

SSVF Supplemental NOFA Awards, Planning and Implementation

SSVF HUD-VASH Joint Kick Off Call August 15, 2022

[Link to Audio](#)



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Housekeeping



Webinar
will last
for **60**
minutes



Slides &
handouts
will be in
the CHAT.



Recording,
Handouts &
Slides will
be sent via
email



Submit
questions in
the
question
box or any
time at
ssvf@va.gov

Poll: Who is on the line?

NOFA and Funding Overview

Purpose

- Address barriers to permanent housing placement. Some authorities likely to become permanent features of SSVF.
- Support the Secretary's goal of placing 38,000 Veterans by the end of CY 2022.
- 80% or more of TFA funds from this award must be used for literally homeless.



NOFA and Funding Key Features

1. Adds Housing Navigation services to HUD-VASH
2. Creates landlord incentive worth up to 2-months rent (in addition to normal deposits)
3. Creates tenant incentive of up to \$1,000
4. Increases SSVF income limit from 50% to 80% of local Area Median Income (AMI)



Funding Key Features

- 4-year awards supplement existing capacity. Annual grant funds can also support flexibilities offered in NOFA
- Flexibilities are limited to VA Catchment Areas included in NOFA

Formal award announcement expected in early September.



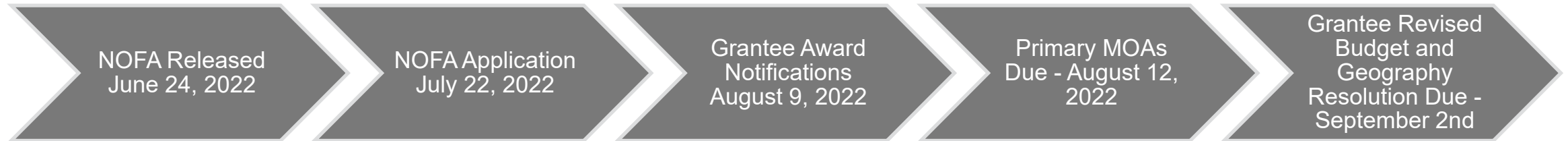
SSVF & HUD-VASH Planning

- Close coordination to determine how best to use the new authorities
- Deliberate bridging and co-enrollment strategy to expedite housing placements while HUD-VASH voucher is processed
- Balancing needs of higher income Veterans with a commitment to housing first and equity
- Strategy to engage landlords given new staff and incentives

Immediate Action Needed: Grant Awards

- Meet deadlines for next steps with grant awards and budgets
- HUD-VASH teams and local grantees who share catchment areas initiate planning over the next two weeks prior to September 2nd final budget submissions
- Begin recruitment of housing navigation staff
- SSVF coordinate with finance teams to ensure preparation for new cost types (landlord and tenant incentives) and process for rapid incentive payments

General NOFA Award Timeline



General Funding Update

- Grantee award notifications complete on August 9th
- Primary MOAs signed by August 12th
- SSVF Budget revisions and Geography Resolutions due in UDPaaS by September 2nd (14 business days from today!)
 - Budgets should reflect local needs
 - Budget allocations across activities are flexible and may look different than initial submission (more or less emphasis on navigation or incentives, etc)
 - Work with your Regional Coordinator and local Medical Center to ensure you have selected the appropriate VAMC and VISN codes in UDPaaS
- SSVF and HUD-VASH must coordinate how best to use funding to supplement existing services to ensure budget reflects local reality. Planning must start now so September 2nd SSVF submission reflects local needs and realities
- Awards are four years; grantee normal grant funds can also support similar flexibilities offered
- Limited to VA Catchment Areas included in NOFA

HUD-VASH Program Office

HUD-VASH Responsibilities

- The HUD-VASH program office expects HUD-VASH teams to be active partners in planning and implementation
- HUD-VASH should work jointly with SSVF to plan for staffing and other considerations
- Use local data (through HOMES, HMIS, etc.) to drive decision making
- VA HUD-VASH teams should identify how best SSVF Housing Navigation can expand capacity to HUD-VASH to expedite placements with the appropriate level of services
- HUD-VASH teams should be clear about what available resources can best respond to local Veterans needs

HUD-VASH Key Considerations and Expectations

- HUD-VASH must still provide clinical case management services to Veteran
- HOMES Data requirements continue under HUD-VASH Team
- Generally, PHA documentation support and other enrollment and voucher processes remain with HUD-VASH
- HUD-VASH does not supervise SSVF but should establish a regular feedback loop to establish which Veterans require SSVF housing search and placement support and provide task management for SSVF navigators
- HUD-VASH/VA can, but is not required to, provide co-location office space for the SSVF Housing Navigator(s). The focus should be on the close coordination and planning with SSVF that will be essential for the success of these efforts, especially when co-location isn't possible/feasible



Key Questions Guiding Our Work

What processes, protocols or service considerations would benefit from SSVF housing navigation to ensure the Veteran is quickly linked to and provided support in Permanent Housing?

How do we improve the experience for the Veteran in obtaining permanent housing?

How do we prioritize the increased capacity provided through SSVF services for Veterans who are most likely to need support to successfully obtain housing?

How can we use this opportunity to adjust OUR system to better meet the VETERAN'S needs?



Housing Navigation

Housing Navigation Overview

- SSVF employs Housing Navigators who are dedicated to supporting HUD-VASH
 - Staff supplements, does not replace, HUD-VASH navigation
 - Staff time funded under new funding is fully dedicated to HUD-VASH for navigation support
- Veterans served are co-enrolled
- SSVF can use RRH placements as a bridge to HUD-VASH to quickly secure housing units when there are delays in the PHA process.
- Funded Housing Navigator time charged to the new grant award is applicable only to Veterans co-enrolled in SSVF and HUD-VASH in communities funded by supplemental NOFA. For Veterans not dual enrolled, labor time must be charged to normal grant

Housing Navigation

- Successful housing navigation
 - Is a proactive service that engages across housing owners/landlords and Veterans to identify and coordinate linkages to permanent housing units in the community.
 - Landlord recruitment and relationship building to create a portfolio of housing options available as Veterans are entering the housing search process. This includes new unit identification in the open market and leveraging/building landlord relationships directly with the program/system to be able to access over time
 - Requires a process that
 - Understands the Veteran's housing preferences.
 - Keeps the Veteran engaged in the search process.
 - Helps the Veteran in gathering all documents necessary for housing enrollment.
 - Accompanies the Veteran in housing search.
 - Serves as an advocate with landlords and other resources.
- SSVF's role in Housing Navigation will look different across different communities based on needs, capacity, etc. and may also include isolating geographies or catchment areas that need particular support or attention.
- SSVF grantees and the HUD-VASH teams will coordinate and engage in process mapping to determine what roles each should play, and may play throughout the housing navigation process.



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Key Considerations: SSVF HUD-VASH Roles and Responsibilities

- SSVF and HUD-VASH should work together to develop and review job descriptions for this new position/role
- Review and assess current housing navigation services and capacity offered to HUD-VASH. Consider how SSVF can best augment any existing HUD-VASH activities related to landlords and obtaining units
- HUD-VASH must retain clinical service delivery even while SSVF provides housing navigation services

Key Planning Considerations: Housing Navigation

SSVF and HUD-VASH meet to discuss award implications, including:

- Existing gaps and disparities within the local Veteran homelessness response system that this opportunity can address
- Current and anticipated population of Veteran who would be co-enrolled
- Roles and responsibilities between SSVF Navigators and HUD-VASH teams
- PHA HQS requirements and approval process, including basic training for staff to assure general expectation of unit passing inspection
- Team approach to services
 - With clearly defined roles and expectations
 - With timing and protocol



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Key Planning Considerations: Housing Navigation (cont)

- Meet with CoC Coordinated Entry and VA teams
 - To update on new initiative and potential to link clients more rapidly to housing placements
 - To understand data on number of Veterans between 50%-80% AMI (note: not all PHAs allow up to 80% for HUD-VASH)
- Discuss current landlord communication and portfolio, including recent landlords who may be more willing to rent with new housing navigation and incentive payments in place. Expand on current VA/CoC landlord efforts
- Review By Name List and Case Conferencing protocol to ensure new flexibilities are fully utilized and coordinated

Assessing Current Capacity and Gaps – example joint tool

HUD-VASH Housing Navigation Strengths and Existing Capacity

1.

HUD-VASH Navigation Gaps

1.

Areas for SSVF Navigation to Focus

1.



Identifying Roles – example joint tool

- Housing Barrier Assessments
- Documentation Collection
- Housing identification
- Equity review and promotion
- Propose Incentive and TFA Needs
- Referrals for Co-Enrollment
- Develop Navigation Plan with Vet
- Identify Veterans housing preferences
- Supervision of service and self-care
- Inspection Coordination/Support
- Landlord Outreach and Recruitment
- PHA Interaction and Coordination
- Develop talking points to inform VA/Comm/landlord partners of role
- Assist in housing applications
- Transport to housing appointments
- Face to Face interaction with landlords
- Manage/track landlord pool/portfolio
- Coordinate leases with landlords

HUD-VASH

HOMES data Requirements

Clinical Case Management

Long Term Housing Stability

Other:

Other:

SSVF

SSVF HMIS Requirements

Other:

Other:

Shared

Other:

Other:

Landlord Incentives

Landlord Incentive Overview

- Up to 2-months rent equivalent payable to landlord
 - Focus is on engaging new landlords
 - Incentives should be used only if necessary for more rapid housing placement
 - Grantees should work across the community to develop clear standards for how and when incentives are used
 - Must justify need for incentive in case file
- Veteran must be offered at least a 1-year lease (month-to-month lease does not qualify)
- Can be used for SSVF, GPD or HUD-VASH placements
- Can be used in conjunction with double security deposit but cannot be used as a holding fee

Key Planning Considerations: Landlord Incentives

- Create/revise communication materials/talking points to inform landlords of incentives to overcome Veteran housing barriers (i.e. high risk tenant) when appropriate
- Train staff on incentive parameters and limitations, including justification of “high risk” and necessity for incentive to secure unit
- Review current average rent amounts to create budget projections on landlord incentives needed moving forward
 - Number of anticipated Veterans needing incentive, including HUD-VASH, SSVF, and GPD
 - Average rent amount representation at 2x based on anticipated number



Example Landlord Payment

A 1 bedroom unit at \$1,000 per month that is rent reasonable, 12 month lease, and landlord requires fee/incentive to house Veteran with barriers:

- **Two month security deposit total \$2,000** (allowed local law, security deposit requirements remain)
- **Two month landlord incentive/fee payments of \$2,000** (not bound by security deposit requirements)
- **First month rent, assuming HUD-VASH not yet covering (\$1,000 total)**

Total potential first payment to landlord = \$5,000



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Tenant Incentives

Tenant Incentive Overview

- Available only after move-in from literal homelessness for leases of at least 1-year (month to month lease does not qualify)
- In addition to, and more flexible than, traditional General Housing Assistance (GHA) supports
- Meant to address quality of life, offering Veterans comforts most expect in independent living
- Purchase items or set up merchant account
 - No gift cards
 - No bulk purchasing that isn't tied directly to a Veteran household



Compliance Considerations: Client Incentives Examples

For Consideration	Not for Consideration
Appliances (Microwave, Refrigerator, Dishwasher, Air conditioner, etc.)	Items prohibited by law
Furniture (Bed, Sofa, Dresser, Coffee Table, etc.)	Art/Antiques
Electronic Equipment (Computer, Television, Laptop, electronic reading device etc.)	Jewels and Gems
Rugs and Carpets	Collections
Recreational items such as bikes, sports or exercise	Weapons
Educational items such as books or items needed for Veteran household	
Hobby materials such as crafts, games.	

Key Planning Considerations: Client Incentives

- Ask Veterans with lived experiences and expertise (current and former) what types of goods or items would most impact Veteran willingness or ability to accept housing
- Establish short list of vendors or stores to utilize for purchases
- Discuss, as needed, purpose of client incentive funds with merchants and seek partnerships or discounts
- Consider a menu of options/packages of client goods as examples for Veterans to consider when requesting purchases
- Revise financial management protocol to clarify request and purchase process
- Develop clear processes for ordering and tracking that are in compliance with SSVF regulations



Allowance for 80% AMI Eligibility

80% AMI Income Eligibility Overview

- Veterans eligible up to 80% AMI, regardless of enrollment in HUD-VASH, within funded VA Catchment Areas from Table 1 of the NOFA
- SSVF still prioritizes lowest income or most vulnerable Veterans – may need caution in enrolling higher income Veterans, even if allowable
- Grantees must ensure equitable service delivery across the community



Key Planning Considerations: AMI Change

- Review available local data to understand changes in eligible population based on AMI increase
- Review program budget and By Name List client demand to:
 - Anticipate number of Veterans between 50%-80%
 - Understand and mitigate against further inequities in services for Veterans from historically disadvantaged populations
 - Establish how to continue to ensure rapid housing access for extremely low and zero income Veterans, both with HUD-VASH and SSVF alone
 - Update intake documents and income references for staff certifying eligibility under new income guidelines
 - Possibly create financial projection tools or forms



SSVF HMIS Data Entry

Veteran and Landlord Incentives

To accurately capture the work provided under the Supplemental NOFA for Landlord or Veteran Incentives in HMIS and to ensure the data is uploaded to the VA Repository please perform the following for each Veteran:

1. V2 Services Provided – SSVF This is how we will know that the Veteran is receiving assistance under the NOFA.

On Date of Service, record “Other” service and write “Incentive”

2. V3 Financial Assistance – SSVF This is how we will know what kind of NOFA incentives the Veteran received.

On *same* Date as above, record EITHER

“Moving cost” plus amount for “Landlord Incentive”

OR **“General housing stability assistance” plus amount** for “Veteran Incentive”

Have your HMIS Lead/HMIS Vendor confirm with the [HMIS Data Dictionary](#) that you are tracking it correctly in your local HMIS software.

Email ssvfhmis@abtassoc.com if you have further questions or need clarifications.



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Data Dictionary Pgs. 76 & 77

V2 Services Provided - SSVF

Header	Instruction
Element Name	Services Provided - SSVF
Field 1 & Response	Date of Service (date) [date field]
Field 2 & Responses	Type of Service
	1 Outreach services
	2 Case management services
	3 Assistance obtaining VA benefits
	4 Assistance obtaining/coordinating other public benefits
	5 Direct provision of other public benefits
	6 Other (non-TFA) supportive service approved by VA
	7 Extended Shallow Subsidy
	8 Returning Home
	9 Rapid Resolution
Dependent A - Dependent	"Assistance in obtaining VA benefits"
	6 Legal services - conviction prevention
	7 Legal services - outstanding fines and penalties
	8 Legal services - restore/acquire driver's license
	9 Legal services - other
	10 Child care
	11 Housing counseling
Dependent D - Dependent to Field 2 Response 6	If "Other (Non-TFA) Supportive Service approved by VA" text box for Specify
Element Type	Program Specific

V3 Financial Assistance - SSVF

Header	Instruction
Element Name	Financial Assistance - SSVF
Field 1 & Response	Date of Financial Assistance (date) [date field]
Field 2 & Response	Financial Assistance Amount (amount)
Field 3 & Responses	Financial Assistance Type
	1 Rental assistance
	4 Utility fee payment assistance
	2 Security deposit
	3 Utility deposit
	5 Moving costs Landlord Incentive
	8 Transportation services: tokens/vouchers
	9 Transportation services: vehicle repair/maintenance
	10 Child Care
	12 General housing stability assistance Veteran Incentive
	14 Emergency housing assistance
	15 Extended Shallow Subsidy - Rental Assistance
	16 Food assistance
Element Type	Program Specific

Type in "Incentive"



Next Steps and Supports

Upcoming Support

- August 23rd HUD-VASH National Call
- 1:1 TA Support for some larger communities
- Community of Practice opportunities for some communities
- Planning documents and support
- Frequently Asked Questions updates (for both SSVF and HUD-VASH)
- Ongoing webinars and communication support from VA and technical assistance team



Resources

- [SNOFA_FAQs.pdf \(va.gov\)](#)



Questions

