



IMPORTANT INFORMATION

BED BUG POLICY UPDATE (Effective 1/1/10)



Landlords with units that fail inspection due to a bed bug infestation and who do not comply with the requirements as stated in the RHA Bed Bug Policy will have the HAP payment for the unit abated. The abatement will begin the

first of the month following the non-passing inspection during which the bed bug infestation was identified. The HAP payment will not be released until the Inspections Division has received the required documentation. The HAP payment will be released from the date the documents are received by the Raleigh Housing Authority. No back HAP payment will be released. The specific requirements include:

- provide a copy of the extermination contract within 48 hours of notification of failed inspection and
- provide a copy of the Landlord Certification Statement within 72 hours.

LANDLORD INFORMATION BRIEFING

You are invited to attend a **LANDLORD BRIEFING!**

BRIEFING SCHEDULE

January 26, 2010 ~ 9 A.M.
 April 27, 2010 ~ 9 A.M.
 July 27, 2010 ~ 9 A.M.
 October 26, 2010 ~ 9 A.M.

RHA Community Center ~ 971 Harp St
 (Across parking lot from Main Building)

Registration is **not** required. In the event of inclement weather, the scheduled Owner/Landlord briefing will be postponed until the next scheduled briefing date.

The briefings address the following topics:

- Raleigh Housing Authority's Housing Choice Voucher program, inclusive of any program changes;
- Policy and procedures for program participation;
- Landlord and program participant responsibilities;
- Information on proper completion of move packet; and
- Information on the HUD HQS inspection process

The briefings are approximately 2½ hours per session. All landlords interested in participating in or are currently participating in the program are strongly encouraged to attend to receive updated information and insight for success with the Housing Choice Voucher program.

This is your **OPPORTUNITY** to gain invaluable information about the program! **DON'T MISS IT!**

UPCOMING CHANGES

We are currently looking to streamline some of our processes (i.e. failed inspections, move notifications, mold policy, etc.). Be on the lookout for more information in the near future.

2010 FAIR MARKET RENTS (Effective 1/1/10)

Listed below are the FMRs for the Raleigh/Durham/Chapel Hill area.

*****These amounts ONLY apply to new participants and current participants that move to new units.*****

| Bedroom Size | FMR | Contract Rent <small>*See Footnote</small> |
|--------------|--------|---|
| 0 | \$687 | \$551 |
| 1 | \$770 | \$601 |
| 2 | \$856 | \$645 |
| 3 | \$1076 | \$827 |
| 4 | \$1115 | \$832 |
| 5 | \$1282 | \$965 |

***Note:** The contract rent requested by the owner equals the **Fair Market Rent minus an estimated utility allowance** that the Housing Authority is required to give to each family. This utility allowance is included in the rent calculation.

SPECIAL NOTICE

RHA's 2010 Administrative Plan is currently under construction! It will be available for public review soon. **Stay tuned for more information!**