1/24/19

Summary of Changes to the Tenant Based Rental Assistance (TBRA) Program

In 2018, a survey was sent out to current TBRA grantees to collect feedback on the TBRA program and its barriers to success. In response to that survey and other feedback collected, many changes were made. These changes were made to increase the flexibility of the funds and help more persons in need. DEHCR has made an effort to decrease the administrative burden and allow TBRA programs to be shaped at the local level to best meet the housing needs in each community. These changes will take effect beginning in the 2019-2021 TBRA grant cycle.

* The need for match was changed from requirement to best effort
* Client eligibility requirements were expanded
  + Clients with income up to 80% County Median Income are eligible, with DEHCR approval
  + The target population was changed to simply “homeless or at-risk of homelessness”
* Security deposit assistance is allowable without providing other rental assistance
* The maximum length of service was increased from 18 months to 24 months
* The provision of supportive services was changed from requirement to best effort
* The requirement that TBRA be affirmatively marketed to clients was removed
* The client file checklist was updated – removed need for VI-SPDAT and printed copy of HUD FMRs
* The requirement of a Program Files Spot Check was removed
* The reporting requirements to DEHCR were reduced
  + Removed Match Report
    - Added match section to payment request form instead
  + Removed Activity Set-Up Report
  + Removed HOME TBRA HQS Inspection (only required in client files)
  + Removed Income Determinations-Cost Calculation Form
    - Added to the client file checklist instead
  + Removed HMIS reports
  + Removed Certificate of Completion of HOME contract

DEHCR hopes these changes will increase the usefulness of the TBRA funds and allow grantees to better serve the needs of the people of Wisconsin.