



Specially Adapted Housing (SAH) Program Builder Informational Series



SAH Program Overview

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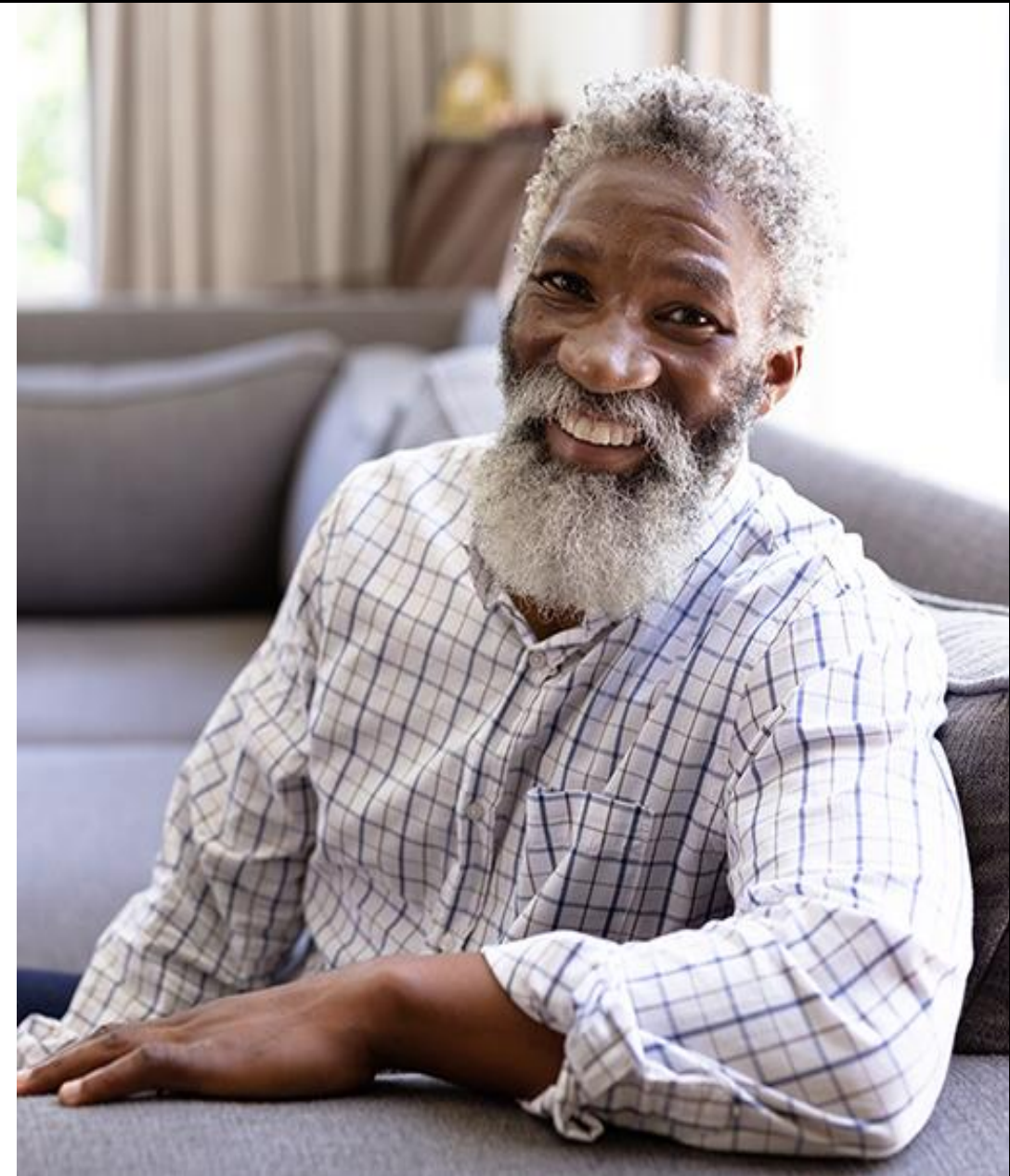
The Specially Adapted Housing (SAH) program offers two main grants for eligible Veterans who are permanently and totally disabled: the Specially Adapted Housing (SAH) grant and the Special Home Adaptation (SHA) grant.



These grants assist with building, remodeling, or purchasing an adapted home.



The SAH program allows Veterans to live more independently in their own homes.



Qualifying Disabilities

SAH

Veterans eligible for the larger SAH grant could have disabilities which include:

- loss or loss of use of both lower extremities,
- blindness,
- loss or loss of use of both upper extremities above the elbow,
- loss or loss of use of one lower extremity plus residuals of organic disease or injury, and/or
- severe burn injuries.

SHA

Veterans eligible for the smaller SHA grant could have disabilities which include:

- the loss or loss of use of both hands,
- certain respiratory ailments and/or
- burn injuries.



SAH Grant Plans

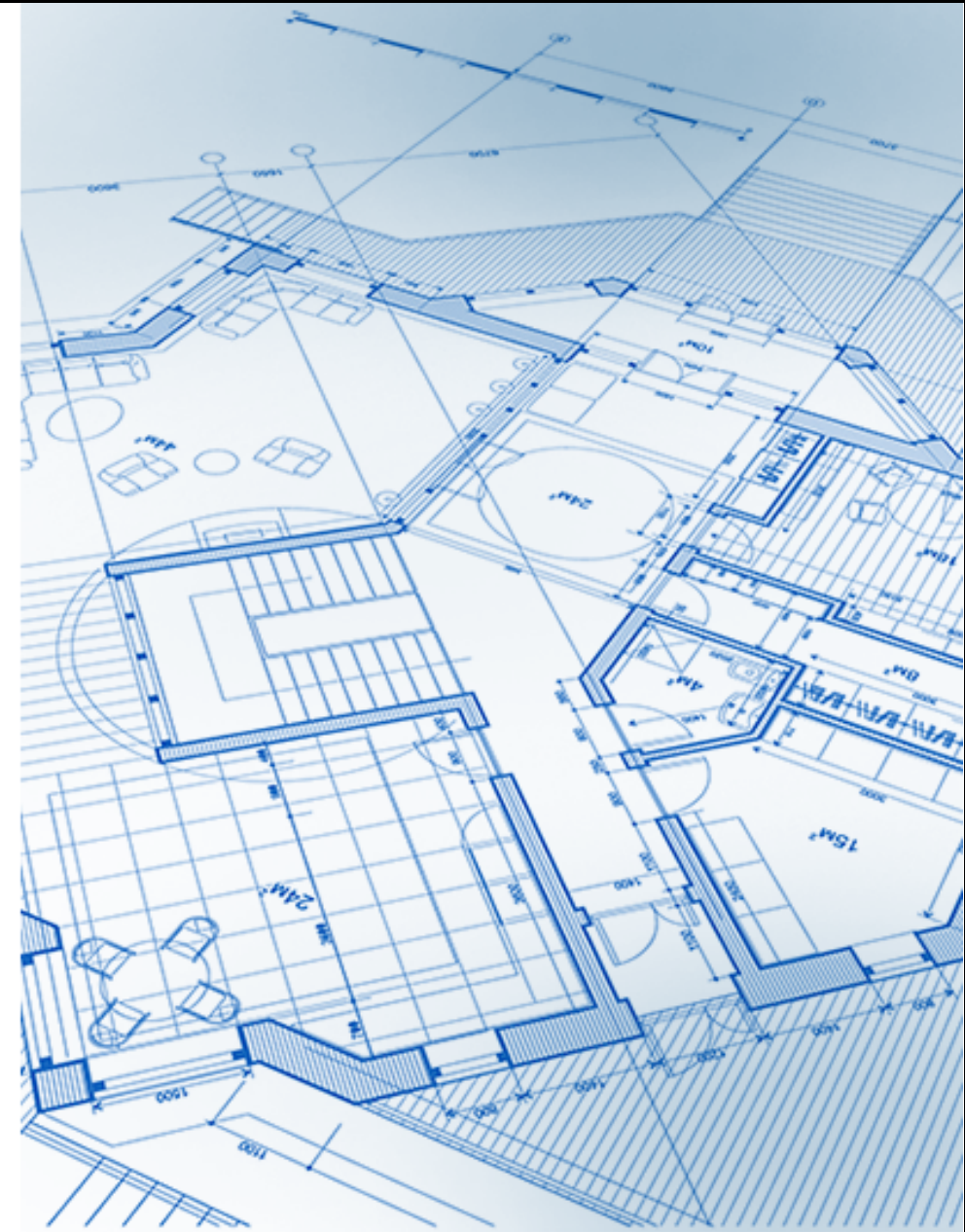
There are four ways for the Veteran to use the SAH grant:

SAH Plan 1: build an adapted home on land to be purchased.

SAH Plan 2: build an adapted home on land already owned.

SAH Plan 3: adapt an existing home (remodel or addition).

SAH Plan 4: use toward the purchase of an already adapted home or applied to the mortgage balance of an already owned adapted home.



SHA Grant Plans

There are five ways for the Veteran to use the SHA grant:

SHA Plan 1: for a housing unit that the Veteran intends to purchase (or proposed construction).

SHA Plan 2: for a housing unit that the Veteran's family member intends to purchase (or proposed construction).

SHA Plan 3: for a housing unit the Veteran already owns.

SHA Plan 4: for a housing unit that is already owned by the Veteran's family member.

SHA Plan 5: for a housing unit that has already been adapted with special features that VA has determined are reasonably necessary.



Program Administration

The SAH Grant program is administered by Loan Guaranty (LGY) Service, which is part of the Veterans Benefits Administration (VBA).

One of the hallmarks of the SAH program is the personalized service SAH Agents provide. There are five Regional Loan Centers (RLCs) located throughout the United States and grants are assigned to each RLC based on geographic location. The SAH Agent in the RLC will be your partner throughout the process.

How We Work with Builders

The SAH Agent is considered an expert in the Specially Adapted Housing (SAH) program and will also work closely with the builder and architect selected by the Veteran.

Builders, architects, and designers are critical to the success of the SAH program and help to ensure disabled Veterans are provided a barrier-free living environment that affords them a level of independent living they may not otherwise enjoy.



How the SAH Program Works: Modifications, Bids, Registration and Planning (1 of 3)

1

After the initial inspection, the SAH Agent will discuss adaptation options with the Veteran.

2

The Veteran solicits bids from builders and chooses the contractor they would like to work with.

How the SAH Program Works: Modifications, Bids, Registration and Planning (2 of 3)

3

If the selected builder is new to VA, they will register for a VA Builder ID number.

4

Once a builder is selected, the SAH Agent will work closely with the builder and Veteran to obtain the necessary documents for grant approval.

5

These documents may include, but are not limited to: the contract, description of materials, plans, specifications, and a cost breakdown all signed and dated by the builder and Veteran.

How the SAH Program Works: Modifications, Bids, Registration and Planning (3 of 3)

6

Once the project is approved, grant funds are reserved until authorized disbursements are made.

7

As each stage of construction is completed, a compliance inspection is conducted by a VA assigned compliance inspector (CI), or SAH employee to verify work is being completed per the builder's plans and specifications approved by VA.

8

Within 10 business days of the final compliance inspection being approved, the SAH Agent will conduct a Final Field Review (FFR) to ensure that the project adheres to the approved plans/specs and that the CI was compliant.

Additional Adaptation Grants Provided by VA

In addition to the SAH and SHA grants, which are administered by Loan Guaranty Service, there are other home adaptation grants provided by VA and available to certain Veterans. These are the Independent Living (IL) home adaptation grant provided by the Veteran Readiness and Employment division within VBA, and the Home Improvements and Structural Alterations (HISA) grant, which is provided by the Prosthetics department of the local VA Medical Center.

This section of the training will provide a brief overview of these two additional grants provided by VA.



IL Adaptations and HISA Grants

Veteran Readiness and Employment (VR&E) - Independent Living (IL) Adaptations

VR&E sponsored Independent Living services may be provided to individuals who are not currently able to work because of the effects of service-connected disabilities. Provided services are limited to those required to improve independence at home and in the community and may include home adaptations. Please visit the [VR&E Independent Living track website](https://www.va.gov/careers-employment/vocational-rehabilitation/programs/independent-living/) (https://www.va.gov/careers-employment/vocational-rehabilitation/programs/independent-living/) to learn more about VR&E IL grants.

Home Improvements and Structural Alterations (HISA) Grant

Veterans and Servicemembers may receive assistance for any home improvement necessary for the continuation of treatment or for disability access to the home and essential lavatory and sanitary facilities. A Veteran may receive a HISA grant in conjunction with either a SAH or SHA grant. The HISA program is available for both Veterans with service-connected disabilities and Veterans with non-service-connected disabilities. Please visit the [Rehabilitation and Prosthetic Services website](https://www.prosthetics.va.gov/psas/HISA2.asp) (https://www.prosthetics.va.gov/psas/HISA2.asp) to learn more about HISA grants.



How to Learn More...

You can learn more about the SAH program and the builder-specific requirements for participating in this meaningful program by checking out the other titles in our Builder Informational Series.