



## Senior Housing Weekly

February 24, 2023

**LeadingAge Affordable Housing Network Meeting on February 27.** Join the LeadingAge Affordable Housing Member Network on Monday, February 27, from 12:30 – 1:30pm ET for our housing call. We'll share updates from HUD's Multifamily Housing Disaster Response team, including key changes to the way HUD's MFH team works with properties impacted by disasters. We'll also discuss take-aways from a recent call we hosted on upcoming Medicaid enrollment changes impacting affordable housing residents. Lastly, we'll review the latest from HUD on NSPIRE, HOTMA, and VAWA. Participation in the Network is open to all members of LeadingAge; for details on joining the Network (and attending Monday's meeting) contact Juliana ([JBilowich@leadingage.org](mailto:JBilowich@leadingage.org)) or Linda ([LCouch@leadingage.org](mailto:LCouch@leadingage.org)).

**Upcoming LeadingAge Policy Update Call. On Monday, February 27, at 3pm ET, Andrew Banoff,** President and CEO of Jewish Senior Services (JSS), will join us to talk about his book "5200 Sundays," a reflection of his 20 years of serving, learning from, and making relationships with centenarians and other elders at JSS. Life, death, kosher food, art, and so much more – he covers all the memories. If you haven't registered for LeadingAge Update Calls, [you can do so here](#). You can also find previous call recordings [here](#). Note that to access recordings of the calls you need a LeadingAge password. Any staff member of any LeadingAge member organization can set up a password to access previous calls and other "members only" content.

**Medicaid Unwinding and how to prepare residents in affordable housing.** On February 22, LeadingAge hosted a call offering an overview of the conclusion of Medicaid continuous enrollment and how the unwinding will affect residents in affordable housing. Medicaid enrollment has swelled by approximately 30% through the pandemic, and now states are beginning the complicated work of reinstating annual eligibility redeterminations. Each state's Medicaid program and process are different, but all enrollees will undergo a redetermination before June 2024. Approximately two-thirds of affordable housing residents are dually eligible, and Service Coordinators (and other staff) in HUD-assisted communities have already begun working with residents to ensure continued access to healthcare coverage. View the recording [here](#). Review our need-to-know [overview](#). Reach out to Georgia with questions, [ggoodman@leadingage.org](mailto:ggoodman@leadingage.org).

**HUD Staff Join LeadingAge Call to Discuss NSPIRE Opt-Out (Deadline March 1).** On February 23, staff from HUD's Office of Multifamily Housing joined LeadingAge's workgroup call on HUD Oversight and Compliance. During the call, HUD shared an overview and answered questions for housing providers about a key change related to NSPIRE housing inspections. HUD is currently in the process of wrapping up the NSPIRE demonstration program that has been in place for volunteer properties since 2019, and recently announced a switch to "inspections of record" for certain NSPIRE demonstration participants later this Spring, unless they opt out by March 1. HUD previously worked with LeadingAge to issue "[NSPIRE Opt-Out](#)" FAQs and clarify a delayed start date for inspections of record of no earlier than July 1; HUD staff agreed to join the call with members to address additional questions, including when properties can expect an NSPIRE inspections and how to opt-out of the demonstration program. Properties can check if they are currently in the demonstration program [here](#), and they must opt out of

the demonstration by March 1 to avoid an NSPIRE inspection of record beginning in July. More information is available [here](#).

**HUD Posts Recording from January 18 "NSPIRE Get Ready Session."** On February 23, HUD posted the recording of its January 18 "NSPIRE Get Ready" Session. HUD's Real Estate Assessment Center (REAC) hosted the all-day session in January as part of a series of in-person meetings across the country aimed at preparing stakeholders for HUD's new housing inspection protocol. HUD aims to make the new approach to housing inspections, called NSPIRE, effective for all Multifamily Housing providers beginning October 1, 2023. More information is available [here](#).

**HUD Posts First Webinar on HOTMA Implementation.** HUD has posted the first in a series of webinars outlining this year's implementation of the "Housing Opportunity Through Modernization Act" (HOTMA). The webinar is titled "[HOTMA Training Series: Introduction to HOTMA for MFH Programs](#)," and is designed to help housing stakeholders prepare for significant changes to income reviews, rent determinations, and other HUD occupancy rules beginning January 1, 2024. Following publication of the HOTMA Final Rule on February 14, HUD's Office of Multifamily Programs recorded this training as an initial overview for stakeholders to understand the many changes to MFH programs, including for Project-Based Section 8 and Section 202 properties. This is the first recording in a series of trainings created to inform the public about the implications of the HOTMA final rule. LeadingAge's Workgroup on HUD Oversight and Compliance is hosting calls to prepare members for the HOTMA changes; more information about the workgroups is available [here](#). More information about HOTMA implementation is available [here](#).

**HUD Announces March 7 Webinar: "Understanding Broadband Mapping for HUD-Assisted Communities."** HUD announced a webinar on March 7 at 2 PM ET titled: "2023 ConnectHomeUSA - Understanding Broadband Mapping for HUD-Assisted Communities." During the webinar, Federal Communications Commission (FCC) staff will provide an overview of the National Broadband Map, ongoing data collection efforts, and how ConnectHomeUSA communities and other HUD-assisted organizations can ensure the map accurately reflects broadband availability in their community. The FCC's National Broadband Map is used to identify internet service availability at individual locations nationwide, and the accuracy of the data underlying the map is essential as states and tribes receive historical levels of funding to expand broadband access in underserved communities. The National Broadband Map will also determine where this funding may be used and the FCC has a challenge process for stakeholders to verify the accuracy of the location data. HUD-assisted communities should act now to ensure accurate data is in place for their communities before the upcoming challenge deadline. Register [here](#).

**New Workforce Snap Poll.** To better understand the workforce challenges in provider member organizations across the continuum, LeadingAge has released a new Snap Poll. The survey will be useful in our advocacy with members of Congress and the Administration, specifically helping to illustrate what the workforce crisis looks like on the ground for LeadingAge members on a variety of issues. Please take a few minutes to share this brief survey, which can be accessed [here](#).