

SESSION TITLE: Targeted Discussion- Permanent Housing Placement (PHP)

SESSION HANDOUT

Permanent Housing Placement (PHP) Overview:

PHP is a type of HOPWA Supportive Service, as established in 24 CFR 574.300. The goal of PHP is to help establish *permanent residency* where *continued occupancy* in the unit is expected. PHP services are designed to assist eligible individuals or families locate safe, stable housing.

What Can PHP Pay For?

- Application fees
- Credit check expenses
- One-time utility connection fees
- Security deposits
- First/last month's rent
- Rent/utility arrears (*when past rent debt is a barrier to accessing a new unit*)

PHP Best Practices and Considerations

Limitations on using PHP for rent-related assistance

- The total amount of PHP assistance provided to a client for first month's rent, last month's rent, security deposit, and/or rent arrears (to the same landlord) should not exceed the value of two (2) month's total rent for the new unit. Anytime rent-related assistance (including deposit) is involved, this triggers the 2-month rent value limit. HUD does not cap the utility arrears, but local programs may establish further restrictions.
- Eligible PHP costs not related to rent, such as application fees, credit checks, and utility connection fees, are not subject to this 2-month value limit.
- Before PHP is used, HOPWA staff should verify that another rent subsidy program (HOME, Section 8/HCV, etc.) is not paying for the same cost, such as the client's first month's rent.

When should PHP be used?

- PHP should only be used when a client's permanent, continued occupancy in the unit is expected
- HOPWA staff should assess the client's ability (including monthly income/budget) to maintain occupancy in the unit
- PHP can be used in conjunction with other permanent housing subsidies like TBRA or Section 8/ HCV

How should I track and report PHP costs?

- Grantees and Project Sponsors should track and report PHP costs as a separate HOPWA housing subsidy assistance expense for activity set-up in IDIS and year-end reporting in the APR/CAPER
- Program income should be tracked and reported! Security deposits are program funds that must be returned to the program when the assisted tenant leaves the unit, and good faith effort must be made to recover program funds upon the departure of the beneficiary from the unit.

RELEVANT HOPWA TECHNICAL ASSISTANCE MATERIALS:



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PHP Fact Sheet:

<https://www.hudexchange.info/resources/documents/Permanent-Housing-Placement-Services-Fact-Sheet.pdf>

Have a question about PHP? Submit it through the HOPWA AAQ!

<https://www.hudexchange.info/program-support/my-question/>

