

Introduced: 4/21/81
Referred: Finance

1 IN THE HOUSE

BY DUNCAN

2 HOUSE BILL NO. 520

3 IN THE LEGISLATURE OF THE STATE OF ALASKA

4 TWELFTH LEGISLATURE - FIRST SESSION

5 A BILL

6 For an Act entitled: "An Act relating to grants and loans for low and
7 moderate income housing; and providing for an effective
8 date."

8 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:

10 * Section 1. AS 18 is amended by adding a new chapter to read:

11 CHAPTER 53. LOW AND MODERATE INCOME HOUSING FUND.

12 Sec. 18.53.010. LOW AND MODERATE INCOME HOUSING FUND. There is
13 established in the Department of Community and Regional Affairs a low
14 and moderate income housing fund. Subject to direct appropriation for
15 the purpose, the department shall make grants or loans to municipalities
16 or to corporations eligible for loans under AS 18.53.030 for the purpose
17 of financing low and moderate income housing.

18 Sec. 18.53.020. APPLICATION. Application for a grant or loan
19 under this chapter shall be in the form prescribed by the department.
20 The application shall demonstrate the need for low and moderate income
21 housing in the area to be served, the feasibility of the proposed
22 project, and an adequate management plan which shall demonstrate the
23 ability of the eligible recipient to sustain the proposed project.

24 Sec. 18.53.030. ELIGIBILITY FOR LOANS AND GRANTS. Only housing
25 authorities established by law, housing cooperatives incorporated under
26 AS 10.15, and public or nonprofit private corporations are eligible for
27 loans under this chapter. In order to be eligible for a loan, a non-
28 profit corporation must be designated as tax exempt under sec. 501
29 (c)(3), and (4) of the Internal Revenue Code of 1954.

1 Sec. 18.53.040. LOAN TERMS. (a) A loan granted under this
2 chapter

3 (1) may not exceed a term of 30 years;

4 (2) may not bear interest exceeding three percent;

5 (3) may not be for direct construction.

6 (b) A loan made under this chapter shall be secured by a first
7 priority lien or mortgage on improved real property.

8 Sec. 18.53.050. POWERS AND DUTIES OF THE DEPARTMENT. The depart-
9 ment may

10 (1) establish income guidelines for persons eligible for
11 housing financed in part or whole by loans or grants made under this
12 chapter;

13 (2) establish schedules of rents which may be charged to
14 tenants of housing financed in part or whole by loans or grants made
15 under this chapter;

16 (3) prescribe area differentials for income and rents based
17 on economic differences between areas of the state;

18 (4) make grants in connection with housing loans made under
19 this chapter in the amount the department determines is needed to allow
20 feasible repayment of loans made under this chapter from rents charged
21 to tenants under rent schedules established by the department;

22 (5) execute agreements for services the department determines
23 useful in carrying out its duties under this chapter;

24 (6) establish construction standards including standards for
25 energy-efficient construction.

26 Sec. 18.53.060. REGULATION. The department shall adopt regula-
27 tions to carry out the purposes of this chapter. The provisions of the
28 Administrative Procedure Act (AS 44.62) apply to regulations adopted
29 under this section.

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Sec. 18.53.070. In this chapter

(1) "department" means the Department of Community and Regional Affairs;

(2) "low and moderate income housing" means housing for which the rental rate is below the level at which comparable housing is currently being offered for rent by private persons in the locality involved and for which the rental rate does not exceed the rental rate established in the schedule of rates prescribed by the department by regulation.

* Sec. 2. This Act takes effect immediately in accordance with AS 01.10.-070(c).

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17 on economic differences between areas of the state;

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19 this chapter in the amount the department determines is needed to allow
20 feasible repayment of loans made under this chapter from rents charged
21 to tenants under rent schedules established by the department;

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5 which the rental rate is below the level at which comparable housing is
6 currently being offered for rent by private persons in the locality
7 involved and for which the rental rate does not exceed the rental rate
8 established in the schedule of rates prescribed by the department by
9 regulation.

10 * Sec. 2. This Act takes effect immediately in accordance with AS 01.10.-
11 070(c).

ALASKA STATE LEGISLATURE

TWELFTH Legislature FIRST... Session

HOUSE BILL NO. 520

By ...DUNCAN...

"An Act relating to grants and loans for low and moderate income housing; and providing for an effective date."

Grants & loans/low & mod. income housing

Introduced in the House ...4/21, 19.81

HISTORY IN THE HOUSE

19 81

Apr 21

Read first time and referred to Committee on Finance

Reported back with recommendation that

Read second time and

Read third time and

PASS	Effective Date
Yeas	Yeas
Nays	Nays
Absent	Absent
Excused	Excused

Reconsideration

PASS	Effective Date
Yeas	Yeas
Nays	Nays
Absent	Absent
Excused	Excused
Reported correctly engrossed	
Signed by Speaker	
Sent to Senate	

CHIEF CLERK OF THE HOUSE

HISTORY IN THE SENATE

19

Read first time and referred to Committee on

Reported back with recommendation that

Read second time and

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PASS	Effective Date
Yeas	Yeas
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Reconsideration

PASS	Effective Date
Yeas	Yeas
Nays	Nays
Absent	Absent
Excused	Excused
Reported correctly engrossed	
Signed by President	
Returned to House	

SECRETARY OF THE SENATE

HISTORY IN THE HOUSE

19

Received from Senate

Concurred in Senate amendment thus adopting:
VOTE

Failed to concur in Senate amendment; asked Senate to recede
VOTE

Senate receded from amendment
VOTE

Senate failed to recede from amendment
VOTE

CC appointed by House

CC appointed by Senate

CC adopted by House
VOTE

CC adopted by Senate
VOTE

To enrolling
Reported correctly enrolled
Sent to Governor

..... by Governor

Filed with Lt. Governor

Chapter No.

THE LEGISLATURE OF THE STATE OF ALASKA
TWELFTH LEGISLATURE

FISCAL NOTE

I. REQUEST
 Bill/Resolution No. HB 520
 Title "An act relating to grants and loans for low and moderate income housing..."
 Requested by Legislative Finance Date 1-13-82

II. FISCAL DETAIL
 Agency Affected Department of Community & Regional Affairs
 Program Category Affected Development
 BRU, Program, Or Subprogram(s) Affected Housing Assistance
 (Note: If more than one budget component is affected, separate line-item amounts and funding for each component in the analysis section.)

EXPENDITURES (Thousands of Dollars)

	FY 82	FY 83	FY 84	FY 85	FY 86	FY 87
100 PERSONAL SERVICES	24.1	57.4				
200 TRAVEL	1.0	2.0				
300 CONTRACTUAL	3.0	7.2				
400 COMMODITIES	.2	.2				
500 EQUIPMENT	1.2	0				
600 LAND & STRUCTURES						
700 GRANTS, CLAIMS, ETC.						
TOTAL	29.9	66.8				

FUNDING (Thousands of Dollars)

	FY 82	FY 83	FY 84	FY 85	FY 86	FY 87
GENERAL FUND	29.3	66.8				
FEDERAL FUNDS						
OTHER (Specify Source)						

POSITIONS

	FY 82	FY 83	FY 84	FY 85	FY 86	FY 87
FULL TIME	2.0	2.0				
PART TIME						
TEMPORARY						

III. ANALYSIS (See Fiscal Note Preparation Instruction, Section III)

A Grant Administrator will be established to write regulation and application packages, negotiate grants and loans, and to accomplish on site monitoring. A Clerk Typist II will be established in support of the clerical demands (see attached detail). "No grant funding detail available at this time."

IV. DATE 1-13-82 PREPARED BY Rod Mourant
 AGENCY Community & Regional Affairs
 Original: Legislative Finance PHONE 465-4709
 cc: Budget and Management
 Prime Sponsor (First Legislator Named)
 33-001 (Rev. 12/81)

HB 520 Fiscal Note

(1-3-82)

		FY82 (000's)	FY83 (000's)
<u>Personal Services</u>			
Grant Administrator	(17A)		
Clerk Typist II	(17B)		
	Total	24.1	57.4
<u>Travel</u>			
		1.0	2.0
<u>Contractual Services</u>			
Phone		.5	1.1
Postage		.2	.5
Printing		.8	2.0
Rent		1.1	2.7
Copier		.2	.4
Other Fees		.2	.5
		<u>3.0</u>	<u>7.2</u>
<u>Commodities</u>			
		.2	.2
<u>Equipment</u>			
Desk		.5	
Chair		.3	
Calculator		.3	
Bookcase		.2	
Filing Cabinet		.3	
		<u>1.6</u>	
	Total	<u>29.9</u>	<u>66.8</u>