As of July 1, 2015, the Housing Authority of the County of Los Angeles (HACoLA) set its payment standards to the following:

<table>
<thead>
<tr>
<th>Bedroom Size</th>
<th>SRO</th>
<th>0</th>
<th>1</th>
<th>2</th>
<th>3</th>
<th>4</th>
<th>5</th>
<th>6</th>
<th>7</th>
<th>8</th>
</tr>
</thead>
<tbody>
<tr>
<td>Payment Standard (PS)</td>
<td>$685</td>
<td>$913</td>
<td>$1,103</td>
<td>$1,424</td>
<td>$1,926</td>
<td>$2,145</td>
<td>$2,467</td>
<td>$2,789</td>
<td>$3,110</td>
<td>$3,432</td>
</tr>
</tbody>
</table>

Mobile Home Space Rent: $570

The payment standards are established by the United States Department of Housing and Urban Developments’ (HUD) Fair Market Rents. The payment standards are the maximum amount HACoLA can pay landlords (rent + utilities). Your payment standard is determined by the number of persons in your family. HACoLA must use the SMALLER of the number of bedrooms in the rental unit of the number of bedrooms on the voucher to determine the payment standards. For example, if a family locates a two-bedroom unit with a three-bedroom voucher, the two-bedroom voucher payment standards must be used. These payment standards do not affect families assisted under the Veteran’s Affairs Supportive Housing (VASH) Program.

New Rent Increase Request Policy

As of July 31, 2015, HACoLA no longer limits the submittal of a rent increase request only at the time of the participant’s annual reexamination. Now, the owner may request a rent increase at any time after the initial term of a lease and in accordance with any rent increase provisions specified in the lease. If the request is approved, the owner may not request another rent increase during the twelve month period from the effective date of the last approved rent increase. Owners whose rent increase requests are denied reserve the right to resubmit a rent increase request at any time in the future.

Section 8 Fiscal Year 2015 Policy Changes

The following are new policy changes for the 2015-2016 fiscal year. For all current policies, you may refer to the Administrative Plan at www.HACoLA.org.

1. Limited Waiting List Preference
   In 2014, HACoLA eliminated the former homeless set-aside program and implemented the limited homeless waiting list preference for homeless families who are referred by one of the HACoLA’s partner Community-Based Organizations (CBO). Now, in addition to referrals from these organizations, HACoLA will expand the preference to families who are already listed on the HCV waiting list and self-disclose their homeless status. These families once selected, must obtain a certification from any organization qualified to determine their homeless status.

   Examples of organizations that may be qualified to determine the family’s status include, but are not limited to, government agencies (Department of Mental Health, Department of Public Social Services, etc.), homeless service providers, homeless shelters, non-profit organizations, CBOs, and faith-based organizations.

2. Family Composition
   HACoLA requires that applicant(s) must qualify for assistance as a family as defined by the agency. Previously, HACoLA required that a group of persons who are not related by blood, marriage, or operation of law provide evidence of a stable relationship such as a lease agreement, or joint bills/bank statements. In an effort to ensure equal access to HACoLA’s rental assistance programs, these families will no longer be required to provide evidence of a stable relationship.

3. Verification of Jurisdictional Preference
   Families who are selected from the waiting list under the jurisdictional preference must provide proof that they live or work in HACoLA’s jurisdiction at the time of selection from the waiting list. Families who cannot provide such proof are returned to the waiting list without the benefit of the preference.

   Now, in addition to the items that are already listed in the Administrative Plan, HACoLA may also accept other documents, certifications, declarations, or combinations thereof, to verify that the family lives or works in the jurisdiction. As with any documents, HACoLA may reject any document it considers to be falsified, altered, or otherwise not authentic.
Data Compliance System (DCS)
HACoLA uses the DCS, which automatically provides publically available arrest data from Los Angeles County law enforcement agencies. HACoLA verifies all of the information collected on its applicants and participants and takes appropriate action related to program violations. As a result DCS, HACoLA no longer conducts compliance checks or home visit inspections.

Criminal Background Screening
- **Prohibition of parole or probation** – HACoLA will no longer deny admission to individuals who are currently on parole or probation, including summary probation.
- **Look back period** – HACoLA reduced the look back period for drug-related criminal activity from three years to two years. This only applies to drug-related criminal activity. The three-year look back period for violent and other criminal activity will remain in effect.
- **Definition of violent criminal activity** – HACoLA has revised its definition of violent criminal activity to read as follows: “Any activity that has as one of its elements the use, attempted use, or threatened use of physical force substantial enough to cause, or be reasonably likely to cause, serious bodily injury or property damage.”
- **Definition of other criminal activity** – HACoLA has revised its definition of other criminal activity to read as follows: “Criminal activity which may threaten the health or safety of other residents or persons residing in the immediate vicinity.”

Seeking Section 8 Volunteers! 2016 Annual Plan
Have you ever wondered why HACoLA operates the way it does? Why it has so many rules and policies? Do you wish you could share your concerns or ideas about them? Here is your opportunity to learn the answers to these questions and have your input heard.

HACoLA is recruiting Section 8 program volunteers for its Resident Advisory Board (RAB) Committee that will assist with the 2016 Annual Plan process. The RAB Committee provides the opportunity for Section 8 participants to present input on matters that affect them, including new policies and plans. After all, who knows better what you need, what you want, and what will assist you and your family the most?

All you have to do as a RAB Committee member is attend a minimum of one meeting each year that takes place in October/November. Should you wish to volunteer in this year’s Committee, you may email AssistedHousingCompliance@hacola.org, or call (626) 586-1991 and express your interest. Be sure you provide your name and a contact phone number and include any questions you may have. A HACoLA representative will contact you with details of your role as a RAB Committee member.

A Family Self-Sufficiency (FSS) Program Success Story:
Veronica Ceja

Veronica Ceja graduated from the FSS program in May 2015. With the help of the FSS program, she was able to accomplish two main goals: completing her High School Equivalency Certificate, and obtaining a Dialysis Technician Certificate. While on the FSS program, she received instruction on the importance of budgeting and was able to organize her finances. She attended a HUD-approved 8-hour pre-purchasing homebuyer education course where she learned the process for home ownership, the importance of having a good credit score, and budgeting her finances. Since graduating, she became employed and has maintained her employment at a nursing facility working as a Data Entry Coordinator.

Veronica shares, “It has been a very hard road for me to accomplish my goals, but it’s only made me stronger and ambitious. These past two years have been hard, but I keep moving forward for myself and my family.”