



May 1, 2024

PH PROGRAM NEWS

PIH Issues Reminder for Timely 50058 Submissions

In an [email](#) yesterday via HUD's Financial Management Division (FMD) [mailing list](#), HUD's Office of Public and Indian Housing ([PIH](#)) reminded PHAs that they must submit actions recorded on lines 2a and 2b in the forms HUD-50058 no later than 60 calendar days from the effective date, and all actions must be recorded no later than July 30, 2024, for consideration for the CY 2025 Operating Funds grants. According to the email, to accommodate the Housing Information Portal ([HIP](#)) implementation, PIH expects to pull unit status data from the Inventory Management System/PIH Information Center ([IMS/PIC](#)) on August 1, 2024.

PIH uses the HUD-50058 data reported in the IMS/PIC between July 1, 2023, to June 30, 2024 ("the reporting period") to determine CY 2025 Operating Fund eligibility. PHAs must update IMS/PIC with correct data including field office approval on allowable vacancies before July 30, 2024. Where a PHA cannot update or correct IMS/PIC data, the PHA must contact its field office. If the field office cannot resolve the issue, the PHA must contact the Technical Assistance Center ([TAC](#)).

GENERAL NEWS

HUD Announces Adoption of Minimum Energy Standards

Through a *Federal Register* [notice](#) published on April 26, the Department of Housing and Urban Development ([HUD](#)) and the U.S. Department of Agriculture (USDA) announced a final determination for the adoption of the updated [Minimum Energy Standards](#) for new single and multifamily homes. According to HUD, this notice fulfills a statutory requirement under the Energy Independence and Security Act of 2007, which requires HUD and USDA to jointly adopt the latest energy standards, contingent on a determination that they will not negatively impact the affordability and availability of the covered homes.

This determination impacts new construction for specific HUD and USDA financed programs, including FHA-insured single family and multifamily homes, Housing Trust Fund, HOME Investment Partnerships Program, Rental Assistance Demonstration (RAD), Project-Based Vouchers, Public Housing Capital Fund, Capital Fund Financing Program, Choice Neighborhoods, Section 202 Supportive Housing for the Elderly, Section 811 Supportive Housing for Persons with Disabilities, and USDA Direct Home Loan and Guaranteed Home Loan program.

The effective date of the notice is May 28, 2024, however, in response to public comments, HUD and USDA adopted a flexible compliance schedule, ranging from six months to two years (in some locations) after the effective date of the notice. Additional information and FAQs on the final determination can be found on [this page](#) at HUD's website. You can also read the accompanying [press release](#) and the [announcement](#) on the HUD Exchange News webpage.

DOJ Settles Sexual Harassment Suit against Georgia Landlord

In a [press release](#) Monday, the Department of Justice ([DOJ](#)) announced that a landlord who owns and manages over 45 residential properties in and around Savannah, Georgia, has agreed to pay \$600,000 to resolve allegations that he violated the [Fair Housing Act](#) by sexually harassing and retaliating against his female tenants for over 15 years.

The [lawsuit](#), filed in August 2023, alleged that, since at least 2008, the landlord harassed female tenants by making repeated and unwelcome sexual comments and advances, inappropriately touching their bodies without their permission, entering their homes without their permission or knowledge, requesting sexual acts from them in exchange for rent or other housing-related benefits, and taking retaliatory actions against female tenants who rejected his sexual advances or complained about the harassment.

Under the [consent order](#), approved by the United States District Court for the Southern District of Georgia, the landlord and two other defendants, will pay \$590,000 in monetary damages to female tenants and prospective tenants harmed by his conduct, as well as \$10,000 as civil penalty to the federal government. The order requires the defendants to vacate any retaliatory eviction judgments obtained against these tenants and to take steps to correct the tenants' credit histories. The defendants are also prohibited from managing residential rental properties in the future and must retain an independent property manager for the properties.



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