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# HOUSE COMMITTEE REPORT

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(11)

Date Referred: January 17, 1990

FURTHER REFERRALS:

Date of Committee Action: 2/14/90

The FINANCE Committee considered:

SSHB 218

SS FOR HOUSE BILL NO. 218

AHFC LOANS FOR CONGREGATE HOUSING

"An Act extending the authority of the Alaska Housing Finance Corporation to assist in the development of congregate housing; and providing for an effective date."

**RECOMMENDATIONS:**

- be replaced with CSSS HB 218 (FIN)  the same title
- a new title
- have attached amendment(s)
- do pass
- do not pass
- no recommendation
- individual recommendations
- additional referral to the \_\_\_\_\_ Committee

ADOPTS: \_\_\_\_\_ letter of intent

ATTACHES NEW FISCAL NOTE(S):  
(Dept)

APPROVES PREVIOUS: (Date/Dept)

- fiscal impact \_\_\_\_\_
- zero fiscal note \_\_\_\_\_
- zero with analysis \_\_\_\_\_

- fiscal note(s) \_\_\_\_\_
- zero fiscal note(s) \_\_\_\_\_
- zero fn/analysis 1/11/90 / REVENUE

**SIGNING DO PASS:**

**SIGNING:**  
(Check approp. column)

Do Not Pass    No Rec    Amend

\_\_\_\_\_  
Hoffman

\_\_\_\_\_  
Larson

\_\_\_\_\_  
Swackhammer

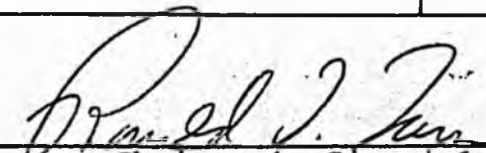
\_\_\_\_\_  
Brown

\_\_\_\_\_  
Koponen

\_\_\_\_\_  
Barnes

\_\_\_\_\_  
Shultz

<u>ROD E. JACO</u> Phillips	/		
<u>Steve Rieger</u> Rieger	/		
<u>Kay Wallis</u> Wallis	/		

  
 \_\_\_\_\_ Larson  
 Chairman's Signature  
 \_\_\_\_\_ Hoffman

CC

No. 1

STATE OF ALASKA  
1990 LEGISLATIVE SESSION

B111 Version: CSSSHB 218(SA)  
Publish Date: HOUSE 1/17/90

FISCAL NOTE

REQUEST:

Revision Date: \_\_\_\_\_  
Title: Extending authority of AHFC to  
assist in development of congregate housing  
Sponsor: \_\_\_\_\_  
Requestor: \_\_\_\_\_

Agency Affected: \_\_\_\_\_  
BRU: Alaska Housing Finance Corporation  
Components: \_\_\_\_\_

EXPENDITURES/REVENUES: (Thousands of Dollars)

	FY 91	FY 92	FY 93	FY 94	FY 95	FY 96
OPERATING						
PERSONAL SERVICES	-	-	-	-	-	-
TRAVEL	-	-	-	-	-	-
CONTRACTUAL	-	-	-	-	-	-
SUPPLIES	-	-	-	-	-	-
EQUIPMENT	-	-	-	-	-	-
LANDS & STRUCTURES	-	-	-	-	-	-
GRANTS, CLAIMS	-	-	-	-	-	-
MISCELLANEOUS	-	-	-	-	-	-
TOTAL OPERATING	-	-	-	-	-	-
CAPITAL	-	-	-	-	-	-
REVENUE	-	-	-	-	-	-

FUNDING: (Thousands of Dollars)

GENERAL FUND	-	-	-	-	-	-
FEDERAL FUNDS	-	-	-	-	-	-
OTHER	-	-	-	-	-	-
TOTAL	-	-	-	-	-	-

POSITIONS:

FULL-TIME	-	-	-	-	-	-
PART-TIME	-	-	-	-	-	-
TEMPORARY	-	-	-	-	-	-

ANALYSIS: Attach a separate page for analysis.

Prepared By: Thomas Behan Phone: 561-1900  
Division: Alaska Housing Finance Corporation Date: January 11, 1990

Approved by Commissioner: Hugh Malone Date: \_\_\_\_\_  
Agency: Department of Revenue

- Distribution (by preparer):
- Legislative Finance
  - Legislative Sponsor
  - Requestor
  - Office of Management and Budget
  - Impacted Agency(ies)

Adopted

### Fiscal Analysis

The fiscal impact of implementing this legislation is undeterminable at this time since the projected demand for congregate housing is unknown. Currently, AHFC finances residential mortgage loans through the issuance of taxable and tax-exempt bonds. (A separate fund initially created and funded by the Legislature finances mobile home loans.) Current AHFC staff does not have the expertise to finance/underwrite multi-family housing loans or work within federal government multi-family loan programs. To implement this legislation, additional staff would be needed with the required expertise. The expertise of financing multi-family congregate housing may already be available elsewhere in other state agencies.

Original sponsor(s): REP. ULMER, Hudson

1 IN THE HOUSE

BY THE FINANCE COMMITTEE

2 CS FOR SPONSOR SUBSTITUTE FOR HOUSE BILL NO. 218 (Finance)

3 IN THE LEGISLATURE OF THE STATE OF ALASKA

4 SIXTEENTH LEGISLATURE - SECOND SESSION

5 A BILL

6 For an Act entitled: "An Act extending the authority of the Alaska Housing  
7 Finance Corporation to assist in the development of  
8 congregate housing, and directing the Alaska State  
9 Housing Authority to develop a pilot program for  
10 congregate housing; and providing for an effective  
11 date."

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

13 \* Section 1. AS 18.56.090 is amended to read:

14 Sec. 18.56.090. GENERAL POWERS. In addition to other powers  
15 granted in this chapter, the corporation may, for the purpose of  
16 providing housing for persons of lower and moderate income or persons  
17 located in remote, underdeveloped, or blighted areas of the state and  
18 for its other corporate purposes,

19 (1) [REPEALED

20 (2)] make or participate in the making of mortgage loans to  
21 sponsors, developers, builders, and purchasers of residential housing,  
22 if the corporation determines that mortgage loans are not otherwise  
23 available, wholly or in part, from private lenders upon reasonably  
24 equivalent terms and conditions;

25 (2) [(3)] purchase or participate in the purchase of mort-  
26 gage loans made to sponsors, developers, builders, owners, and pur-  
27 chasers of residential housing, if the corporation

28 (A) has given approval before the initial making of  
29 the loan and has determined that mortgage loans were, at the time

1 the approval was given, not otherwise available, wholly or in  
2 part, from private lenders upon reasonably equivalent terms and  
3 conditions; [,] or

4 (B) has determined that the purchase or participation  
5 will result in additional residential housing, taking into ac-  
6 count without limitation such factors as reinvestment of the  
7 proceeds of the sale in additional mortgage loans, increased  
8 availability of mortgage loans insured by the federal government,  
9 its agencies, or departments, the reduction, if any, of interest  
10 payments to be made with respect to mortgage loans, or such other  
11 factors as will tend to increase or improve the supply of res-  
12 idential housing within the state;

13 (3) [(4)] make partial rental payments and mortgage inter-  
14 est payments under a contract with any housing owner if the payments  
15 will be applied to decrease rental or mortgage interest charges of  
16 persons of lower and moderate income or owners or purchasers of res-  
17 idential housing in remote, underdeveloped or blighted areas of the  
18 state;

19 (4) [(5)] make loans from the housing development fund;

20 (5) [(6)] collect and pay reasonable fees and charges in  
21 connection with making, purchasing, and servicing its mortgages,  
22 loans, notes, bonds, certificates, commitments, and other evidences of  
23 indebtedness;

24 (6) [(7)] acquire real property, or any interest in real  
25 property, in its own name, by purchase, transfer, or foreclosure, when  
26 the acquisition is necessary or appropriate to protect any loan in  
27 which the corporation has an interest; sell, transfer, and convey the  
28 property to a buyer; and, if the sale, transfer, or conveyance cannot  
29 be effected with reasonable promptness or at a reasonable price, rent

1 or lease the property to a tenant pending the sale, transfer, or  
2 conveyance;

3 (7) [(8)] sell, at public or private sale, to any pur-  
4 chaser, including the Federal National Mortgage Association, all or  
5 any part of a mortgage or other instrument or document securing a  
6 construction, land development, mortgage, or temporary loan of any  
7 type permitted by this chapter;

8 (8) [(9)] purchase, in order to meet the requirements of  
9 the sale of its mortgages to the Federal National Mortgage Associa-  
10 tion, stock of the Federal National Mortgage Association;

11 (9) [(10)] procure insurance against any loss in connection  
12 with its operation;

13 (10) [(11)] consent to the modification of the rate of  
14 interest, time of payment of any installment of principal or interest,  
15 or any other terms, of the mortgage loan, mortgage loan commitment,  
16 construction loan, temporary loan, contract, or agreement of any kind  
17 to which the corporation is a party;

18 (11) [(12)] borrow money as provided in this chapter to  
19 carry out and effectuate its corporate purposes; and issue its obliga-  
20 tions as evidence of borrowing;

21 (12) [(13)] include in any borrowing the amounts necessary  
22 to pay financing charges, interest on the obligations for a period not  
23 exceeding one year after the date on which the corporation estimates  
24 funds will otherwise be available to pay the interest, consultant,  
25 advisory, and legal fees, and other expenses that are necessary or  
26 incident to this borrowing;

27 (13) [(14)] under AS 18.56.088, adopt and publish regu-  
28 lations respecting its lending programs and other regulations that are  
29 necessary to effectuate its purposes;

1           (14) [(15)] provide technical and advisory services to  
2 sponsors, builders, and developers of residential housing and to resi-  
3 dents of it;

4           (15) [(16)] promote research and development in scientific  
5 methods of constructing low-cost and energy-efficient residential  
6 housing of high durability;

7           (16) [(17)] make and execute agreements, contracts, and  
8 other instruments necessary or convenient in the exercise of the  
9 powers and functions of the corporation under this chapter, including  
10 contracts with any person, firm, corporation, governmental agency, or  
11 other entity;

12           (17) [(18)] receive, administer, and comply with the con-  
13 ditions and requirements respecting any appropriation or gift, grant,  
14 or donation of property or money;

15           (18) [(19)] sue and be sued in its own name;

16           (19) [(20)] adopt an official seal;

17           (20) [(21)] adopt bylaws for the regulation of its affairs  
18 and the conduct of its business, and adopt regulations and policies in  
19 connection with the performance of its functions and duties;

20           (21) [(22)] employ fiscal consultants, engineers, attorneys,  
21 real estate counselors, appraisers, and other consultants and em-  
22 ployees that may be required in the judgment of the corporation, and  
23 fix and pay their compensation from funds available to the corpo-  
24 ration;

25           (22) [(23)] do all acts and things necessary, convenient, or  
26 desirable to carry out the powers expressly granted or necessarily  
27 implied in this chapter;

28           (23) [(24)] invest or reinvest, subject to its contracts  
29 with noteholders and bondholders, any money or funds held by the

1 corporation in any obligations or other securities or investments in  
2 which banks or trust companies in the state may legally invest funds  
3 held in reserves or sinking funds or any funds not required for imme-  
4 diate disbursement, and in certificates of deposit or time deposits  
5 secured by obligations of, or guaranteed by, the state or the United  
6 States;

7 (24) [(25) REPEALED

8 (26) REPEALED

9 (27) REPEALED

10 (28)] purchase a mortgage loan made to refinance an existing  
11 mortgage loan, without regard to whether the corporation holds the  
12 existing mortgage loan, as long as the interest rate and fees charged  
13 to the borrower are sufficient to fully reimburse the corporation for  
14 all costs incurred by the corporation in purchasing the mortgage loan  
15 and as long as the borrower will be in compliance with AS 18.56.-  
16 096(a)(6) after purchase of the mortgage loan by the corporation;

17 (25) participate in the making of mortgage loans to bor-  
18 rowers for congregate housing under AS 18.56.100(b)(1) as the pur-  
19 chaser of those loans.

20 \* Sec. 2. AS 18.56.100(b) is amended to read:

21 (b) Consistent with AS 18.56.090, the corporation may make  
22 temporary and permanent loans from the housing development fund, at an  
23 interest rate or rates determined by the corporation, and with the  
24 security for repayment that is necessary and practicable, to purchase,  
25 make, or participate in the making of mortgage loans

26 (1) to borrowers who are individuals, nonprofit corpora-  
27 tions, or agencies of the state or a municipal government, for loans  
28 to develop, build, repair, remodel, or rehabilitate residential hous-  
29 ing that is to be used and occupied as congregate housing; or

1           (2) that are not federally insured or guaranteed for res-  
2           idential housing, if the corporation determines that the loans are not  
3           otherwise available, wholly or in part, from private lenders upon  
4           reasonably equivalent terms and conditions.

5 \* Sec. 3. AS 18.56.100 is amended by adding new subsections to read:

6           (1) The corporation may reduce the interest rate on a loan  
7           entered into under (b)(1) of this section if money is available to do  
8           so. If a project developed by a borrower with a reduced interest  
9           subsidy made under this subsection ceases to be used for congregate  
10          housing, the corporation shall adjust the interest rate payable on the  
11          unpaid balance of the loan to the prevailing rate of interest charged  
12          by the corporation on loans made for other residential purposes, but  
13          may not reduce the interest rate payable below the subsidized rate.

14          (m) The corporation shall adopt regulations to implement (b)(1)  
15          and (1) of this section that

16               (1) determine borrower eligibility, including regulations  
17               to determine that the borrower has the ability to repay the loan;

18               (2) define procedures for the application, review, and  
19               approval of authorized loans;

20               (3) establish loan guidelines, loan terms, and acceptable  
21               security for loans; and

22               (4) identify characteristics of housing projects eligible  
23               for loans.

24          (n) In (b)(1), (1), and (m) of this section "congregate housing"  
25          means a multi-family group-living building that contains individual  
26          residence areas and common facilities and services for congregate  
27          living.

28 \* Sec. 4. AS 18.56.100(1) is repealed and reenacted to read:

29          (1) The corporation may reduce the interest rate on a loan

1 entered into under (b)(1) of this section only from amounts appropri-  
2 ated to the housing development fund specifically to reduce the inter-  
3 est payable by borrowers who develop housing under (b)(1) of this  
4 section. If a project developed by a borrower with a reduced interest  
5 subsidy made under this subsection ceases to be used for congregate  
6 housing, the corporation shall adjust the interest rate payable on the  
7 unpaid balance of the loan to the prevailing rate of interest charged  
8 by the corporation on loans made for other residential purposes, but  
9 may not reduce the interest rate payable below the subsidized rate.

10 \* Sec. 5. AS 18.56.105 is amended to read:

11 Sec. 18.56.105. ALLOCATION OF LENDING ACTIVITIES. The corpo-  
12 ration shall designate regions within the state that, [WHICH] in the  
13 aggregate, encompass the entire state. In participating in the making  
14 or purchasing of loans under AS 18.56.090(1) and (2) [AS 18.56.090(2)  
15 AND (3)] or under AS 18.56.100, the corporation shall make its money  
16 available through the private financial institutions in the state  
17 within each region designated by the corporation under this section.  
18 The corporation shall allocate its money among the regions on the  
19 basis of recent and future anticipated lending activity as well as the  
20 potential need for the loans in each region and may reallocate its  
21 money among the regions as it considers appropriate to reflect changes  
22 in lending activity or need in the regions.

23 \* Sec. 6. AS 18.56.110(g) is amended to read:

24 (g) Notwithstanding AS 18.56.090(11) [AS 18.56.090(12)] and (a)  
25 of this section, the corporation may not issue bonds in any 12-month  
26 period beginning after June 30, 1983, in an amount that exceeds the  
27 amount of bonds authorized to be issued during the preceding period,  
28 unless a different amount is authorized by the legislature. This  
29 subsection does not apply to the issuance by the corporation of

1 refunding bonds or to the issuance by the corporation of bonds the  
2 proceeds of which are intended to be used to refinance mortgage loans  
3 held by the corporation.

4 \* Sec. 7. PILOT PROJECTS AUTHORIZED. (a) The Alaska State Housing  
5 Authority shall develop and implement pilot projects to develop, construct,  
6 repair, remodel, and rehabilitate residential housing that is to be used  
7 and occupied as congregate housing.

8 (b) The Alaska State Housing Authority and the Alaska Housing Finance  
9 Corporation shall report to the legislature not later than February 15,  
10 1992, concerning pilot projects developed under this section.

11 (c) In this section, "congregate housing" has the meaning given in  
12 AS 18.56.100(n), enacted in sec. 3 of this Act.

13 \* Sec. 8. Section 7 of this Act is repealed June 30, 1993.

14 \* Sec. 9. Section 4 of this Act takes effect February 16, 1992.

15 \* Sec. 10. Except for sec. 4 of this Act, this Act takes effect July 1,  
16 1990.

# Alaska State Legislature

## HOUSE OF REPRESENTATIVES



### REPRESENTATIVE FRAN ULMER

#### MEMORANDUM

February 2, 1990

TO: Rep. Ron Larson, Co-Chair  
Rep. Lyman Hoffman, Co-Chair  
House Finance Committee

FROM: Rep. Fran Ulmer

RE: CSSSHB 218, relating to congregate housing

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CSSSHB 218 extends the authority of the Alaska Housing Finance Corporation to make mortgage loans to borrowers for the construction, repair, remodel or rehabilitation of residential housing for use as congregate housing. The bill authorizes an interest rate 1% less than the interest rate payable on the corporation's bonds for development of the project. The purpose of this legislation is to address a growing problem within Alaska: the need for housing which combines both privacy and independence with the provision of some services for special needs population groups.

Congregate housing is apartment-style living with various facilities and services that otherwise would not be available in totally independent living. These services may include dining facilities, weekly housekeeping and laundry, transportation, social/recreational activities, health care programs, and other services. It is intermediate between the fully independent lifestyle of a single family home or apartment and the dependent or skilled-care attention provided, for example, in a nursing home.

HB 218 was originally limited to congregate housing for senior citizens. Seniors typically emphasize their desire for the degree of privacy which congregate housing provides, as opposed to other types of housing for seniors. Senior citizens interested in congregate housing are usually 75 to 85 years old, between the "young retirees" (65 - 74 years old) and the "frail elderly" (85+ years old). Based on detailed 1985 Department of Labor population

District 4B — Juneau

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figures, this age group represents about 24 percent of Alaska seniors statewide. The potential market today in various census areas may be as follows:

<u>Census Area</u>	<u>Est. Seniors 75-85 yrs old</u>
Anchorage -----	1,630 seniors
Fairbanks -----	530
Kenai Peninsula -----	400
Matanuska-Susitna -----	360
Juneau -----	300
Ketchikan -----	190

HB 218 has received strong support from senior citizen organizations in Alaska. However, a number of other special needs groups expressed their interest in congregate housing as well. For example, battered women finding temporary, short-term housing at a shelter such as AWARE need transitional housing for up to one year while they stabilize their families and continue receiving counseling and other services needed by victims of domestic violence. In the same manner, congregate housing is appropriate for recently released offenders who may need special job training services or out-patient therapies to facilitate their integration into the mainstream of independent living. As a result of the expressed interest of these other groups, the sponsor substitute for HB 218 was broadened to make loans for congregate housing under the bill available to all groups.

The primary sponsors of congregate housing have traditionally been nonprofit organizations, especially churches which have targeted the low-to-moderate-income elderly. With the growth in the size and wealth of the nation's elderly population, private developers have entered the market in the 1980's. However, market conditions appear to work against project feasibility in Alaska without some form of public support and without available financing. The relatively small pool of potential residents, higher labor and material costs, the absence of affordable financing, and the lack of economies of scale in smaller-sized housing projects make it difficult to create congregate housing which will fall within the financial constraints of even middle income persons.

It is appropriate for the state to participate in these types of housing projects through a reduced interest rate from the Alaska Housing Finance Corporation. At this time, AHFC is uncertain whether it has the statutory authority in its market stabilization program [AS 18.56.210(a)(5); 2 ch 147 SLA 1986] to provide developer financing for these projects. HB 218 clearly establishes that authority. It is possible that some of the vacated condominium

projects in the state would be appropriate for conversion into congregate housing. This bill provides an incentive for both the private developer and the non-profit organization to create this type of housing.

As a result of recent discussions with the Alaska State Housing Authority and the Alaska Housing Finance Corporation, I am proposing a Finance Committee substitute which would provide additional flexibility in the administration of this program. Although the need for congregate housing is clear, we don't know what the size of the need may be. The first year may result in 20 projects, or it may result in two. In addition, it is unclear what form potential projects may take. An applicant may propose a large scale project with 30 units, or may wish to retrofit a duplex or single-family home.

Because of these uncertainties and the variety of populations and needs which the legislation attempts to service, it is desirable to structure the first two years of the bill as a pilot program. During that period, I propose that the Alaska State Housing Authority should be granted broad authority to create and administer a program for the development of congregate housing under the guidelines set out in HB 218. During that period, ASHA shall, through its processing of loan applications, assess the need for congregate housing in the state and the type of projects which best suit those needs. At the end of two years, ASHA shall report to the legislature the results of the pilot project and make recommendations regarding the ongoing implementation of programs designed to encourage the construction and/or rehabilitation of congregate housing.

My intention has been, and continues to be, to utilize the Alaska Housing Finance Corporation for the long term financing of congregate housing projects and to provide an incentive to the private sector to develop these projects. My purpose in recommending a pilot project approach is to ensure that the state does not spend a long period of time trying to design the regulations and standards for the program prior to implementation. A pilot project will allow ASHA to formulate its procedures in response to real applicants and real projects and, out of that experience, gradually design a permanent, on-going program which will meet the specific needs of Alaska populations. It will also allow the legislature to review the projects undertaken and make a more informed judgment about the best structure of the program for the long term.



ALASKA STATE LEGISLATIVE COMMITTEE

CHAIRMAN  
Mr. R. W. "Bob" Pavitt  
130 Seward Street, #205  
Juneau, AK 99801  
(907) 586-2066

VICE CHAIRMAN  
Mrs. Marie C. MacKenzie  
1620 Crescent  
Anchorage, AK 99508  
(907) 562-4895

SECRETARY  
Miss Ann L. Walsn  
924 Kellum #201  
Fairbanks, AK 99701  
(907) 456-6737

**SENIOR CITIZEN HOUSING**  
**POSITION PAPER**

**BACKGROUND/PROBLEM**

Since 1980, Alaska's senior population has grown by 66% to more than 19,000 residents according to the Department of Labor. It is one of the fastest growing age groups in the state. If Alaska's population continues to grow older as projected, the senior population could double soon after the year 2000. Many seniors who formerly would have retired Outside are now remaining in Alaska.

Affordable, secure, accessible housing facilities with attendant supportive services are meager at best, and totally unavailable in most rural and urban Alaska communities. Thus, the strong desire of older Alaskans to remain independent as long as possible in their own homes must give way to some other housing solution when they can no longer maintain a private residence.

It is socially and economically advantageous to all Alaskans to effectively address senior citizen housing needs.

**PROPOSED SOLUTION**

Mechanisms must be established to enable and encourage seniors and their families, profit or non-profit organizations and government agencies to work cooperatively in meeting the needs. Development of alternative approaches, home equity conversions and provision of methods for realistic financing are but a few of the topics which must be addressed. Appropriate lands on which to locate necessary facilities need to be made available.

Physical housing, as such, is not the only aspect to be addressed in meeting senior needs. Greater support must be provided for adult family care, weatherization, day care, respite care, case management, and other services which make it possible for a senior to stay in his or her own home as long as possible.

In summary, necessary lands, financing methods, mechanisms for cooperative action and supportive services must be made available if we are to solve senior citizen housing problems in Alaska.

**PROPOSED LEGISLATION**

SB 150 would create a senior housing office in the Department of Community and Regional Affairs, and a revolving loan fund for all types of senior housing.

HB 218 would expand the Alaska Housing Finance Corporation's authority to include loans to build congregate housing for seniors, and to cooperatively establish a pilot program of such housing.

These bills currently in the Alaska Legislature would constitute a start in addressing senior housing problems, and the AARP ALASKA STATE LEGISLATIVE COMMITTEE supports passage of this legislation.



520 East 34th St.  
Anchorage, AK 99503  
(907) 561-1900  
P.O. Box 101020  
Anchorage, AK 99510

February 6, 1989

The Honorable Fran Ulmer  
Alaska State Legislature  
House of Representatives  
P.O. Box V  
Juneau, AK 99811-3100

By FAX

Dear Representative Ulmer:

I am pleased to offer our support for CSSSHB 218, relating to congregate housing. We believe that this legislation represents a workable approach to meeting the housing needs of Alaska's seniors and other populations with special needs.

It has been a pleasure to provide technical assistance to you in the development of this bill, and we look forward to the Corporation's participation in this alternative housing approach.

Sincerely,

A handwritten signature in dark ink, appearing to read 'T. C. Behan', written over a horizontal line.

Thomas C. Behan  
Chief Executive Officer/Executive Director

**LEGISLATIVE PRIORITIES  
OF  
THE PIONEERS OF ALASKA**

1. During this session of the Legislature the Pioneers are most interested in protecting the Senior programs presently in place. We prefer the \$250.00 monthly bonus program remain as it is, however, rather than see it suffer major setbacks, the Grand Igloo supports an annuity program as introduced by Senator Kerttula.
2. The Pioneers support a requirement of 65 years of age as a minimum for admission to the Pioneer Home system, and removal of the word 'destitute' as is presently used in giving priority for admission.
3. The Pioneers support full state funding to cover property tax exemptions for Seniors.
4. The Pioneers support in-Home Support Care and Senior Housing. Re: HB 218; SB 150.
5. The Pioneers support Health Care legislation. Re: HB 47.
6. Also, it has been noted, from a recent news article that Sen Uehling has prefiled legislation that would give Medicare eligible Senior an option to choose to receive health care under Medicaid at home rather than in a Long Term Care facility. The Pioneers certainly support this concept.

The Pioneers have taken no position regarding a State Income Tax or the Governor's proposal on an Education Endowment.

The Pioneer's registered lobbyist is Bill Ray, 165 Behrends Ave, Juneau, AK, 99801, Tel: (907) 586-1225

Bob Huffman, Chm.  
Legislative Committee  
Pioneers of Alaska



February 6, 1990

The Honorable Fran Ulmer  
Alaska House of Representatives  
P.O. Box V (MS3100)  
Juneau, AK 99811

Re: HB 218

Dear Representative Ulmer:

Please be advised that the Alaska State Housing Authority supports HB 218. The Authority is always willing to take on new and innovative programs designed to assist Alaskans in general, as well as Alaskans with special needs.

We look forward to working with you and the Legislature in developing a comprehensive program for congregate housing in Alaska.

Sincerely,

ALASKA STATE HOUSING AUTHORITY

Ray Price  
Executive Director

cc:c:sp50\rp11\rpfa.1

# ALASKA NETWORK ON DOMESTIC VIOLENCE AND SEXUAL ASSAULT

130 Seward, No. 301 • Juneau, Alaska 99801 • (907) 586-3650

Abused Women's Aid in Crisis (AWAIC);  
Advocates for Victims of Violence (AVV);  
Aiding Women in Abuse and Rape Emergencies (AWARE);  
Alaska Women's Resource Center (AWRC); Arctic Women in Crisis (AWIC);  
Bering Sea Women's Group (BSWG); Emmonak Women's Shelter;  
Kodiak Women's Resource & Crisis Center (KWRC);  
Maniilaq Regional Women's Crisis Program; MEN, Inc.;  
Safe & Fear-Free Environment (SAFE); Sitkans Against Family Violence (SAFV);  
Southwestern Alaska Council for the  
Prevention of Child Sexual Assault (SWACPSA);  
South Peninsula Women's Services (SPWS);  
Standing Together Against Rape (STAR); Tundra Women's Coalition (TWC);  
Valley Women's Resource Center (VWRC);  
Women in Crisis Counseling & Assistance (WICCA);  
Women in Safe Homes (WISH); Women's Resource & Crisis Center (WRCC)

The Alaska Network on Domestic Violence and Sexual Assault is a non-profit membership organization composed of 23 programs throughout Alaska which serve victims of domestic violence and sexual assault and their families.

The Network supports the sponsor substitute for HB 218. Network programs have been actively engaged in efforts to provide transitional housing for domestic violence victims who wish to leave a violent relationship.

These women can face formidable problems in establishing independent living situations. Financial resources are usually meager, while financial costs of setting up separate housing, child care, and transportation are very high, and centrally located housing may not be affordable or even available. In addition, there is a very real problem of continuing threats and assaults by partners. Police statistics show that women are often assaulted after having left their partners: in Fairbanks, for instance, in the space of a year and a half, three women were killed by their partners within four months of having left them.

Currently only two communities are able to offer transitional housing to battered women: Barrow, where apartments are being provided through the Borough, and Fairbanks, where WICCA purchased and renovated an 8 plex. In both communities, this housing has been full since it was opened. The Fairbanks 8 plex was purchased and renovated through a combination of HUD funding, bank loans, state jobs bill funding and corporate donations. Families in transitional housing are able to live in safe, affordable housing and also receive a range of services from WICCA and AWIC, including ongoing counseling and support, help in building independent living skills, and assistance with job skills.

A number of other programs are actively pursuing funding for transitional housing projects, including Anchorage, Kenai, Juneau, Ketchikan, Nome and Bethel. AHFC financing would be of great help to them in finding affordable ways to finance these efforts. The Network urges your support for this bill.