



2011 LEGISLATIVE FACTSHEET

Enable Regional Housing Authorities (RHAs) to receive AHFC Senior Citizens Housing Development Funds (SCHDF)

January 31, 2011

LEGISLATIVE REQUEST: This legislation, pre-filed by Rep. Bryce Edgmon as HB65, will insert language in A.S. 18.56.810(a) to include Regional Housing Authorities as eligible grant recipients for funds appropriated by the legislature to the Senior Citizens Development Fund (SCHDF) that is administered by Alaska Housing Finance Corporation (AHFC). AHFC supports this legislation as written.

STATEMENT OF NEED:

- The Senior Citizens Housing Development Fund moved to AHFC during the merger of all state housing functions in 1992. SCHDF provides funding to organizations to develop senior citizen housing.
- Statutory language currently limits program eligibility to municipalities or public or private non-profit corporations designated as tax exempt under 26 U.S.C. 501c(3) and (4) (Internal Revenue Code of 1954). Although Alaska regional housing authorities are some of the most experienced and qualified housing developers in the state, they are not able to access this grant program that supports increased development of senior housing.
- Because of current statutory language, a housing authority must incorporate a separate non-profit organization or partner with an eligible organization in order to receive a SCHDF award for senior housing development.

HOW IT WORKS:

- Funding under SCHDF is used to develop housing for “older persons” as defined under the Federal Fair Housing Act. Sponsors can elect either age 62 and older, or age 55 and older as the age requirement for occupancy under Section 807 of the Fair Housing Act (42 U.S.C. 3607 (b) (1) as implemented at 42 CFR 100.300-308.
- Acquisition, rehabilitation, accessibility modification and new construction of senior housing as well as pre-development activities are all eligible for grant awards.

ADDITIONAL:

- Members of the Alaska Association of Housing Authorities (AAHA), collectively one of the largest groups of affordable housing providers in the state, support this statutory change.

CONTACT:

Stacy Schubert, 301-4556, sschubert@ahfc.state.ak.us

Cary Bolling: 350-2479, cbolling@ahfc.state.ak.us