

Billing Code: 4210-67

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

[Docket No. FR-XXXX-N-XX]

Notice of Emergency Approval of an Information Collection:

National Standards for the

Physical Inspection of Real Estate (NSPIRE) Demonstration

AGENCY: Office of the Chief Information Officer, HUD.

ACTION: Notice.

SUMMARY: In accordance with the Paperwork Reduction Act of 1995, HUD has requested from the Office of Management and Budget (OMB) emergency approval of the information collection described in this notice.

DATES: Comments Due Date: [Insert [days as agreed upon with OMB] after the date of publication in the Federal Register.]

ADDRESSES: Interested persons are invited to submit comments regarding this proposal. Comments should refer to the proposal by name and/or OMB Control Number and should be sent to: HUD Desk Officer, Office of Management and Budget, New Executive Office Building, Washington, DC 20503; fax: 202-395-5806. Email: OIRA_Submission@omb.eop.gov.

FOR FURTHER INFORMATION CONTACT: Colette Pollard, Reports Management Officer, QDAM, Department of Housing and Urban Development, 451 7th Street, SW, Washington, DC 20410; e-mail Colette Pollard at Colette.Pollard@hud.gov or telephone 202-402-3400. Persons with hearing or speech impairments may access this number through TTY by

calling the toll-free Federal Relay Service at (800) 877-8339. This is not a toll-free number.

Copies of available documents submitted to OMB may be obtained from Ms. Pollard.

SUPPLEMENTARY INFORMATION: This notice informs the public that HUD has submitted to OMB a request for approval of the information collection described in Section A.

A. Overview of Information Collection

Title of Information Collection: National Standards for the Physical Inspection of Real Estate (NSPIRE) Demonstration

OMB Approval Number: 2577-

Type of Request: New Collection

Form Number: N/A

Description of the need for the information and proposed use:

HUD's Real Estate Assessment Center (REAC) has developed a new inspection model entitled the National Standards for the Physical Inspection of Real Estate (NSPIRE). Prior to nationwide implementation, REAC will test NSPIRE through a multistage Demonstration to identify potential adjustments to standards, protocols, and processes. HUD will ask public housing agencies (PHAs), and owners and agents (OA) (collectively referred to as POAs) to participate in this Demonstration through a voluntary application process and plans to test this model with approximately 4,500 properties.

HUD is developing a standardized electronic system and data exchange standard for this collection and will distribute self-inspection software for properties to collect and submit this data electronically. Within the scope of this collection, HUD requests the following information from participating POAs: an annual self-inspection report or work order receipts, a property

profile, copies of building system certificates, local code violations over the rolling calendar year, and participation in feedback sessions.

1. Many POAs have statutory, regulatory, or housing program contractual requirements to conduct annual self-inspections on all dwelling units. POAs will be provided with self-inspection software that will enable them to easily document and submit deficiencies that are present within dwelling units across the rolling calendar year. In lieu of submitting a self-inspection report, POAs can electronically submit work order receipts from across the rolling calendar year. This data provides reasonable assurance that every dwelling unit was evaluated for deficiencies and maintenance needs.
2. POAs will submit a property profile documenting the: owner/company name, physical address, type of housing (e.g., section 8), structure type, number of buildings, number of floors, number of units, existence of an attached garage, types of fuel-burning appliances, and an updated floor plan.
3. POAs will submit an electronic copy of the building system certificates, including elevators, fire alarm systems, sprinkler systems, boilers (HVAC or domestic water), and lead-based paint inspection reports. HUD believes that it is important for POAs to provide this information annually as the inoperability of these systems can have a substantial effect on residents.
4. POAs will submit a list of local code violations for which the property was cited over the rolling calendar year. HUD regulations at 24 CFR § 5.703(g), requires HUD housing to adhere to local code. HUD believes that compliance (or non-compliance) with local code can serve as an important indicator as to whether a property is conducting regular maintenance and whether it is providing acceptable basic housing conditions.

5. Finally, HUD will ask 900 POAs to provide Demonstration feedback via one in-person listening session. With this information, HUD will be better able to refine inspection standards and protocols ensuring resident housing is decent, safe, sanitary, and in good repair.

Without the information on POA-conducted physical inspections, HUD's interests will not be protected, and HUD will not be able to easily identify risks due to neglected maintenance. Analyzing self-inspection data will allow HUD to better identify these risks and improve the accuracy of property assessments, the consistency of inspections, and ultimately to provide residents with quality affordable housing.

Respondents: POAs participating in the NSPIRE Demonstration

Information Collection	Number of Respondents	Frequency of Response	Responses Per Annum	Burden Hour Per Response	Annual Burden Hours	Hourly Cost Per Response	Annual Cost
	60,000	Annually	4,500	2.7 hours/property	12,150	\$22.76	\$276,534

B. Solicitation of Public Comment

This notice is soliciting comments from members of the public and affected parties concerning the collection of information described in Section A on the following:

- (1) Whether the proposed collection of information is necessary for the proper performance of the functions of the agency, including whether the information will have practical utility;
- (2) The accuracy of the agency's estimate of the burden of the proposed collection of information;
- (3) Ways to enhance the quality, utility, and clarity of the information to be collected; and

(4) Ways to minimize the burden of the collection of information on those who are to respond; including the use of appropriate automated collection techniques or other forms of information technology (e.g., permitting electronic submission of responses).

HUD encourages interested parties to submit comment in response to these questions.

C. Authority: Section 3507 of the Paperwork Reduction Act of 1995, 44 U.S.C. Chapter 35

Date: _____

Department Reports Management Officer
Office of the Chief Information Officer

[FR-XXXX-N-01]