

April 9, 2025

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

RE: [REDACTED] (client# [REDACTED]) request for voucher adjustment and Exception Payment Standard as a reasonable accommodation for a disabled person.

To: Texas Department of Housing and Community Affairs (TX901) 221 E. 11th Street | Austin, TX 78701

Attn:

Andre Adams

HCV Section 8 Manager

Andre.adams@tdhca.texas.gov

Mr. Adams,

I am writing to reiterate my previous requests more formally in order to help eliminate any further misunderstanding.

I request a reasonable accommodation under the Fair Housing Act and Section 504 of the Rehabilitation Act of 1973, as it relates to my Housing Choice Voucher (HCV). My current 4 bedroom rental was built in 2015 to HUD specifications, under the CDBG disaster recovery program, to be fully ADA-compliant for the express purpose of mandating it be rented to low income disabled individuals.

I request my 2 bedroom voucher be adjusted to a 4 bedroom voucher so that I may continue in this home I have rented with HCV for the past 6+ years. The additional bedrooms, as well as other handicap features of the home, are necessary for medical purposes such as, but not limited to: extra space for storing, accessing, and utilizing medical equipment/tools/supplies/medication; allowing storage of and access to medical records, providing appropriate space to perform medical procedures and therapies necessary to managing my disability, and insuring my safety and mobility.

The availability of ADA-compliant and accessible housing that is available to me in the area is extremely limited, making it exceptionally difficult to find other housing that meets my medical, accessibility, and other disability management needs.

My landlord has notified both myself and TDHCA that they could not accept rent below actual market rate, and has provided the data that TDHCA requested to document what actual market rate is for the area.

Therefore, I kindly request an adjustment to my voucher size and/or a Payment Standard Exception under PIH 2024-34 to avoid unnecessary displacement from my current unit that is both ADA-compliant, and provides the features required to meet my disability-related needs.

Please confirm receipt of this request and let me know if any further documentation is required. I appreciate your prompt attention to this matter.

Thank you for your continued support in helping me obtain/maintain housing that is suitable for managing my complex disability.

Sincerely,

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Email is my preferred communication method due to certain limitations of my complex disability.



Name: [REDACTED] | DOB: 1[REDACTED] | MRN: [REDACTED] | PCP: Emily Suzanne Smith, FNP | Legal Name: [REDACTED]



April 3, 2025

To: Public Housing Authority, HUD, or other Housing Assistance Provider

Texas Department of Community Affairs (TX901)
PO Box 13941
Austin, Texas 78711
Fax: 512-856-9214
Tel: 512-475-3934

RE: [REDACTED]

I believe that [REDACTED] complex medical condition would be best managed by access to housing that contains features as would be present in an ADA accessible handicap designed dwelling.

Features such as, but not limited to:

Private bathroom facilities of size, layout, and features that allow [REDACTED] the ability to safely and efficiently perform the procedures and therapies necessary to managing her complex medical condition.

SFH, ground level, attached parking, larger than average individual rooms, 36" doors, wide hallways, in unit laundry, attached parking. Space for overnight helpers when necessary. Proximity to social supports. Quiet environment. Space for storage and utilization of necessary medical equipment, tools, supplies, medications, and medical records.

Gokhan Kilic, MD

UTMB Health [REDACTED] Clear Lake
250 Blossom Street, 3rd Floor
Webster TX 77568-4241
Dept: 832-632-7964
Dept Fax: 832-632-7965

From: [REDACTED]
To: [Andre Adams](#)
Subject: More details RE: Addl details RE: [REDACTED] request for reasonable accommodation
Date: Tuesday, May 6, 2025 12:18:39 AM

SSA has deemed me disabled. This inherently demonstrates impairment of 1 or more body systems. My doctor's statement says I need ADA compliant home plus other specific features that make this particular home suitable for me. This illustrates both impairment type, and a reasonable solution.

- What each additional bedroom is needed for.

Bedroom #2-Storage of medical equipment and medically necessary related supplies.

Bedroom #3 storage and utilization of medical records.

Bedroom#4-space to perform therapeutic procedures that require open space and privacy. This space can also serve as sleeping quarters for overnight helpers when necessary.

Thanks for taking the time to entertain this option.

I understand if the rules won't allow any additional bedrooms with the information we have. It's Ok to just process my "exception payment standard" without it. I don't want to hold up that process and longer.

Blessings,

[REDACTED]

From: [REDACTED]
To: [Andre Adams](#)
Subject: Thanks RE: Addl details RE: [REDACTED] kins request for reasonable accommodation
Date: Monday, May 5, 2025 7:13:52 PM

Thanks for the additional guidance. I will get right on this.
Blessings,
[REDACTED]

[Yahoo Mail: Search, Organize, Conquer](#)

On Mon, May 5, 2025 at 3:43 PM, Andre Adams
<Andre.Adams@tdhca.texas.gov> wrote:

Ms. [REDACTED],

Your request for a reasonable accommodation to increase your voucher from a 2-bedroom to a 4-bedroom is currently pending. In order to grant the accommodation, there must be a disability-related need for 4-bedrooms on the voucher specifically.

Although you have provided information below in your email last week, can you please provide us with documentation from an appropriate third party that verifies that you have a physical or mental impairment that substantially limits one or more major life activities and how that impairment requires three bedrooms above and beyond the one bedroom that a 1-person household would usually qualify for in the Section 8 Housing Choice Voucher program. *For example, if you require an additional bedroom for a medically required live-in-aide, then the documentation should include information that supports that need.*

In order to process this request, we would need verification as described above that supports the need for three additional bedrooms and explains why those rooms must be considered bedrooms rather than utility rooms or larger living spaces. *For example, do you need 4-bedrooms or do you simply need a specific amount of square footage. What specific impairment does 4-bedrooms alleviate that two bedrooms cannot?*

The current medical documentation provided by your medical provider only indicates that there is a need for 1 ADA type bathroom and 1 additional private unshared bathroom but does not indicate that there is any need for additional bedrooms.

To clarify, in order to consider the request for an increased bedroom count on your voucher, TDHCA needs verification of the following:

- That there has been a change in your disability-related needs that now necessitates 4-bedrooms instead of 2-bedrooms.
- What each additional bedroom is needed for.
- Why the bedrooms specifically are necessary instead of simply more square footage.

Providing verification from a reliable third-party at your earliest convenience will expedite the final determination of your reasonable accommodation request.

Thank you,

Andre Adams
HCV Section 8 Manager
Texas Department of Housing and Community Affairs
221 E. 11th Street | Austin, TX 78701
Andre.adams@tdhca.texas.gov

From: Andre Adams
Sent: Thursday, May 1, 2025 9:10 AM
To: [REDACTED]
Cc: Andre Adams <Andre.Adams@tdhca.texas.gov>
Subject: RE: Addl details RE: [REDACTED] request for reasonable accommodation

Thank you again.

I have another meeting early next week, so I hope to be able to provide an update by next week.

Andre Adams
HCV Section 8 Manager
Texas Department of Housing and Community Affairs
221 E. 11th Street | Austin, TX 78701
Andre.adams@tdhca.texas.gov

From: [REDACTED]
Sent: Wednesday, April 30, 2025 8:09 PM
To: Andre Adams <Andre.Adams@tdhca.texas.gov>
Subject: Addl details RE: [REDACTED] request for reasonable accommodation

This ADA compliant home has the features required to manage my complex disability in many categories. This home contains all the features my doctor recommends and more. It was designed by HUD/CDBG as a premium example of handicap/elderly age in place home. (Especially the giant bathrooms)

The layout of and lateral space the extra bedrooms in this particular dwelling contains makes it possible to store, access, and utilize the things needed to perform ADLs and manage my disability effectively and safely. These include storage and use of extensive paper medical records, medical equipment&supplies. Perform necessary therapies, and avoid impediments to ingress egress when accessing these resources. The lateral space also helps me avoid excessive lift, carry, bend, crouch which helps me avoid any further internal injury or internal malfunction. It also provides space for necessary furnishings and objects, while also providing space in the the individual rooms for lay down on demand when required due to sudden illness. In addition, the space makes it possible for EMS, therapists, and/or transportation services to easily bring in whatever they need to assist or transport me when necessary.

Thanks so much for your effort to help me access housing that meets my disability management needs.

[REDACTED]

[Yahoo Mail: Search, Organize, Conquer](#)

On Wed, Apr 30, 2025 at 3:53 PM, Andre Adams
<Andre.Adams@tdhca.texas.gov> wrote:

Hello [REDACTED],

Thank you for submitting your request for reasonable accommodation. We appreciate the opportunity to review your application and want to ensure we have a full understanding of your housing needs to better support your request.

As we continue our internal review process, we would appreciate any additional clarification regarding the specific accommodations necessary for a four-bedroom unit, based on the features outlined in your doctor's notice. This information will help us make an informed determination regarding your request and ensure that we are considering all relevant factors appropriately.

Please feel free to provide any further details that may assist in the review process.

Thank you,

Andre Adams
HCV Section 8 Manager
Texas Department of Housing and Community Affairs
221 E. 11th Street | Austin, TX 78701
Andre.adams@tdhca.texas.gov

From: [REDACTED]
Sent: Wednesday, April 9, 2025 10:01 PM
To: Andre Adams <Andre.Adams@tdhca.texas.gov>
Cc: Melinda Spencer <Melinda.Spencer@tdhca.texas.gov>; Shaquita T. Ross <shaquita.t.ross@hud.gov>
Subject: [REDACTED] request for reasonable accommodation

Attached please find reasonable accommodation request and a note from my doctor supporting this request.

Please reply to this email confirming receipt.

Thanks so much for your continued support of my housing needs.



TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS

www.tdhca.texas.gov

Greg Abbott
GOVERNOR

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July 21, 2025

Writer's direct dial: 512-475-0908
Email: abigial.versyp@tdhca.texas.gov



RE: REASONABLE ACCOMMODATION REQUEST

Dear [REDACTED]:

The Texas Department of Housing and Community Affairs (TDHCA or the Department) received your request for reasonable accommodation for your disability on April 9, 2025. Your request was reviewed, and Andre Adams, TDHCA's Section 8 Program Manager, notified you of the denial of your request on June 4, 2025. I am reaching out today to further elaborate on TDHCA's decision related to your request.

Your request was received and reviewed in accordance with Texas Administrative Code, specifically [10 TAC §1.1](#), related to Reasonable Accommodation Requests to the Department. The review included a review of your request, as well as supporting documentation submitted from your healthcare provider dated April 3, 2025. You requested an accommodation for a four-bedroom voucher size, or an alternative payment standard in the event that a four-bedroom voucher would not be granted.

The reasons you provided for the request were:

- Storing and accessing medical equipment.
- Storing and accessing medical records.
- Perform physical therapies.
- Avoiding impediments to egress and ingress when accessing records, equipment, or doing therapies.
- Space to store furniture.
- Ability to lay down on demand.



- Space for therapists or transportation services to bring whatever equipment in that they need.

The documentation from your medical provider stated that you need the following features:

- Private bathroom facilities “of size, layout, and features” that allow you to perform physical therapies.
- Single floor home on a ground level.
- Attached parking.
- Larger than average individual rooms.
- Wide doors and halls.
- In unit laundry.
- Space for overnight helpers when necessary.
- Space for storing medical equipment, medications, and records.

TDHCA’s review of the request and the submitted documentation resulted in the following conclusions:

- Your existing reasonable accommodation allows for a 2-bedroom voucher size.
- The ability to store medical equipment and medical records does not specifically necessitate additional bedrooms.
- There is no documented disability-related need for a four-bedroom voucher or for a higher payment standard.

This determination of denial of the request was reviewed by TDHCA’s Executive Director in accordance with Department rules and policies. As your request was denied, you may request that the reasonable accommodation request be placed on the agenda for the TDHCA Board meeting currently scheduled for September 4, 2025. This request must be received on or before August 14, 2025 in order to be included in board materials required to be published in advance of the meeting.

Sincerely,



Abigail Versyp

Director of Single Family and Homeless Programs

cc: Andre Adams, Section 8 Program Manager