**PUBLIC NOTICE**

**30 DAY Comment Period**

**To: Public Housing Residents**

**From: Mr. Brad Kanuch, Deputy Director**

**Date: May 15, 2023**

**Re: HUD Income Regulation Change**

On January 31, 2023, HUD published a final rule implementing sections of the Housing Opportunity through Modernization Act (HOTMA).

Revisions to our current policies are necessary in order to be in compliance with HUD regulations.

Highlights include:

An Over Income Family is defined as a family who has exceeded the income limits for 24 consecutive months. The income limit is defined as the very low income (VLI) standard set forth by 24 CFR 5.603(b) multiplied by 2.4 (120%).

All Families will be notified if they have exceeded the Over Income Limit within a month of reaching the new limit. If a family continues to be Over Income for 24 consecutive months their tenancy will be terminated.

During the 24-month grace period, if a family’s income falls below the Over Income Limit, the 24-month clock will stop. If the family’s income reaches the Over Income Limit again, a new 24-month grace period will begin.

The Altoona Housing Authority must notify residents who have reached the limit no later than 30 days after reaching the Over Income Limit. The Altoona Housing Authority will conduct an income examination at 12 months, after the initial over income determination. Residents will be notified if they have reached the Over Income Limit within 30 days.

All residents will be given a hearing if they dispute the income calculations.

The full written policy will be available for your review at each management office and on the Altoona Housing Authority website

A public notice has been published for the period May 15, 2023 through June 15, 2023. All comments can be dropped off at the Administrative Office located at 2700 Pleasant Valley Blvd., Altoona, PA 16602 or at your Management Office.

Thank you.