



HOUSING AUTHORITY

OF THE COUNTY OF KERN

Creating brighter futures...one home, one family at a time

October 19th, 2020

NOTICE

Intention of the Housing Authority of the County of Kern to participate in the Moving To Work Demonstration Program

To: All Public Housing Residents and Housing Choice Voucher Program (aka Section 8) Participants

The Housing Authority of the County of Kern (Authority) intends to participate in the Moving To Work Demonstration Program (MTW), created by the Department of Housing and Urban Development (HUD). The aim of the program is to give Housing Authorities the ability to design and test innovative, locally designed housing and self-sufficiency strategies.

The Authority intends to participate in Cohort #2 – Rent Reform. The goal of the Rent Reform Cohort is to evaluate alternative rent policies designed to increase resident self-sufficiency and reduce administrative burdens.

How will this be done? The rent policy for a portion of the individuals/families living in Public Housing or participating in the Housing Choice Voucher program (Participants) will be changed to what HUD is calling “stepped-up rents”. The stepped-up rents policy separates rent increases from wage increases and simply increases rents annually by a fixed amount. Under the current rent policy, if a Participant’s wage increases, their portion of their rent will also increase, potentially discouraging Participants from earning a higher wage. The Authority’s goal is to discover if the stepped-up rent policy revision will be more likely to encourage Participants to increase their wages than for those Participants under the current policy.

HUD will randomly assign eligible Participants to one of two groups, either the group for whom the new, stepped-up rent policy will be applied, or a “control” group, for whom the currently rent policy will remain in effect. According to HUD guidelines, Participants must remain in their randomly assigned group for six years unless they leave assistance, move to another jurisdiction, or are exempted from the study for other reasons such as a disability.

Eligible Participants will include existing, currently assisted households and new households admitted during the enrollment period. Households that will be excluded include: elderly and disabled households, households with special purpose vouchers and homeownership vouchers, households paying a public housing flat rent or ceiling rent, and households already participating in the Family Self-Sufficiency program.

The Authority is providing a variety of ways to both gather more information about this Program and also to express your questions and comments. First, we will be hosting two, live, resident/participant meetings. **Please refer to the flyer included in this communication for the details of those meetings** or call Tony Miranda at 661-631-8500 X 2006. Second, a hearing will be held after the two live meetings where a draft version of our Plan and application for this program will be discussed. Details of this hearing will be sent out soon. Third, we plan to post regular updates on our website at www.kernha.org from now through the end of December. Fourth, you can contact Tony Miranda directly with questions: 661-631-8500 X 2006 or tmiranda@kernha.org.

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