

Understanding UPCS/NSPIRE: Staying REAC Ready for HUD's New Changes

September 7 - 8, 2022, Pittsburgh-Cranberry, PA

Prepare now! NSPIRE coming in 2023!

HUD is stating that NSPIRE will launch in April 2023 for Public Housing and September 2023 for Multi-Family. HQS and PBV have a target date of April 2023 as well.

The new NSPIRE protocol replaces UPCS and HQS inspection standards. The 62 NSPIRE standards are much different than current inspection protocols of UPCS and HQS. There are now more 24-hour Health and Safety Hazards. Another difference is that a repair period is specified.

The new NSPIRE model prioritizes resident health and safety over appearance, with a renewed focus on the areas that impact residents directly. The target is to not have any substandard Units. In the future you could get a "Standard Performer" score, but if Unit's Indicator score is too low, then you fail the overall inspection.

This seminar will discuss the design and structure of these standards and how they differ from current UPCS or HQS protocols. It will prepare you for the implementation of NSPIRE.

(See detailed seminar agenda on the reverse side of this page.)

This class will be led by **Dennis DiBello**, founder, COO and Chief Inspector of **American Property Consultants (APC)**. APC started performing UPCS inspections under the initial HUD REAC pilot program in 1998. Since then, Dennis has been certified multiple times as a HUD REAC inspector. He has performed inspections and training nationwide and conducted over 400 UPCS training sessions for over 6,500 housing personnel. He speaks at national conferences, teaches at colleges and is a certified training instructor.

Seminar Location

Double Tree by Hilton Pittsburgh-Cranberry
910 Sheraton Drive, Mars, PA 16046

Seminar Fee

Class: WPHDA members: **\$450/person**
Non-member agencies: **\$500/person**

(Fee includes Updated Field Guide and all training materials, breaks and lunches for both days.)

Optional Inspector Exam: \$125/person

(Online/email, Friday, September 9; certifies person to perform agency's self inspections.)

Optional Inspector's Pocket Guide: \$8.95

Seminar Registration

Due: Wednesday, August 24

See enclosed registration form.

Hotel Reservations

Deadline: Wednesday, August 24

Until the deadline, the **Double Tree Pittsburgh-Cranberry** is offering a *group rate of \$109/night plus taxes, which includes a full breakfast.* For reservations, call **724-776-6900** and ask for the Western PA Housing rate.

(Tax-exempt agencies must present their certificates when checking in.)

Questions? Please contact Julie Kascal at 412.661.0591 or events@wphda.org

UNDERSTANDING UPCS/NSPIRE: STAY REAC READY FOR HUD'S NEW CHANGES

2-Day Training Seminar Agenda

Hosted by: Western Pennsylvania Housing Directors Association

Wednesday, September 7, 2023		Thursday, September 8, 2023	
<p>8:30am – 10:00am</p> <p>Welcome</p> <ul style="list-style-type: none"> › Topics <p>History of Housing Inspection</p> <ul style="list-style-type: none"> › Origin › HQS › REAC-UPCS › REAC-UPCS-V › Alignment › REAC NSPIRE <p>The Creation of REAC</p> <ul style="list-style-type: none"> › What is REAC <p>Current Events</p> <ul style="list-style-type: none"> › Why NSPIRE › GAO Finding › GAO Recommendations › The Solution – Two Track Approach 		<p>8:30am – 10:00am</p> <p>REAC FG Deficiency Definitions W/NSPIRE</p> <ul style="list-style-type: none"> › Inspection Areas <ul style="list-style-type: none"> <input checked="" type="checkbox"/> Site <input checked="" type="checkbox"/> Building Exterior <input checked="" type="checkbox"/> Building Systems <input checked="" type="checkbox"/> NSPIRE - OUTSIDE 	
<p>10:15am – 12:00pm</p> <p>Current Events(cont'd)</p> <ul style="list-style-type: none"> › Track 1 - Immediate Changes › Track 2 New Model: NSPIRE › NSPIRE Pilot Demonstration <p>REAC RTO I & RTO II</p> <ul style="list-style-type: none"> › REAC RTO › Heat Map › Priority Considerations › CDC Inspection Protocol <p>Alternative Inspection Methods</p> <ul style="list-style-type: none"> › Remote Video Inspection 		<p>10:15am – 12:00pm</p> <p>REAC FG Deficiency Definitions W/NSPIRE (cond't)</p> <ul style="list-style-type: none"> › Inspection Areas <ul style="list-style-type: none"> <input checked="" type="checkbox"/> Common Areas <input checked="" type="checkbox"/> NSPIRE - INSIDE <input checked="" type="checkbox"/> Dwelling Units <input checked="" type="checkbox"/> NSPIRE - UNIT <input checked="" type="checkbox"/> Health and Safety 	
<p>1:00pm – 2:30pm</p> <p>UPCS vs NSPIRE Inspection Protocols</p> <ul style="list-style-type: none"> › Inspection Structure › Identifying & Classifying a Defect › NSPIRE Inspection Standards <p>UPCS Document Bases and Sources</p> <p>Industry Standards (NIS)</p> <p>UPCS Field Guide w/NIS & NSPIRE</p> <p>UPCS vs NSPIRE Example</p> <p>NSPIRE Standards Template</p> <p>Exigent Health And Safety</p>		<p>1:00pm – 2:30pm</p> <p>Inspection Preparation Tools</p> <p>You During the Inspection</p> <p>REAC inspector Perspectives/Edicts</p> <p>REAC Ready Everyday</p>	
<p>2:45pm – 4:30pm</p> <p>R-Day</p> <ul style="list-style-type: none"> › Before, During, After <p>Remove the Question</p> <p>Where Do Defects Come From?</p> <p>The REAC Scoring Process</p> <p>Inspection Report</p> <p>Inspection Frequency/Timing</p> <p>Enforcement & Physical Indicators</p> <p>Day 1 – Q & A Session</p>		<p>2:45pm – 4:30pm</p> <p>Inspection Data Analysis</p> <p>Types of Maintenance</p> <p>Physical / Capital Needs</p> <p>Writing Appeals</p> <p>Day 2 – Q & A Session</p> <p>Online Proficiency Exam</p> <p>Seminar Evaluation</p>	