

# NAVIGATING THE HOUSING AND SERVICES PROCESS

This guide offers an overview of the main considerations and important steps parents and their young adult with a disability may want to consider when navigating the housing and services process.

The acronyms and their definitions can be found on the back panel. For more information on this topic, refer to PACER's Housing Projects Page website at [PACER.org/housing](https://www.pacer.org/housing).



## How will your young adult pay for housing and services?

- You will need to consider:**
- Supports/staff
  - Personal needs
  - Number of roommates
  - Mortgage or rent
  - Food
  - Current income supplements



## What is your young adult's vision for community living?

### Create a person-centered plan, a process that:

- Is “person-centered”; focused on outcomes, dreams, and visions of the person, not a “system-centered” process driven by programs, stereotypes, and segregated programs like traditional models.
- Uses a set of tools that address what is important to a person and for a person to have quality of life, essential to give people more choice and control over the way that they are supported.
- Uses a set of tools to capture information, and improve understanding, communication, and relationships.
- Gathers information from the people who are important to the person and know them the best: family, friends, neighbors, support workers, and other professionals.



## Make a request for a Certified Assessor

## What level of support does my young adult need?



### Assessment for Services:

- Home & Community-Based Services (HCBS), MA Services, Adult Mental Health Services
  - MnCHOICES Assessment > Health Risk Assessment\* > MnCHOICES Summary Assessment Sheet > Support Plan
- \*Optional upon request, required for those in managed care



### Home and Community-Based Services (Waivers)

- Developmental Disabilities (DD)
- Community Access for Disability Inclusion (CADI)
- Community Alternative Care (CAC)
- Brain Injury (BI)

### Service Options Under the Waivers

- Consumer Directed Community Supports (CDCS)
- Case Management
- Individualized Housing Supports
  - \*Without training, with training, with family training
- Integrated Community Supports (ICS)

### MA Services

- MA Targeted Case Management (TCM)
- Home Care Services
  - Personal Care Services (PCA)
  - Community First Supports & Services
    - \*Transitioning from PCA
  - Home Care Nursing (HCN)
  - Skilled Nurse Visit (SNV)
- Housing Stabilization Services
- Life Sharing

### Adult Mental Health Services

- Adult MH Target Case Management (AMH-TCM)
- Adult Rehabilitative Mental Health Services (ARMHS)
- Assertive Community Treatment (ACT)
- Crisis response and stabilization services
- Emergency services
- Intensive Residential Treatment Services (IRTS)
- Certified peer specialist

## What housing services does my young adult qualify for?



Level of Care (LOC) = Your Budget \$

“Informed choice” means the person with a disability (and/or their legal representative) makes a voluntary decision, after being informed about all available options, for case management, services, and providers. Information needs to be delivered using the person’s primary method of communication at a level he or she can understand.



### Develop the Support Plan *\*Transitioning from Community Support Plan, Coordinated Services & Support Plan*

- Traditional supports
  - Choose from list of service provider options, interview, hire, may assist with training
- Consumer-directed
  - Identify a Financial Management Services (FMS) provider, advertise for staff, interview, hire, train staff

### Develop Personal Care Assistance (PCA) Service Plan *\*Transitioning to Community First Supports and Services*

- Traditional PCA
  - Choose from list of service provider options, interview, hire, may assist with training
- PCA Choice
  - Find, hire, train, schedule your staff
- Other MA services

### Develop Mental Health Individual Community Support Plan (ICSP) and Individual Treatment Plan (ITP)

- Choose from list of service provider options
  - Interview, hire, may assist with training

## What housing options does my young adult want?

### Residential Settings

- Apartment, Condo, Townhome, Single Family Home
- Integrated Community Supports
- Community Residential Settings
- Family Residential Settings
- Life Sharing
- Assisted Living



### “A Person’s Own Home”: Rent, Owned by Individual(s)

- Apartment, Condo, Townhome, Single Family Home
- Cooperative, Co-Housing
- Affordable housing development
- Public Housing
- Subsidized Private Housing
  - HUD Section 8, 811, 42, 202

## Family, young adult, provider, and county collaborate to implement the plan

### Funding for Housing Supplement

- Housing Support



### Funding for Housing Supplement/Rent/Mortgage

- MSA + MSA Housing Assistance
- Bridges Certificates
- Federal and State Housing Assistance Programs
  - MN Housing First Time Homebuyer, Home Improvement, Rehab Loans, Community Initiatives Programs, Housing Tax Credits, Land Trusts *\*see back page*
- Supplemental Nutrition Assistance Program (SNAP), phone, and utility assistance

## Does the budget allow my young adult to live in this housing option?

- Review budget and level of care
- Budget is determined
- Identify, interview roommates and service providers



- Review budget and level of care
- Budget is determined
- Identify roommates, service providers, landlords, realty/leasing companies, if setting license is needed

**Disagree with decision?** Use appeal process

**Disagree with decision?** Use appeal process

### Finalize Your Support Plan

- Support Plan *\*Transitioning from Community Support Plan, Coordinated Services & Support Plan*
- Individual Abuse Prevention Plan (IAPP)
- Personal Care (PCA) Service Plan
- Individual Community Support Plan (ICSP)
- Individual Treatment Plan (ITP)
- Sign releases, forms, rental agreements, residential agreements

### Finalize Your Support Plan

- Support Plan *\*Transitioning from Community Support Plan, Coordinated Services & Support Plan*
- Individual Abuse Prevention Plan (IAPP)
- Personal Care (PCA) Service Plan
- Individual Community Support Plan (ICSP)
- Individual Treatment Plan (ITP)
- Sign releases, forms, rental agreements, residential agreements

**CELEBRATE AND MOVE IN!**

The goal of **PACER's HOUSING PROJECT** is to develop resources to help parents of children and young adults with disabilities and students understand their options for housing and services. Visit [PACER.org/housing](https://www.pacer.org/housing) for more information.

## TERMS AND ACRONYMS

### ASSESSMENT/PLANNING TOOLS FOR PROGRAMS & SERVICES

MnCHOICES	
Support Plan "Transitioning from Community Support Plan and Coordinated Services & Support Plan"	CSP, CSSP
Individual Community Support Plan	ICSP
Individual Treatment Plan	ITP
Individual Abuse Prevention Plan	IAPP

### INCOME SUPPLEMENTS

General Assistance	GA
Medical Assistance	MA
MA for Employed People with Disabilities	MAEPD
MN Supplemental Aid	MSA
MSA Housing Assistance	
Supplemental Nutrition Assistance Program	SNAP
Supplemental Security Income	SSI
Social Security Disability Insurance	SSDI
Special and Supplemental Needs Trusts, ABLE Account	

### ADDITIONAL PROGRAMS/SERVICES FOR MA RECIPIENTS

Adult MH Target Case Management	AMH-TCM
Adult Rehabilitative Mental Health Service	ARMHS
Assertive Community Treatment	ACT
Certified Peer Specialist	
Children's Therapeutic Services & Supports	CTSS
Community First Services and Supports	CFSS
Consumer Support Grant	CSG
Crisis Response and Stabilization Services	
Diagnostic Assessment	DA
Employment Services: Exploration, Development, Support, Day Support, Prevocational	
Family Support Grant	FSG
Home Based Mental Health Service	HBMHS
Home Care Nursing, Skilled Nurse Visit	HCN, SNV
Independent Living Skills Therapies	ILS
Individualized Home Supports	IHS
"Without training, with training, with family training"	

Intensive Residential Treatment Services	IRTS
Integrated Community Supports	ICS
Life Sharing	
MA Homecare Services	MA
MA Targeted Case Management	TCM
Night Supervision	
Personal Care Assistance	PCA
Respite	
Semi-Independent Living Services	SILS
24-Hour Emergency Assistance	

### HOME AND COMMUNITY-BASED SERVICES (HCBS)

Waiver Reimagine	
Brain Injury Waiver	BI
Community Alternative Care Waiver	CAC
Community Access for Disability Inclusion	CADI
Consumer Directed Community Supports	CDCS
Developmental Disabilities Waiver	DD

### FUNDING FOR ROOM & BOARD

Housing Support	
MSA Housing Assistance	MSA

### EMERGENCY FOOD & SHELTER PROGRAM

Coordinated Entry	CE
Emergency Assistance	EA
Emergency Solutions Grants	ESG
Family Homeless Prevention and Assistance Program	FHPAP
Minnesota Family Investment Program	MFIP

### FUNDING FROM FEDERAL GOVERNMENT TO STATE AND COUNTIES

<b>Housing Development and Capital Funding Programs</b>	
- US Department of Housing & Urban Development	HUD
- Housing Tax Credits, Deferred Loan & Grant Programs, Amortizing Mortgages	
<b>Consolidated Housing &amp; Community Development Plan</b>	
- DEED > Community Development Block Grant funds (CDBG)	

- **MN Housing** > Home Investment Partnerships (HOME), Housing Opportunities for Persons with AIDS (HOPWA), National Housing Trust Fund (NHTF), HUD Section 8 Programs, New Grants/Programs from 2023 Housing Omnibus Bill
- **MN DHS** > Emergency Solutions Grants (ESG), Housing Support, MN Supplemental Aid/MSA Housing Assistance (MSA), Medicaid Housing Stabilization Program

### STATE AND COMMUNITY FUNDING & RESOURCES

#### MN Housing > Strategic, Affordable and Affirmative Action Plans Consolidated Housing & Community Development Plan

- Multifamily Consolidated RFP/Housing Tax Credits/Deferred Loans/ HUD Section 811 Project Based Rental Assistance (PRA) Program

#### Community Initiative Programs

- Community Homeownership Impact Fund (Impact Fund)
- Homeownership, education, counseling, and training, first time home buyer and refinancing loans, homeownership capacity building, manufactured home community redevelopment, new construction, preservation, rehabilitation, resale of homes, land trusts.

#### Home Improvement Programs

- Fix Up Home Improvement Program
- Rehabilitation Loan Program & Emergency and Accessibility Loan Program

#### Housing Stability for Populations Needing Extra Support

- Housing Trust Fund ..... HTF
- Family Homelessness Prevention & Assistance Program ..... FHPAP
- Homework Starts at Home ..... HSWH
- Community Development Agency ..... CDA
- Housing Redevelopment Authority ..... HRA
- Public Housing Agencies ..... PHA's
- Subsidized Housing
- HUD Section 8 Supportive Housing program - 811, 42, 202
- HUD Section 8 Home Ownership ..... 8Y
- HUD Housing Choice Vouchers ..... HCV
- Bridges Certificates
- Housing Opportunities for Persons with AIDS ..... HOPWA
- "Bring It Home MN" rental vouchers ..... (coming soon)
- Community Action Program ..... CAP
- Habitat for Humanity