

Housing Services Governing Board

Rosario Beltran, Community Services Deputy Director
March 13, 2025

Mesa Housing Services

Hear a presentation about Mesa Housing Services:

- Five-Year Plan for FY 2025/2029
- Annual Plan for FY 2025/2026
- Administrative Plan for FY 2025/2026 and proposed revisions

Roles and Responsibilities:

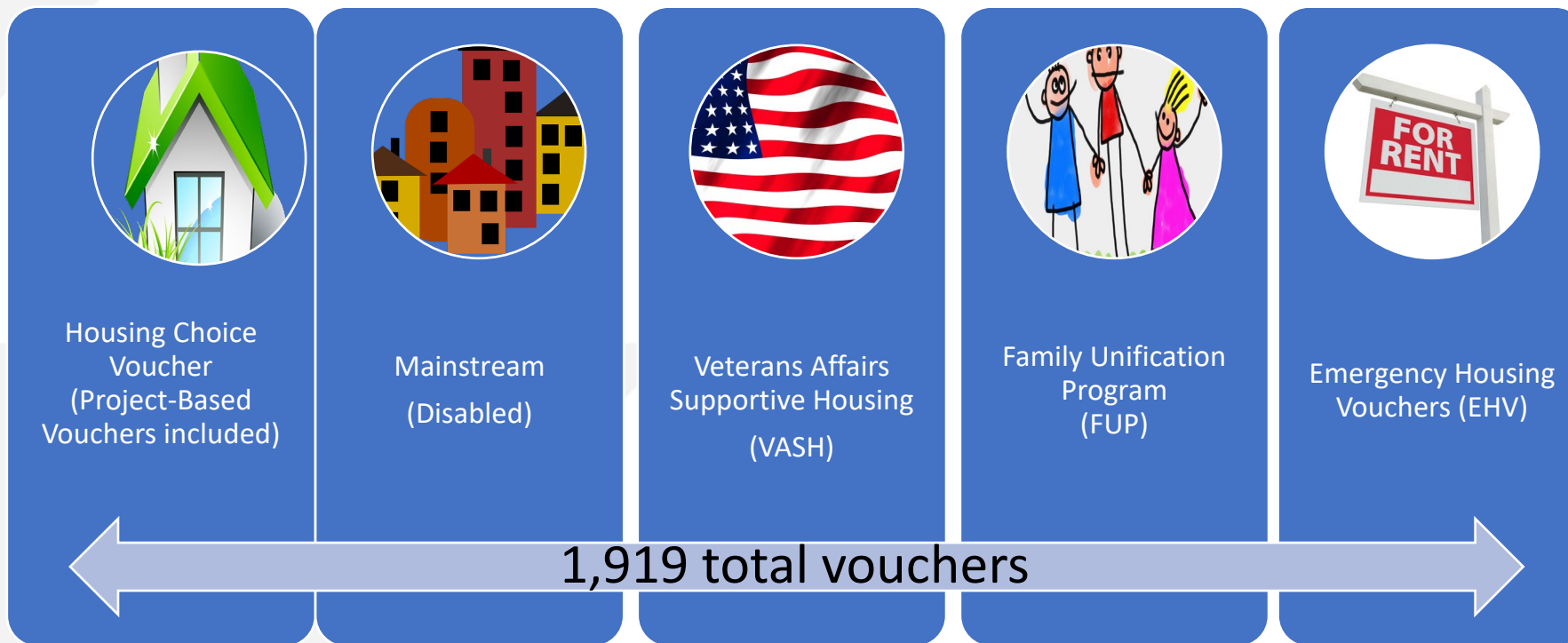
Administer Housing Choice Voucher Program

Ensure Compliance with HUD regulations

Waiting List Management and Eligibility

Partner with Landlords

Remain a High Performing Housing Agency



City of Mesa Voucher Programs

Mesa Housing Services 5-year Plan and Annual Plan

- ❖ Required by the Department of Housing & Urban Development (HUD)
- ❖ Outlines agency operations and program strategies
- ❖ Progress Report of the program

Mesa Housing Services Administrative Plan Changes:

- Housing Opportunity Through Modernization Act (HOTMA)

Income

- Expected Effective Date 7/1/2025

Assets

- Expected Effective Date 7/1/2025

NSPIRE Inspections

- Expected Effective Date 10/1/2025

Small Area Fair Market Rents (SAFMRS)

Implementation Date:

- Effective January 1, 2025
12-month notice of reduction required
- Mesa will continue applying “The 2 Year Rule” for changes in rent calculation that could have a negative effect on families by decreasing their subsidy.

Benefits:

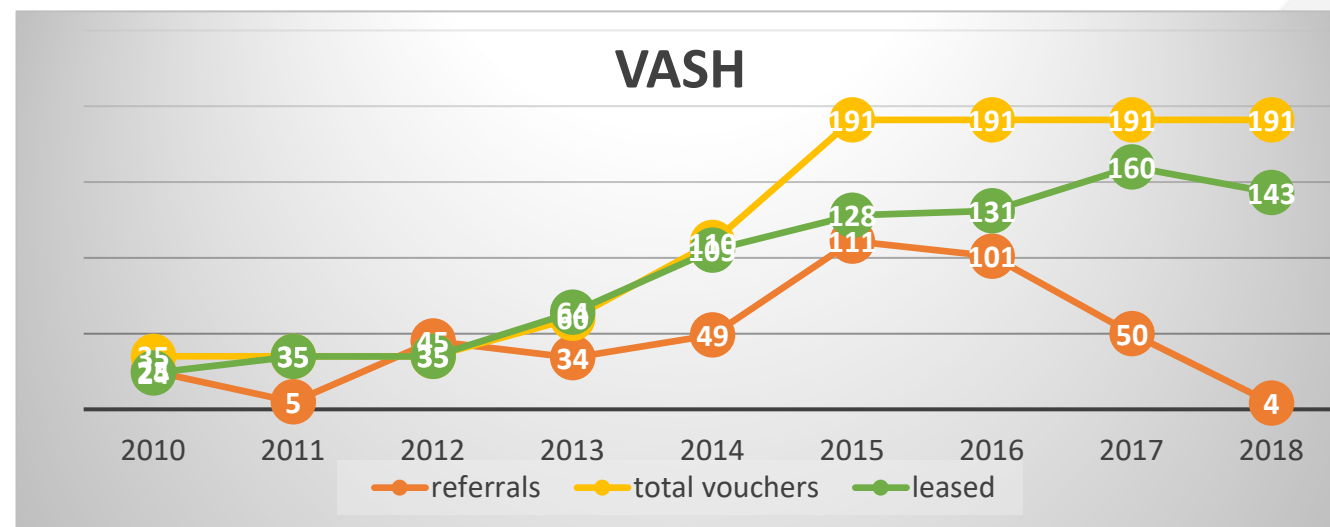
- Provide access to areas of higher opportunities
- Reduces concentration of voucher participants
- Allows the Housing Authority to establish payment standards that better reflect local market variations

VASH Program Update

HUD awarded MHA 15 additional HUD VASH vouchers (progress program)

VASH Vouchers

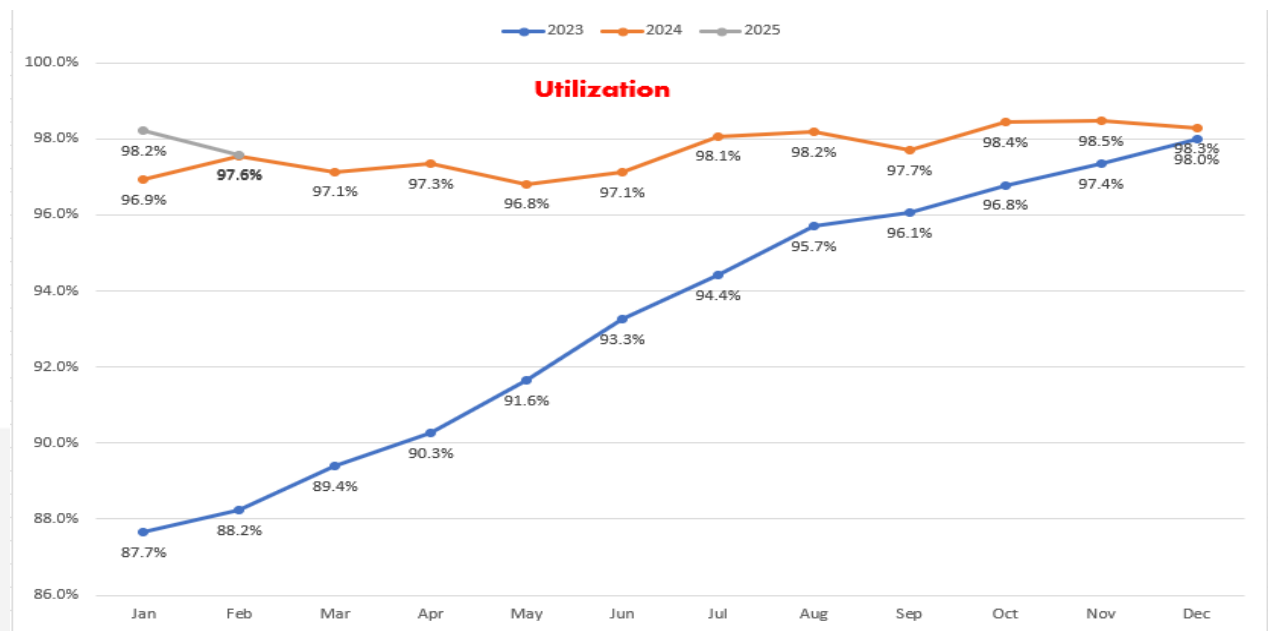
- 2024 – 178 (93% leased)
- 2025 – 176 (85% leased YTD)



HCV Program Updates

- **Voucher utilization**
 2025 – 98% YTD
 2024 – 97%
 2023 – 94%

- **Housing Assistance Payments**
 2025 - \$26.8 M (forecast)
 2024 - \$24.5 M
 2023 - \$21.3 M



Family Self-Sufficiency Graduation

January 24, 2025

3 Mesa graduates





Questions?

Action Items

Conduct a public hearing to allow for public comments regarding:

- Mesa Housing Services 2025/2029 Five-Year Housing Plan
- Mesa Housing Services FY2025/2026 Public Housing Agency Annual Plan
- Mesa Housing Services FY2025/2026 Public Housing Agency Administrative Plan

Action Items:

- Approve revisions and updates to Mesa Housing Services Administrative Plan, which outlines the Mesa Housing Services policies.
- Adopt a resolution approving Mesa Housing Services' 2025/2029 Five-Year Housing Plan and FY2025/2026 Public Housing Agency Annual Plan and authorizing the Chairman of the board or his designated representative to sign and submit to Housing and Urban Development (HUD).