



MANAGEMENT BULLETIN #605

DATE: 8/25/2025

TO: Owners and Agents of IHDA Assisted and Financed Properties

CC: IHDA Asset Management Staff

FROM: IHDA Asset Management Department

RE: NSPIRE Implementation Update

SUMMARY:

IHDA is working to ensure smooth implementation of National Standards for Physical Inspection of Real Estate (NSPIRE). Many IHDA-supported developments have successfully undergone a physical inspection under the new standards. As stated in [Management Bulletin 574](#), HUD published a notice extending the compliance date of NSPIRE for HOME, Housing Trust Fund, Section 8 Moderate Rehabilitation (Mod Rehab), and Section 811 Project Rental Assistance (PRA) from October 1, 2023 to October 1, 2024. This compliance date was further extended to October 1, 2025 in July 2024.

While HUD has not released program-specific deficiency lists for HOME or Housing Trust Fund referenced in the [extension notice](#), further extension of the compliance date for the affected programs has not been granted. As a result, IHDA is prepared to implement NSPIRE for inspections of developments with HOME, Housing Trust Fund, Section 8 Mod Rehab, and Section 811 PRA funding held on or after October 1, 2025.

To ensure continued adherence to regulatory standards, please refer to [HUD NSPIRE webpage](#) for comprehensive information on NSPIRE implementation. If you haven't already done so, development partners are also advised to collaborate with your software providers to assess and update your systems, ensuring they can accommodate the new NSPIRE requirements.

If you have any questions, please contact Charlotte Pickens at cpickens@ihda.org.



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