Extension of HAP Contract grace period for an additional six months
12	Revisions to ACOP	Policies may be adopted without Board approval but must be formally adopted by 12/31/20
13	Over-Income Families in Public Housing & Housing Choice Voucher	Over-income families scheduled to end participation between April 1 and September 30 will receive a six month extension
14	Biennial and Triennial Recertifications	Extends the validity of the family's most recently completed biennial or triennial recertification by one year
15	Local Policies for Portability	Suspends acceptances of Housing Choice Voucher port-ins
16	Local Payment Standards and Alternative Flat Rents	Defers the annual review and update to the local Payment Standards
17	Property Management Innovation	Provision of remote meetings whenever possible between HACSB employees and assisted families such as a modified grievance process (settlement conference)
18	Term-Limited Lease Assistance	Extends assistance for six months for families scheduled to end participation due to term limits between April 1 and September 30
19	Streamlined Lease Assistance Program	Provides COVID-19 hardship exemption for families experiencing loss of income as a result of current crisis and processing of rent increase requests will be delayed
20	No Child Left Unsheltered	Supportive services provided to NCLU families may be reduced and/or deferred based on the availability and ability of HACSB staff and partners to provide those services