

## **Exhibit 8-1**

### **Termination Reasons – AHFC**

This exhibit lists reasons AHFC may terminate a Housing Assistance Payments (HAP) Contract or family's participation. Terminations for the reasons below will not negatively impact an owner's or family's future participation.

- See the Termination Reasons – Family exhibit for termination actions that are due to family failure to act or not act.
- See the Termination Reasons – Owner exhibit for termination actions that are due to owner failure to act or not act.

#### **1. Notice of Termination**

Whenever AHFC terminates a HAP Contract or a family's participation, a written notice is provided. The written notice will specify if the family may participate in AHFC's grievance process (see the Applicant and Participant Grievances chapter).

#### **2. HAP Contract Termination**

##### **2.A Cessation of Funding**

###### **HUD Regulation 24 CFR 982.454**

Termination of HAP contract: Insufficient funding.

The PHA may terminate the HAP contract if the PHA determines, in accordance with HUD requirements, that funding under the consolidated ACC is insufficient to support continued assistance for families in the program.

##### **2.B Zero HAP for 180 Consecutive Days**

###### **HUD Regulation 24 CFR 982.455**

Automatic termination of HAP contract.

The HAP contract terminates automatically 180 calendar days after the last housing assistance payment to the owner.

#### **3. Family Participation Termination**

##### **3.A Death of Sole Household Member**

###### **AHFC Policy**

1. AHFC will cancel a HAP Contract effective the last day of the month in which the sole household member resided in the unit.

2. An owner may provide AHFC with written or verbal notice of a sole household member's death.
3. If a live-in aide resides in the unit, see the Live-in Aide exhibit.

### **3.B Death of Sole Adult Household Member with Minors**

#### **AHFC Policy**

See Last Remaining Family Member in the Qualify as a Family exhibit.

### **3.C Expiration of Assistance Period**

#### **AHFC Policy**

Under Moving to Work Activity 2014-1 approved by the AHFC Board of Directors on February 27, 2013 with Resolution 2013-11, families designated as participants in the Step Program are subject to a limited period of rental assistance. Activity 2014-1 was amended with Board approval on April 24, 2024 with Resolution 2024-13.

1. Families may choose to continue their rental agreement with an owner upon the expiration of their rental assistance.
2. Families in the following programs have time-limited rental assistance:
  - a. Empowering Choice Housing Program
  - b. Foster Youth to Independence Initiative Voucher Program
  - c. Housing Choice Voucher Program – Step Classification
  - d. Making A Home Program
  - e. Returning Home Program

### **3.D Participant Expiration of Voucher**

Participant families that end an assisted tenancy and then fail to submit a request to lease a new unit will receive a written termination notice.

### **3.E Unit Too Small for Family Size**

#### **HUD Regulation 24 CFR 982.403**

Terminating HAP contract when unit is too small.

(a) Violation of HQS space standards.

(1) If the PHA determines that a unit does not meet the HQS space standards because of an increase in family size or a change in family composition, the PHA must issue the family a new voucher, and the family and PHA must try to find an acceptable unit as soon as possible.

(2) If an acceptable unit is available for rental by the family, the PHA must terminate the HAP contract in accordance with its terms.

(b) Termination. When the PHA terminates the HAP contract under paragraph (a) of this section:

- (1) The PHA must notify the family and the owner of the termination; and
- (2) The HAP contract terminates at the end of the calendar month that follows the calendar month in which the PHA gives such notice to the owner.
- (3) The family may move to a new unit in accordance with §982.354.

**AHFC Policy**

1. AHFC will issue the family a new voucher to find an acceptable unit.
2. The family may choose to stay in the unit and discontinue rental assistance.

**3.F Protections for Victims of Abuse**

See the Violence Against Women's Act exhibit.