

Property Management Companies Who Want to Help Hurricane Ida Survivors

FEMA is currently seeking interested, qualified property-management companies to help the housing needs for Hurricane Ida survivors by leasing their properties directly to FEMA.

What is Direct Lease?

Direct Lease is a form of Temporary Direct Housing assistance that allows FEMA to lease existing, ready-to-occupy residential properties for survivors whose housing needs cannot be met with other forms of temporary housing assistance. FEMA will pay the property management company/vendor the cost of rent, while the survivor is responsible for utility costs and other expenses not covered in the lease.

Does location matter?

Potential property management companies are mainly being sought within driving distance of no more than 50 miles from the hardest-hit parishes designated for FEMA's Temporary Direct Housing assistance. However, FEMA encourages all interested property management companies across the state of Louisiana to consider participating.

Temporary Direct Housing is approved for 10 parishes: Jefferson, Lafourche, Livingston, Plaquemines, St. Charles, St. Helena, St. James, St. John the Baptist, Tangipahoa and Terrebonne.

What conditions do properties have to meet?

- All property management companies must register to do business with FEMA through the System for Award Management (SAM) at beta.SAM.gov. [Registration is free](#). Be sure to have your company's Data Universal Numbering System (DUNS) and tax identification number ready.
- Companies must lease the vacant units exclusively to FEMA for use as temporary housing for eligible survivors for a term expiring no earlier than 18 months or Feb. 28, 2023, with the possibility of contract extension.
- Properties must be located within an area included in a major disaster declaration or within a reasonable commuting distance of parishes approved for Direct Housing.
- Each property must comply with Housing Quality Standards established by the U.S. Department of Housing and Urban Development, and all utilities, appliances and other furnishings must be functional.



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- Each individual unit must provide complete living facilities, including provisions for cooking, eating and sanitation within the unit.
- The properties must be located within reasonable access to community and wrap-around services, such as accessible public transportation, schools, fire and emergency services and grocery stores.
- The property owner is current with any and all mortgage payments.

What other terms or conditions are there?

- There are several other terms and conditions that will apply to any agreement between FEMA and property management company/vendor selected for Direct Lease. Interested property management companies/vendors should inquire with FEMA. Where do I respond to the request for information?
- Interested property management companies must provide responses and comments on or before 4 p.m. CT, Oct. 31, 2021, via email at DR4611DirectLease@fema.dhs.gov. The email subject line should read: **RFI 70FBR621I00000007 Response: Direct Lease (DL), DR-4611-LA.**

Requested Information: What information is requested?

Interested property management companies are asked to provide the following information:

- Property name, location, property owner name and phone number.
- Number of units (a separate bathroom, kitchen and living space) available for FEMA's exclusive use and the number of bedrooms each unit contains.
- Number of units compliant with Uniform Federal Accessibility Standards and/or features in unit(s) that provide accessibility for individuals with disabilities.
- Confirmation that the property owner is current and up to date with the property's mortgage payments.
- Confirmation that the property is readily available for applicants to move in.
- History of the building's use (e.g., dates used as a rental, etc.), if applicable.
- Any applicable pet restrictions, such as what pets are allowed in the units and any restrictions on number of pets or size of pets, and any applicable pet deposits.
- Number of parking spaces (including accessible and van-accessible) available for each unit, if applicable.
- Rental range for property, including any associated fees.
- Utilities included in rent.
- Number of any units fully furnished.

FEMA will pay for utilities that are included in the monthly rent established by the property owner; however, other expenses charged by the property management company will not be covered by FEMA, such as application fees and pet deposits.

FEMA will prioritize accessible units for applicants whose household includes one or more persons with a disability or other access and functional needs.

For the latest information on Hurricane Ida visit fema.gov/disaster/4611. Follow us on Twitter at twitter.com/FEMARegion6 and like us on Facebook at facebook.com/FEMARegion6/.