

RENTAL ASSISTANCE PROGRAM

Certificate Program



Iron, Washington, Sevier, Millard, and Beaver Counties

UTAH PAIUTE TRIBAL HOUSING AUTHORITY

AN OVERVIEW OF THE PROGRAM:

To qualify you must complete a Rental Assistance Program application and provide the requested information. Under this program, the family chooses a decent, safe, and sanitary unit to live in. If the owner agrees to lease the unit to the family under the Rental Assistance Program and if Housing approves the unit, the Housing Authority will enter into a contract with the owner to make monthly payments to the owner to help the family pay rent.

The Housing works with the applicants to determine the amount of the monthly housing assistance payments to be paid. Generally, the monthly housing assistance payment by the Housing is the difference between the contract rent in the lease and the tenant rent (usually 20% of monthly adjusted family income.) Applicant(s) must have some source of income to be eligible for the Rental Assistance Program.

Income includes: all sources of money you and your member of your family receive (wages, cash assistance, alimony, social security, pension, school grants, child support, etc.)

ELIGIBILITY & ADMISSION:

1. Applicants who owe Utah Paiute Tribal Housing Authority money are not eligible to receive assistance.
2. Applicants who have been previously terminated or evicted from any program administered by Utah Paiute Tribal Housing Authority are not eligible to receive assistance.
3. A participant may not receive rental assistance while receiving the benefit of any other form of housing subsidy for the same dwelling unit.
4. If an applicant or a member of the applicant's household listed on the application is registered on the National Sex Offender, or the State of Utah Sex Offender list, the applicant will be determined ineligible.
5. The Utah Paiute Tribal Housing will not admit any family who has a member who has been convicted of drug related or violent criminal activity within the past two (2) years prior to the date of application.

OBLIGATIONS OF THE FAMILY

When the family's unit is approved and the Rental Assistance Payment contract is executed, the family must follow the rules listed below in order to continue participating in the Rental Assistance Program:

1. Supply any information that the HA or HUD determines to be necessary including evidence of citizenship or eligible immigration status, and information of use in regularly scheduled reexamination or interim reexamination of the family income and composition.
2. Disclose and verify social security numbers and sign and submit consent forms for obtaining information.
3. Notify Housing and the owner in writing at least 30 days in advance before moving out of the unit or terminating the lease.
4. Use of the assisted unit for residence by the family. The unit must be a family's only residence.
5. Promptly notify the Housing Authority and your Landlord in writing of the birth, adoption, or court awarded custody of a child.
6. Request in writing for approval to add any other family member as an occupant of the unit. If the person is 18 years and older, a background check must be completed before that person can be added to a lease and with the approval of the landlord.

HUD ESTABLISHED MEDIAN INCOME

Family Size	1	2	3	4
Income Limits	\$35,784	\$40,896	\$46,008	\$51,120
Family Size	5	6	7	8
Income Limits	\$55,210	\$59,299	\$63,389	\$67,478

To calculate the adjusted income limit for families with more than eight (8) members, add 8 percent (%) of the four (4) person base to the eight (8) person income limit for each additional family member.
* (HUDS INCOME LIMITS CHANGES ANNUALLY)

THE FAMILY (INCLUDING EACH FAMILY MEMBER) MUST NOT:

- Commit any serious or repeated violation of the lease
- Commit fraud, bribery or any corrupt or criminal act in connection with the program
- Participate in illegal drug or violent criminal activity
- Sublease or let the unit or assign the lease or transfer the unit
- Receive housing assistance, while receiving another housing subsidy, for the same unit or a different unit under any other Federal, State, or local housing assistance program.

DEFINITIONS:

a. Family

Family includes, but is not limited to, a family with or without children, an elderly family, a near-elderly family, a disabled family, a single person, as determined by the Indian Tribe

b. Single Persons

Qualify as a family. Single persons who are employed a minimum of 30 hours per week shall be defined as a family ONLY in the UPTHA Rental Assistance Program.

c. Full Time Student

A person who is enrolled in a certified educational institution, such as a vocational school with a certificate or diploma program or an institution offering a college degree, and is carrying a subject load that is considered full-time for students under the standards and practices of the institution attended

WHEN SUBMITTING AN APPLICATION:

- **DO NOT FAX APPLICATION**
- Applications are accepted by mailing or dropping them off
- You must have a copy(s) of your CIB- Certificate of Indian Blood or Enrollment Documents for all household members that are enrolled with a Federally Recognized Tribe
- Copy(s) of Social Security Cards for **ALL** household members
- Copy(s) of Birth Certificates for **ALL** household members
- College Students: A copy of your Award letter (Tribal Scholarship, School grants, etc.), a class schedule, an Account Summary report from the Financial Aid Department
- All adults 18 years and older **MUST** Complete the Authorization to Investigate Application form and each adult must submit a **\$25.00 Money Order** for the Criminal Background Check Fee
- In application The Residency Verification form **MUST** be completed by your **LANDLORD**
- In application the Income Verification form(s) **MUST** be completed by your **EMPLOYER**

If you do not submit/complete the above information, your name WILL NOT be placed on the WAITING LIST



MISSION STATEMENT

To provide the qualified families of the Paiute Indian Tribe of Utah, and other qualified Native American families, in the service area, with opportunities to obtain safe, acceptable, and affordable housing, through NAHASDA and other programs, and to assist these families in developing skills necessary to become self-sufficient homeowners.

For more information or to obtain an application contact:

**ROSE BLACK
OCCUPANCY
SPECIALIST**



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