

Virginia's Plan to Increase Independent Living Options -
Action Plan Update

Date: January 31, 2017

Executive Summary

On March 3, 2013 the Commonwealth of Virginia developed Virginia's Plan to Increase Independent Living Options (hereinafter referred to as the "Plan") to increase the availability of independent living options for individuals with developmental disabilities. The Plan met the requirements of Section III.D.3 of the Settlement Agreement with the United States Department of Justice.

The Plan was developed by the Virginia Department of Behavioral Health and Developmental Services (DBHDS) in consultation with an Interagency Housing Committee composed of representatives from the Office of the Secretary of Health and Human Resources (OHHR), the Virginia Housing Development Authority (VHDA), the Virginia Department of Housing and Community Development (DHCD), the Virginia Department of Medical Assistance Services (DMAS), the Virginia Department for Aging and Rehabilitative Services (DARS), and the Virginia Board for People with Disabilities (VBPD), as well as stakeholder organizations.

The target population under this plan is individuals with developmental disability who meet any of the following additional criteria: (1) Currently reside at any of the Commonwealth's training centers, (2) Receives Developmental Disability (DD) waiver services or is eligible to receive a Developmental Disability waiver and is on the DD waiver waitlist, or (3) Currently reside in a nursing home or private Intermediate Care Facility and meet the level of functioning criteria to be eligible for a Developmental Disability waiver.

For the purposes of the Plan, living options are considered independent if they have the following characteristics:

- Individual does not reside with a parent, grandparent, or legal guardian;
- Individual lives in housing types that anyone without a disability can live in, based on income;
- Individual has social, religious, educational and personal opportunities to fully participate in community life;
- Housing is affordable (i.e., individual pays no more than 30-40% of his/her adjusted gross income);
- Housing is accessible (barrier free);
- Housing is leased/owned by the individual; and
- Housing is not contingent upon participation in services (and vice versa).

The updated baseline estimate for the number of individuals with developmental disabilities in the Commonwealth of Virginia who might choose independent living is 1,866.¹ This baseline estimate is derived from analysis of current service utilization data, available informal survey data, anecdotal evidence of choice, and national data/trends.

The original plan included a significant amount of information about independent housing options and rationale for how goals were established. The Action Plan with its 5 goals and strategies was included as Appendix C of the original document. Since its publication in 2013, DBHDS has provided quarterly updates related to implementation progress. Going forward, this document shall serve as Virginia's Plan to Increase Independent Living Options, for people with a developmental disability who meet the target population criteria, as set forth in the above-referenced Settlement Agreement.

The action plan below includes a set of goals, strategies and action items with specific start and end dates, agencies assuming lead responsibility for each action item, outcome measures, and the interagency in-kind and other resources dedicated to complete or accomplish each task/action item. Each goal is intended to cover a three-year period, while strategies and action items reflect the planned activities for fiscal and/or calendar year. The status of each action item and any actual outcomes will be reported on a quarterly basis.

¹ The national average for the number of adults with I/DD living in their own home is approximately 10% of individuals with I/DD identified by state I/DD agencies. (Larson, S.A., Hallas-Muchow, L., Aiken, F., Hewitt, A., Pettingell, S., Anderson, L.L., Moseley, C., Sowers, M., Fay, M.L., Smith, D., & Kardell, Y. (2014). In-Home and Residential Long-Term Supports and Services for Persons with Intellectual or Developmental Disabilities: Status and trends through 2012. Minneapolis: University of Minnesota, Research and Training Center on Community Living, Institute on Community Integration). The RISP report also reports that there are 1.8 people with I/DD per home, so therefore Virginia estimates that there will be at a minimum 1.8 persons with I/DD residing in the 847 housing options created.

Action Plan - Goals, Strategies, and Action Items

Virginia's Plan to Increase Independent Living Options, CY 2017-18

Goals, Strategies, and Action Items

Goal #1 - Increased Affordability of Independent Living

Goal #1: Provide rental assistance options to the target population

- 52 options created in FY 15;
- 180 options created in FY 16;
- 170 options created in FY 17;
- 126 options to be created in FY 18;
- 130 options to be created in FY 19;
- 100 options to be created by FY 20
- 89 options to be created by FY 21

Long-Term Outcome: Increase the target population's ability to afford independent community housing.

Indicators:

- 847 rental assistance slots available to the target population by 2021.

Strategy 1.1: Increase access to VHDA administered housing choice vouchers (tenant-based rental assistance)

CY 2017-18 Targets:

- Add vouchers to the VHDA Housing Voucher pool that is dedicated to the target population, as federal funding permits.

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	Projected CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
1.1.1 As federal funding levels and lease-up rates allow, set aside VHDA-administered	VHDA	DBHDS	7/2017	6/2018	Additional tenant-based rental assistance vouchers dedicated to the target population are	Federal Housing Choice Voucher funds	

All goals listed above cover a three-year time period.

All strategies and action items cover a one year period.

Housing Choice Vouchers in a special pool dedicated for use by the target population.					made available, as federal funding permits.		
Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
1.1.2 Review voucher placements through VHDA and identify underserved localities statewide. Perform additional outreach to increase voucher utilization by the target population.	DBHDS	VHDA	7/17	6/18	Identify 5 localities with very low voucher utilization that have access to supportive service providers in the community. Increase target population's referrals by 20% in five localities. Increase target population's voucher utilization at least 10% in five localities, where demand exceeds current total options.	DBHDS agency staff, RITs.	
<p><u>Strategy 1.2:</u> Increase access to local PHA administered housing choice vouchers (tenant-based rental assistance)</p> <p><u>CY 2017-18 Targets:</u></p> <ul style="list-style-type: none"> • Identify PHAs willing to submit requests to HUD for admission preference approval. • At least two additional PHAs have adopted or are working to adopt the admission preference for the target population. • Make additional vouchers available to the target population via local PHAs. 							
Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
1.2.1 Encourage local PHAs in areas where there is high	VHDA	DHCD, DBHDS	1/2017	12/2017	<ul style="list-style-type: none"> • Identify PHAs that are in the process of establishing 	Federal Housing Choice	

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demand from the target population and no alternative housing resources, to affirmatively serve the target population in their rent subsidy programs.					admission preferences in their Housing Choice Voucher and public housing programs. <ul style="list-style-type: none"> • Meet with at least four PHAs to provide an overview of the Settlement Agreement and the need for more resources. • Provide technical assistance to PHAs to align HUD waiver request with the PHAs' program priorities. 	Voucher funds	
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Strategy 1.3: Increase the availability of units with project-based rental assistance or Housing Choice Voucher payment standard

CY 2017-18 Targets:

- X units have been allocated in 2016 LIHTCs pursuant to Qualified Allocation Plan incentives.
- X units are projected for allocation in 2017 LIHTCs.

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
1.3.1 Provide LIHTC competitive program incentives to encourage developers to construct and rehabilitate units that may have project-based rental vouchers or Housing Choice Voucher payment	VHDA		1/2017	1/2019	<ul style="list-style-type: none"> • Qualified Allocation Plan provides incentives for developers to dedicate units with project based rental vouchers or Housing Choice Voucher payment standard 	Annual state allocation of LIHTCs	

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standard that are available on a preferential basis to the target population					<ul style="list-style-type: none"> • 128 units have been allocated in 2016; 84 projected in 2017 		
1.3.2 Provide LIHTC competitive program incentives to encourage developers to construct and rehabilitate units and provide a preference for the target population	VHDA		1/2017	1/2019	<ul style="list-style-type: none"> • 128 units in 2016 allocated; 84 2017 projected • Developer seeks HUD waiver to provide preference • Owner established preferential leasing policy 		
1.3.3 Make LIHTCs available in a special pool to developers providing accessible units that may have project-based vouchers in integrated settings that must provide preferential leasing to the target population for up to 25% of the units.	VHDA		1/2017	6/2018	<ul style="list-style-type: none"> • 2016 allocation numbers • Projected 2017 numbers 	LIHTC	
1.3.4 Provide targeted outreach to owners of existing LIHTC properties with units appropriate to the needs of the target population, and encourage them to provide preferential leasing to the target population	VHDA		1/2017	6/2018	<ul style="list-style-type: none"> • Owners seek HUD waiver • Owners establish preferential leasing policy 	VHDA staff resources	
1.3.5 Make capital subsidy available to local PHAs/local housing departments that issue project-based rent subsidies for	DBHDS		1/2017	6/2018	<ul style="list-style-type: none"> • Identify PHAs/housing departments statewide that intend to issue project-based rent 	Remaining Rental Choice VA funds; State General Fund	

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projects serving the target population.					subsidies and determine general timeline for RFPs. <ul style="list-style-type: none"> • Enter into MOAs with these PHAs/housing departments to administer simultaneous capital financing grant RFPs for project based voucher applicants that take referrals from DBHDS. • Secure at least ten units with project based rent subsidies for the target population. 	dollars	
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Strategy 1.4: Expand aggregate tenant-based rental assistance resources

CY 2017-18 Targets:

- Implement State Rental Assistance Program for the target population funded by General Assembly
- Plan for next funding request to the General Assembly

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
1.4.1 Submit a budget request to Governor for additional state rental assistance funding for the settlement agreement population for FY 19 and FY 20	DBHDS		8/2017	12/2017	Governor submits state budget that includes funding for rental assistance slots for FY 19 (130 slots) and FY 20 (100 slots)	State General Fund dollars	

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1.4.2 Contract with local PHAs to administer State Rental Assistance Program	DBHDS		5/2018	10/2018	At least four local PHAs are contracted to administer 230 rental assistance slots for FY19 and FY20	State General Fund dollars	
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Goal #2—Expanding Housing Options

Goal #2: *Expand quality, accessible, independent community living options for people with developmental disabilities in a manner that provides an array of housing choices in a variety of integrated neighborhood settings.*

Long-Term Outcome: *Increased ability of members of the target population to obtain quality, accessible, integrated community housing.*

Indicators:

- *Broad expansion of the inventory of quality, accessible, affordable housing in diverse locations*
- *Expanded inventory of quality, accessible housing in diverse locations that is available on a preferential basis to of the target population*

Strategy 2.1: *Provide incentives for developers to increase the share of newly constructed and rehabilitated rental units that meet accessibility and Universal Design standards and are made available on a preferential basis to the target population.*

CY 2017-18 Targets:

- 5 developers agree to provide preferential marketing to the target population

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
2.1.1 Provide targeted outreach to owners of existing multifamily properties with units appropriate to the needs of the target population, and encourage them to provide preferential leasing to the target population	VHDA		1/2017	6/2018	<ul style="list-style-type: none"> • Owners make existing units available to the target population • Owners seek HUD waiver if needed • Owners establish preferential leasing policy 	VHDA staff and capital resources	
2.1.2 Provide LIHTC competitive program incentives to	VHDA		1/2017	12/2017	Developers agree to providing preferential leasing of the accessible	Annual state allocation of	

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encourage developers to construct and rehabilitate units that meet accessibility and Universal Design standards, and are made available on a preferential basis to the target population.					units in their properties to the target population All Developers are informed of this option	LIHTCs	
Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
2.1.3 Provide an LIHTC increase in eligible basis for developments that provide a minimum percentage of housing units for people in target population.	VHDA		1/2017	12/2017	Developers use basis boost to internally subsidize rents, thereby reducing need for project-based rent subsidies	Annual state allocation of LIHTCs	
2.1.4 Provide state-administered capital subsidies to encourage and enable developers to reduce rents below normal program standards.	DHCD	VHDA, DBHDS	1/2017	6/2018	Increased developer use of available subsidy funding to serve the target population	VHDA REACH subsidies, state Housing Trust Fund, DBHDS Trust Fund	
2.1.5 Refine LIHTC incentives and state-administered capital subsidies as appropriate to enhance their effectiveness in housing individuals in the target population	VHDA		1/2017	6/2018	<ul style="list-style-type: none"> Review current effectiveness of incentives as part of CY2016 QAP update Review of HOME and Trust Fund guidelines prior to FY 2016 funding round 	VHDA REACH subsidies, HOME funds and state Housing Trust Fund	
2.1.6 Provide ongoing training to developers on accessibility and Universal Design standards	VHDA		1/2016	6/2018	Enhanced understanding of and compliance with HUD Section 504 requirements/ADAAG, building code standards and Universal Design standards	VHDA staff resources	

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Strategy 2.2: Provide incentives for rental property owners to make affordable and accessible units available to the target population on a preferential basis.

CY 2017-18 Targets:

- Five owners agree to provide preferential leasing to the target population

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2015-16 Outcomes	Resources \$\$\$	Actual Outcomes
2.2.1. Seek to identify feasible incentives to encourage owners to agree to preferential leasing.	VHDA		1/2017	6/2018	Feasible incentives are identified to expand number of owners who will participate in preferential leasing.	A set-aside of VHDA REACH subsidy funds is available to fund incentives if appropriate and feasible ones are identified.	

Strategy 2.3: Provide capital subsidies to developers to reduce rents in units providing preferential access to the targeted population.

CY 2017-18 Targets:

- At least 1 local government provides funding to integrated developments serving the target population

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
2.3.1 Use leadership roundtable to strongly encourage localities to leverage VHDA and DHCD funding incentives for development of units with preferential access to target population.	DHCD		1/2017	12/2017	1 local government provides funding to integrated developments with units that provide a preference for the target population	Local HOME/CDBG Entitlement funds in combination with VHDA/DHCD funds through existing leverage	

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Goal #3—Build understanding and awareness about the need to create independent housing options for the target population and the availability of those housing options.

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Long-Term Outcome:

- *Increase awareness and understanding of independent housing options available to the target population*
- *Increase awareness and understanding of the need for independent housing options for the target population*

Indicators:

- *One percent increase each year in the number of adults in the target population who are referred to DBHDS for rental assistance*
- *Five percent increase each year in the number of PHAs/housing organizations providing resources to help the target population secure and maintain independent living.*

Strategy 3.1: Coordinate state and local outreach and education efforts

Develop and Implement a Communications, Advocacy, Outreach, and Education plan

CY 2017-18 Targets:

- Increase awareness and understanding of independent housing options available to the target population
- Increase awareness and understanding of the need for independent housing options for the target population

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Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2015-16 Outcomes	Resources \$\$\$	Actual Outcomes
3.1.1. Develop communications materials tailored to PHAs, developers, landlords and owners of multifamily properties and individual units.	VHDA	DBHDS, DHCD, DARS, DMAS	1/2017	7/2017	Communications materials created	DBHDS, DHCD, VHDA, DMAS, DARS Staff Resources	
3.1.2 Develop marketing, outreach & educational materials to support: <ul style="list-style-type: none"> • Outreach to increase voucher utilization (Action Item 1.1.3) • Support coordinator trainings (Action Items 3.2.1 & 3.2.2) • RIT information sessions on housing resources for individuals/families (Action Item 3.2.4) • Trainings for service providers on supportive housing (Action Item 4.1.3) • Educational materials about creative housing approaches that leverage private resources (Action Item 4.3.4) 	DBHDS	VHDA, DHCD, DARS, DMAS	1/2017	6/2018	Communication materials created	DBHDS staff resources, RITs	

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Strategy 3.2: Build local outreach and education capacity

CY 2017-18 Targets:

- Increase awareness and understanding of independent housing options available to the target population among individuals, families, support coordinators
- Increase awareness and understanding of the need for independent housing options for the target population among PHAs, government housing agencies, and private housing providers

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
3.2.1 Educate DD support coordinators about independent housing options, housing resources, conducting housing assessments and requesting reasonable accommodations in housing.	DBHDS	DMAS	2/2017	12/2017	At least one webinar is conducted for support coordinators throughout the Commonwealth.	DBHDS staff resources	
3.2.2 Develop updated on-line training modules for DD support coordinators and case managers	DBHDS	VHDA, DBHDS, local PHA's etc.	1/2017	12/2017	On-line access to training about independent housing resources and person centered housing planning for DD staff development and education	DBHDS staff resources	
3.2.3 Regional Implementation Teams lead local/regional efforts to educate individuals and families about available housing options and resources	DBHDS		1/2017	6/2017	<ul style="list-style-type: none"> • RITs conduct information sessions for individuals/families • RITs provide web-based materials for individuals/families, including housing resource guides. • RITs offer visits and open 	DBHDS staff resources VHDA Capacity Building Grants	

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					houses for individuals/families.		
3.2.4 RITs lead local/regional efforts to educate PHAs, landlords and housing providers about the need for housing resources	VHDA		1/2017	6/2018	<ul style="list-style-type: none"> RITs perform outreach to landlords about accepting rental assistance or doing preferential leasing of units with project based subsidies using VHDA/DHCD materials RITs meet with PHAs to discuss needs of target population and opportunities to increase resource allocation 	DBHDS staff resources VHDA Capacity Building Grants	

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Goal #4—Effective Access

Goal #4: *Build sustainable local capacity to provide coordinated, timely and informed access to the resources and services needed to support independent living in integrated settings*

Long-Term Outcome: *Increase the number of communities with a coordinated, streamlined system that enables the target population to efficiently and effectively access integrated housing and person-centered services.*

Indicators:

- *Increase in service providers (including all CSBs) that participate in a coordinated system for matching individuals with services in each of the 5 Developmental Services Regions*
- *Increase in housing providers (including all PHAs) that make units available using a coordinated system for individuals in the target population*

Strategy 4.1: *Develop coordinated regional outreach, planning and delivery infrastructure*

Support the operation of sustainable regional partnerships to identify local barriers to housing for the target population, and develop strategies to remove barriers and to increase access to local housing resources.

CY 2017-18 Targets:

- Eight Regional Implementation Teams in five Developmental Services Regions assist with education and outreach efforts to improve access to integrated housing and supportive services
- Provide capacity building grants to regional HSS partnerships to coordinate local planning and delivery infrastructure
- At least 2 CSBs provide housing case management
- Model developed to connect housing providers and service providers

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Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
4.1.1 Develop and promote a new housing case management approach for the provision of lease up/tenancy support services	DBHDS	CSBs	1/2017	6/2018	<ul style="list-style-type: none"> • Develop a concept paper describing the housing case management model and pitch to CSBs • Identify five CSBs willing to implement new housing case management model • Refine the program structure with CSB input • Provide training/technical assistance to housing case managers • Evaluate outcomes (e.g., % of individuals placed in housing, # of days from referral to placement, % of individuals who maintain housing over time) 	DBHDS staff resources	
4.1.2 Provide training to agency and consumer directed providers about strategies for partnering with housing providers to deliver services in integrated,	DBHDS	VHDA DMAS	1/2017	6/2018	<ul style="list-style-type: none"> • At least two training sessions held with Medicaid Waiver service providers. 	Agency staff	

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independent housing. Educate service providers about new waiver services that can enhance the provision of supportive housing.							
4.1.3 Develop a model for partnerships between service providers and housing providers	VHDA	DBHDS	1/2017	6/2018	<ul style="list-style-type: none"> • DBHDS and VHDA develop model(s) for partnerships • Identify service providers willing to participate in a pilot • Engage at least two service providers and housing providers to participate in a pilot to provide services in supportive housing 	Agency staff	

Strategy 4.2: Identify effective housing related strategies that can be linked with the DBHDS Waiver to increase access to sustainable independent housing.

CY 2017-18 Targets:

- Actively engage the DBHDS Waiver staff to create an action plan

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
4.2.1 Review Shared Living Waiver Service	DBHDS	DMAS	1/2017	7/2017	Action plan developed by the DBHDS waiver team.		

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to identify potential issues that will facilitate greater access to independent living and help individuals maintain their housing.							
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Strategy 4.3: Accelerate the target population’s access to integrated settings by:

CY 2015-16 Targets:

- **Creating and implementing a centralized process to identify and triage individuals seeking community-based housing**
- **Establish housing search functions in each region**

Action	Lead Agency(s)	Others Involved	Projected Start Date	Projected Completion Date	CY 2017-18 Outcomes	Resources \$\$\$	Actual Outcomes
4.3.1. Use an electronic assessment, intake and referral system to seamlessly connect individuals in the target population to housing	DBHDS	VHDA, DHCD, DMAS, DARS	1/2017	12/2017	<ul style="list-style-type: none"> • Scope the design/development of a Web-based system for assessment, intake, referral and matching to housing resources • Web-based system is developed and launched • Support coordinators are trained on use • Housing matches are made through web-based system 	VHDA and DBHDS staff	
4.3.2. Identify housing search assistance resources and gaps in each RIT	Regional RITs,	DBHDS, DHCD, DMAS, DARS,	1/2017	4/2017	<ul style="list-style-type: none"> • Each region has a summary of the organizations that can provide housing location and search 	VHDA Capacity Building Grant	

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region.		VHDA			<p>assistance (including the areas served). Organizations include case managers, housing providers/counselors, government agencies and real estate agents/brokers.</p> <ul style="list-style-type: none"> • Each region has a summary of areas within the region that have no housing location services. • Each region secures at least one organization to provide housing location in at least one unserved area on a “fee basis” using Flexible Funds. 		
4.3.3. Identify and catalogue creative approaches to leveraging private resources to create housing options for individuals in the target population.	DBHDS via Regional Implementation Teams	DMAS and DARS	1/2017	12/2017	<ul style="list-style-type: none"> • Regional Implementation Teams identify at least 10 families in the community that have developed their own housing options for individuals using private resources. • DBHDS staff interview at least 5 families and collect information on approaches, resources needed, key partners, etc. • Summaries of approaches are published on the 	DBHDS staff resources	

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					DBHDS website for families, support coordinators and others to use as a guide for replication.		
4.3.4 Assist Community Resource Consultants with provider development efforts in areas of the state with high housing demand, available housing resources and minimal service capacity.	DBHDS	1/2017	12/2017		<ul style="list-style-type: none"> Identify sources of capacity building and technical assistance grants and make them available to providers that want to deliver services in supportive housing, especially in areas that are “provider deserts.” 	DBHDS staff resources	

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Terms and Acronyms

Terms

Affordable Housing - A general term applied to public- and private-sector efforts to help low- and moderate-income people purchase or lease housing. As defined by U. S. Department of Housing and Urban Development (HUD), affordable housing means any housing accommodation for which a tenant household pays 30% or less of its income.

Home and Community Based Services Waivers - waivers approved by the Centers for Medicare and Medicaid Services for providing long-term care services in home and community settings rather than institutional settings to eligible individuals with developmental disabilities.

Housing Choice Voucher Program (HCVP) - federal government's major program for assisting very low-income families, the elderly, and the disabled to afford decent, safe, and sanitary housing in the private market. Since housing assistance is provided on behalf of the family or individual, participants are able to find their own housing, including single-family homes, townhouses and apartments.

Interagency Housing Committee – Committee formed by DBHDS and composed of representatives from the Office of the Secretary of Health and Human Resources, the Virginia Housing Development Authority, the Virginia Department of Housing and Community Development, the Virginia Department of Medical Assistance Services, the Virginia Department for Aging and Rehabilitative Services, and the Virginia Board for People with Disabilities, as well as stakeholder organizations.

Local Entitlement Communities/Jurisdictions – cities, counties and/or a consortium of cities and counties that get a direct allocation of funding from the HUD every year to support economic development and community-related activities.

Low Income Housing Tax Credit (LIHTC) - A congressionally-created tax credit (Internal Revenue Code Section 42) available to investors in low-income housing designed to encourage investment that helps finance construction and rehabilitation of housing for low-income renters.

Money Follows the Person (MFP) - In 2008, Virginia launched the Money Follows the Person (MFP) initiative to provide extra supports and services to Virginians who choose to transition from long-term institutions into the community.

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Notice of Funding Availability - federal announcement indicating the availability of funding for certain activities and the process by which eligible applicants can access said funds.

Public Housing Agencies (PHAs) – agencies designated by HUD to administer HUD’s rent subsidy programs. In most cases, these agencies are Public Housing Authorities, but other public and non-profit agencies may also be designated by HUD to serve as PHAs.

Qualified Allocation Plan - Plan developed by state housing finance agencies detailing how it will administer and fund projects under the Low Income Housing Tax Credit program.

Section 811 Program - HUD program that provides funding to develop and subsidize rental housing with the availability of supportive services for very low- and extremely low-income adults with disabilities

Supplemental Security Income - is a United States government program that provides stipends to low-income people who are either aged (65 or older), blind, or disabled.

Universal Design Standards - a set of design features that enhance the usability and marketability of such units.

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Acronyms

CIL- Center for Independent Living

CMS – Center for Medicaid and Medicare Services

CSB - Community Services Board

DARS – Department for Aging and Rehabilitative Services

DBHDS – Department of Behavioral Health and Developmental Services

DHCD – Department of Housing and Community Development

DMAS – Department of Medical Assistance Services

HCBS - Home and Community Based Services

HTF – Virginia’s Housing Trust Fund (managed by DHCD)

HUD - U.S. Department of Housing and Urban Development

ICF – Intermediate Care Facility

DD – Developmental Disability

LIHTC – Low Income Housing Tax Credit Program

MFP – Money Follows the Person

SSI - Supplemental Security Income

SSDI - Social Security Disability Insurance

VHDA - Virginia Housing Development Authority

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