



ASSISTANT SECRETARY FOR HOUSING-
FEDERAL HOUSING COMMISSIONER

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-8000

FEB 10 2009

MEMORANDUM FOR: All Multifamily Directors
All Multifamily Program Center Directors
All Multifamily Operation Officers
All Multifamily Headquarters Office Directors

FROM:

Willie Spearmon
Willie Spearmon, Director, Office of Housing Assistance
and Grant Administration, HTH

SUBJECT: Revised Social Security Number Requirements for HUD's
Multifamily Housing Rental Assistance Programs

The Refinement of Income and Rent Determination Requirements in Public and Assisted Housing Programs final rule was published on January 27, 2009. The final rule requires all applicants and participants to have a social security number in order to be eligible for HUD's Multifamily Housing rental assistance programs as well as makes other changes such as requiring the Enterprise Income Verification (EIV) system to be used by owners and management agents (O/As) starting six months after the effective date of the final rule. A notice of a proposed 60-day delay to the implementation dates in the final rule will be published in the Federal Register on February 11, 2009. Every opportunity should be taken to inform current tenants as well as people currently on waiting lists for a HUD-assisted unit of the change in requirements so that they can start the process of applying for a social security number. As of January 31, 2009, 24,073 current tenants do not have a social security number; the majority of them being children under the age of six.

The notice of a proposed delay in effective date will also clarify that the requirements relative to social security numbers do not apply to individuals in mixed families who do not contend eligible immigration status under HUD's noncitizens regulations. Proration of assistance and screening for these families should continue according to existing requirements. In addition, the new requirements pertaining to obtaining social security numbers do not authorize the eviction or denial of admission to individuals in mixed families.

A link to the notice can be found on the multifamily housing website at <http://www.hud.gov/offices/hsg/hsgmulti.cfm>. The proposed delay is intended to provide HUD officials the opportunity to further review and consider new regulations to be consistent with the Chief of Staff memorandum of January 20, 2009. If the Department decides to extend the effective dates of the final rule by 60 days, after consideration of public comments received in response to the notice, the final rule will become effective on May 30, 2009, with the exception of the mandatory use of EIV for O/As which will be extended to November 30, 2009. The notice also requests further public comment generally on the final rule itself.

Thank you in advance for assisting us in communicating the above stated changes in social security number requirements associated with the final rule to the appropriate entities so that applicants and tenants can be notified. Also, please encourage owners, management agents and industry groups to provide comments on the notice and final rule. The comment period runs from February 11, 2009 to March 13, 2009.

If you have any questions on the above requirements, please contact Michael Sharkey at (202) 402-6788.