

Public Notice

Proposed Changes to Admissions and Continued Occupancy Plan (ACOP)

The Housing Authority of the Hagerstown Housing Authority (HHA) has reviewed and made changes to its Admissions and Continued Occupancy Plan (ACOP). These policies govern the initial and continued occupancy of residents of our Affordable Housing Programs. The changes made to these policies are to ensure compliance with federal regulations and state and local laws, as well as to allow HHA to adopt or change management practices and policies.

List of Changes:

In a notice published October 1, 2020 in the *Federal Register*, HUD announced that it has published fair market rents (FMRs) for federal fiscal year (FFY) 2021 (October 1, 2020 through September 30, 2021). HUD requires Housing Authorities to establish Flat Rents based on 80% of the fair market rent. Below are the proposed changes to the Flat Rents.

<i>Bedroom Size</i>	<i>Current Flat Rent</i>	<i>Fair Market Rent</i>	<i>80% of FMR</i>	<i>Utility Allowance</i>	<i>Calculation (FMR - U.A.)</i>	<i>Flat Rent Eff 1/1/2021</i>
<i>Parkside Homes</i>						
1-Bedroom	537	683	547	19	528	528
2-Bedroom	704	874	700	27	673	673
3-Bedroom	971	1251	1001	38	963	963
4-Bedroom	1234	1513	1211	53	1158	1158
<i>Frederick Manor</i>						
1-Bedroom	537	683	547	19	528	528
2-Bedroom	704	874	700	27	673	673
3-Bedroom	971	1251	1001	38	963	963
4-Bedroom	1234	1513	1211	53	1158	1158
5-Bedroom	1427	1739	1392	53	1339	1339
<i>Douglas Court</i>						
1-Bedroom	537	683	547	19	528	528
2-Bedroom	704	874	700	27	673	673
3-Bedroom	971	1251	1001	38	963	963
4-Bedroom	1234	1513	1211	53	1158	1158
5-Bedroom	1427	1739	1392	53	1339	1339
<i>Bedroom Size</i>						
	<i>Current Flat Rent</i>	<i>Fair Market Rent</i>	<i>80% of FMR</i>	<i>Utility Allowance</i>	<i>Calculation (FMR - U.A.)</i>	<i>Flat Rent Eff 1/1/2021</i>
<i>Walnut Towers</i>						
0-Bedroom	466	577	462	0	462	462
1-Bedroom	556	683	547	0	547	547
2-Bedroom	731	874	700	0	700	700
<i>Noland Village</i>						

2-Bedroom	731	874	700	0	700	700
3-Bedroom	1009	1251	1001	0	1001	1001
4-Bedroom	1287	1513	1211	0	1211	1211
5-Bedroom	1480	1739	1392	0	1392	1392
Potomac Towers						
0-Bedroom	466	577	462	0	462	462
1-Bedroom	556	683	547	0	547	547
2-Bedroom	731	874	700	0	700	700
Scattered Sites						
2-Bedroom	731	874	700	0	700	700
3-Bedroom	1009	1251	1001	0	1001	1001
C. Wms. Brooks						
1-Bedroom	530	683	547	26	521	521
Gateway Crossing						
1-Bedroom	541	683	547	119	428	428
2-Bedroom	697	874	700	148	552	552
3-Bedroom	990	1251	1001	175	826	826
4-Bedroom	1,223	1513	1211	206	1005	1005

Residents of or applicants for Public Housing, HCV, and any member of the Public may submit comments on the Proposed ACOP changes during the public comment period. The 30-day comment period begins December 1, 2020 and ends December 31, 2020 (4:30 p.m.). All comments must be received by 4:30 p.m. on December 31, 2020 to be considered and must be in writing. The proposed changes will be posted for review on HHA's website at www.hagerstownha.com

- HHA Administrative Office (35 W Baltimore Street)
 - Elgin Station Center (40 Elgin Blvd)

Mail comments to: Hagerstown Housing Authority
David Kump
Re: Amended Admissions and Continued Occupancy Plan
35 W Baltimore Street
Hagerstown, MD 21740

Email comments to:
dkump@hagerstownha.com

Subject: Amended Admissions and Continued Occupancy Plan proposed changes

Fax comments to:
(301) 733-7298
Attention: Admissions and Continued Occupancy Plan proposed changes