



LORAIN METROPOLITAN HOUSING AUTHORITY  
1600 KANSAS AVE LORAIN OHIO 44052

(440) 288-1600  
TTD/TTY (800) 750-0750  
WWW.LMHA.ORG

EQUAL HOUSING OPPORTUNITY

To: LMHA Public Housing Residents

Date: August 11, 2020

Re: LMHA Adoption of COVID-19 Statutory and Regulatory Waivers for Public Housing

In response to the Covid-19 National Declaration of Emergency and the CARES Act, HUD has provided waivers to Public Housing Authorities (PIH Notice 2020-5). HUD issued a revision Notice PIH 2020-13 restating the waivers and alternative requirements and extending the periods of availability for previously established waivers and alternative requirements. LMHA is required to determine which, if any, of these waivers it will adopt and inform residents of changes that will impact them.

LMHA has determined to adopt the following allowable waivers:

- Annual Recertifications and Interim Recertifications  
LMHA is waiving use of HUD's income verification hierarchy and will consider self-certification the highest form of income verification through December 31, 2020. Please note if fraudulent information is provided, LMHA reserves the right to charge Retro Rent if rent is decreased due to fraud.
- Family Self-Sufficiency  
LMHA will allow extensions to the Contract of Participation if the inability to fulfill goals is due to Covid-19 through December 31, 2020
- Waiting List  
LMHA is waiving the public notice requirement for the opening and closing of waiting lists through December 31, 2020
- Approval Process  
In order to expedite these changes and implement immediately, LMHA is waiving the regulatory approval process and will submit changes to the board for approval as soon as practicable but no later than December 31, 2020
- Community Service  
LMHA is temporarily suspending the Community Service/Self-Sufficiency requirements effective April 10, 2020 until the households next annual recertification but no later than March 31, 2021
- Resident Council Elections  
LMHA is temporarily suspending Resident Council elections through December 31, 2020
- Tenant Notifications  
In order to expedite these changes and implement immediately, LMHA is waiving the advance notice of these changes to residents

In addition to the above regulatory and statutory waivers, LMHA temporarily suspended the requirement to report household changes in writing. LMHA prefers to receive household change notifications by email or mail. However, we are currently accepting these notifications via telephone. We reserve the right to ask you to place these in writing at a later date.

In accordance with HUD PIH Notice 2020-13, LMHA reserves the right to choose at anytime to revert to regular program requirements and operations as outlined in our ACOP and the lease agreement.

Please contact me if you need assistance to understand this document.  
Por favor, pongase en contacto conmigo si necesita ayuda para entender este document.