
Section 8

Moderate Rehabilitation

Program

(Family Units & SRO)

FACT SHEET



Salem Housing Authority

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Salem OR 97301-3707

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What is Moderate Rehabilitation?

Private property owners offer rehabilitated rental units in the Salem-Keizer area through HUD's Moderate Rehabilitation (MOD Rehab) Program. SHA refers eligible housing applicants to these properties when there are vacancies. One property is a 10-unit apartment complex with 1, 2 & 3 bedroom units.

Tenant rent is based on monthly income as determined by program regulations, minus an allowance for utilities the tenant is responsible to pay.

SRO (Single Room Occupancy) Moderate Rehabilitation Units on Coral Street

This property offers Single Room Occupancy units for eligible single women. The site features handicapped accessible units and furnished bedrooms with shared kitchen, restroom and community space. Priority is given to homeless single women, although single non-homeless women may also be served when there are adequate vacancies.

Tenant rent is based on monthly income. All utilities are included (excluding telephone).



Restrictions on assisting Non-Citizens

Effective June 19, 1995 individuals must be U.S. citizens or eligible immigrants to qualify for SHA's programs. Eligible immigrants must have their status verified by Immigration and Naturalization Services. (INS).

To determine and verify eligibility, the Housing Authority requires that each family member declare his/her immigration status. At least one family member must be able to declare U.S. Citizenship or eligible immigrant status to receive assistance. Housing assistance will be pro-rated based on specific program regulations if there are family members unable to declare eligible status

if there are family members unable to declare eligible status. If no family member can declare eligible status, assistance will be denied.

Non citizen students are ineligible family members even though they are in the country lawfully. The student's visa must be provided, but status verification and declaration are not required. Non-citizen students will be listed on the statement of ineligible family members.

Acceptable documents of eligible immigration status: (must be originals)

- Resident Alien Card (I-551)
- Alien Registration Receipt Card (I-151)
- Arrival Departure Record (I-94)
- Temporary Resident Card (I-688)
- Employment Authorization Card (I-688B)
- Receipt issued by INS for replacement of any of the above documents that shows verification of entitlement.

All documents in connection with U.S. citizenship/eligible immigrant status will be kept on file for five years. [A birth certificate is not acceptable verification of status.](#)

Salem Housing Authority

Statement of nondiscrimination

The Salem Housing Authority (SHA) does not discriminate against any person because of disability, race, color, religion, sex, marital status, familial status or national origin, sexual orientation, gender identity, source of income, and/or domestic partnership in accessing, applying for or receiving assistance, or in treatment or employment in any of its programs and activities. All public meetings are held in accessible locations. Appropriate aids (TDD, interpreters, readers, assistance filling out forms, etc.) will be provided upon request. Complaints regarding accessibility of the Authority's programs to individuals with disabilities should be submitted in writing to Terry Frazier, Salem Housing Authority, 360 Church St. SE, Salem OR 97301-3707. Questions or comments may be made by phone at 503-588-6368, e-mail to housing@cityofsalem.net, or by visiting the Salem Housing Authority main office at 360 Church St. SE, Salem OR 97301-3707. Requests for aid may be directed to a Housing Specialist, Tenant Relations Coordinator or other employee. The Fair Housing Act prohibits discrimination in the sale, rental or financing of housing on the basis of race, color, religion, sex, disability, familial status, or national origin. Federal law also prohibits discrimination on the basis of age. Complaints of discrimination may be forwarded to the Administrator, Office of Fair Housing and Equal Opportunity, U.S. Department of HUD, Washington, D.C. 20410.



Drug & Violence-Free Housing

The Salem Housing Authority is committed to promoting drug and violence-free housing. All families are screened for drug-related and violent criminal activity.

