Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended

URA Microlearning Module 2











#### What is the URA?

- Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended.
- Implemented to ensure owners of real property to be acquired for Federal and federally-assisted projects are treated fairly and consistently.
- Implemented to ensure that persons displaced as a direct result of Federal or federally assisted projects are treated fairly, consistently, and equitably so that such displaced persons will not suffer disproportionate injuries as a result of projects designed for the benefit of the public as a whole.







#### **URA Residential Rental Assistance Variables**

- Agency: The entity that causes a person or entities to become displaced.
- A displacing Agency must gather household rental and income variables in determining relocation rental assistance



- 1. <u>Current Rent + Utilities:</u> The amount of rent and utilities currently being paid by tenant at displacement dwelling.
- 2. <u>Most Comparable Rent + Utilities:</u> The amount of rent and utilities to be paid at dwelling identified by displacing agency as being the most comparable to displacement dwelling.
- 3. New Rent + Utilities: The amount of rent and utilities paid at replacement dwelling that tenant actually moves into.
- 4. <u>Welfare Rent:</u> In "as paid" welfare programs, the amount of the welfare benefit designated for shelter and utilities. (*If Applicable*)
- 5. 30% Gross Monthly Income: Gross annual household income multiplied by 30% and divided by 12. (Only applicable for low-income households)





## URA Residential Rental Assistance Payment Calculation Template RASE MONTHLY RENTAL BASE NEW RENTAL

Base Monthly Rental = Lesser of A, B, or C Base New Rental = Lesser of D, or E



BASE MONTHLY RENTAL **BASE NEW RENTAL** LESSER OF: LESSER OF: A. Current Rent + Utilities D. New Rent + Utilities **B. 30% GROSS MONTHLY** E. Comparable Rent + Utilities INCOME (IF LOW-INCOME) C. WELFARE RENT Base New Rental (\$\_\_\_\_\_) - Base Monthly Rental (\$\_\_\_\_ X 42 Months = \$

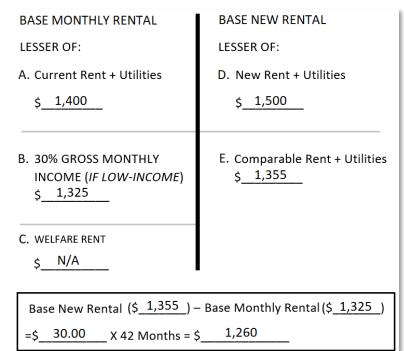




### **URA Residential Rental Assistance Payment Smith Family (Low-Income)**

Smith Family			
Household Size	5		
Annual Household Gross Income	\$	53,000.00	
80% Low Income Limit	\$	68,450.00	
30% Gross Monthly Income	\$	1,325.00	
Considered Low Income	Ye	!S	
Current Rent + Utilities at Displacement Dwellling	\$	1,400.00	
Most Comparable Rent + Utilities	\$	1,355.00	
New Rent + Utilities at Actual Replacement Dwelling	\$	1,500.00	

Total Rental Assistance Payment for 42 Months = \$1,260





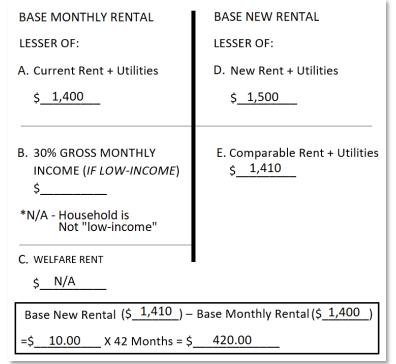


### URA Residential Rental Assistance Payment Smith Family (Not Low-Income)

\*Annual Household Gross Income: \$70,000

Smith Family		
Household Size	5	
Annual Household Gross Income	\$ 70,000.00	
80% Low Income Limit	\$ 68,450.00	
30% Gross Monthly Income	\$ 1,750.00	
Considered Low Income	NO	
Current Rent + Utilities at Displacement Dwellling	\$ 1,400.00	
Most Comparable Rent + Utilities	\$ 1,410.00	
New Rent + Utilities at Actual Replacement Dwelling	\$ 1,500.00	

Total Rental Assistance Payment for 42 Months = \$420.00





# THANK YOU!



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