



LANDLORD NEWSLETTER

Fall 2023

Housing Heroes!



Aaron K
VASH Voucher holder in southern Idaho

At any given moment, there are about **40,000 homeless veterans** around the country. The Veterans Administration (VA) has a number of homeless programs for veterans, one of them being the Department of Housing and Urban Development - VA Supportive Housing ([HUD-VASH](#)) program.

HUD-VASH Program

The VASH program provides a way out for veterans who are experiencing or are at risk of homelessness. If the VA determines the veteran is eligible and would benefit from HUD-VASH, they will make a referral to Idaho Housing (IHFA) and they receive a housing voucher to use that is similar to the Housing Choice Voucher program. In addition to the financial assistance provided by the voucher, the veteran receives supportive services and case management from the VA to help with anything they may need. The VA supports the veteran to provide stability, educates them on tenancy and lease requirements, and can be a point of contact for the landlord in case any issues arise.

In 2023, the VA has set a goal of placing 38,000 homeless veterans into permanent housing and you can be part of that effort!

BY ACCEPTING VASH VOUCHERS YOU:

Serve those who have served Landlords renting to veterans can feel proud of their decision to house those who have answered our nation's call.

Have reliable income

Just like the Housing Choice Voucher program, a portion of the rent is automatically paid on time to landlords by Idaho Housing. VA case management helps ensure the veteran's portion is also paid on time.

Support health outcomes

Veterans experiencing homelessness are at higher risk of developing health conditions. By providing safe housing to veterans and their families, landlords can help mitigate these risks.

Spread awareness

Please consider spreading awareness of the veteran housing crisis by sharing information and by helping to recruit landlords.

***If you are interested in renting to HUD-VASH recipients,
please contact your [local IHFA branch office](#)***

Other Ways You Can Help Veterans

IHFA knows that the housing market continues to be increasingly competitive. If a landlord can afford to charge a lower rate for a veteran in transition, even for a short period of time, such an act of kindness can provide a veteran with an opportunity for otherwise unaffordable housing.

Did you know?

Veterans utilizing VASH who cannot afford a security deposit may be able to receive security deposit assistance through the [Home Partnership Foundation](#).

Rent Café - IHFA's Landlord Portal

IHFA's [web-based portal](#) provides landlords convenient, online access to all your IHFA documentation, allowing for a paperless means of doing business.

Rent Café allows you to:

- **Confirm your personal information** such as mailing address, email and phone numbers to ensure quality, uninterrupted communication between you and IHFA.
- **View your rental payment transactions** on your ledger.
- **Find contact information** for the housing specialist assigned to your tenants.
- **View unit information** such as hold/abatements as well as current and historical inspections.
- **View attachments** IHFA has uploaded for you regarding Notice of Adjustments and other communications.
- **View helpful documents** for owner/landlords pertain to housing authority programs

Quick Tips

Don't Forget!

Provide your local IHFA branch office with all notices given to tenants about lease violations, notices to vacate, and other important issues as soon as possible. If notified of the situation early on, IHFA may be able to help your tenant comply with their lease. While IHFA is not a party to the lease, ultimately you, as the landlord, must enforce the terms of your lease.

\$500 for Every New Lease Signed

Idaho Housing continues to be committed to help landlords make units available for Housing Choice Voucher families by offering a \$500 incentive to landlords for every new lease and HAP contract signed. [Learn more here](#) under the *Program News tab*.

What do you need to do to participate? Just execute a new lease and HAP contract and IHFA will automatically add on the additional \$500.

IHFA Branch Offices

If you need more information, please contact an IHFA branch office near you:

- **Coeur d'Alene** | [208.762.5113](tel:208.762.5113) | rentalassistancecda@ihfa.org
- **Idaho Falls** | [208.522.6002](tel:208.522.6002) | rentalassistanceif@ihfa.org
- **Lewiston** | [208.743.0251](tel:208.743.0251) | rentalassistancelew@ihfa.org
- **Twin Falls** | [208.734.8531](tel:208.734.8531) | rentalassistancetf@ihfa.org

Have suggestions?

If you know someone who would like to be added to the distribution list or want to suggest/contribute content, email rentalassistance@ihfa.org with "NEWSLETTER" in the subject line.



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