

Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs

REGARDING FUNDING SOURCES: Balance of State Continuum of Care

INFORMATION BULLETIN No. 52-17

ISSUED: January 4, 2017

RE: Coordinated Entry Policies and Procedures

Coordinated Entry is imperative to the success of housing those experiencing homelessness. It is mandated by HUD and it is essential to coordinate with other agencies to know who we are assisting. The Arizona Balance of State Continuum of Care Policies and Procedures provide specific instructions on how to successfully execute Coordinated Entry.

This document can be downloaded at the following link:

https://housing.az.gov/sites/default/files/documents/files/AZBOSCOG_Coordinated_Entry_Procedures_12-7-16.pdf

Questions or comments regarding this Information Bulletin may be addressed in writing by contacting Karia Basta, Special Needs Program Administrator at karia.basta@azhousing.gov.



The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Community Development and Revitalization

REGARDING FUNDING SOURCES: Community Development Block Grant (CDBG) State Special Project Account

INFORMATION BULLETIN No. 01-17

ISSUED: January 9, 2017

RE: Notice of Funding Availability for CDBG State Special Projects
Competitive Funding

NOTICE OF FUNDING AVAILABILITY (NOFA OR NOTICE)

For FY 2016, the Arizona Department of Housing (ADOH) expects to allocate approximately \$1,255,488 in Community Development Block Grant (CDBG) Program funds to State Special Projects (SSP). The FY 2016 SSP funds will be distributed in one competitive funding round and the application submission deadline is Tuesday, May 9, 2017 at 4 p.m.

The Application Process for the SSP funding allocation is described in the CDBG Application Handbook (REV. April 27, 2016) with any changes or additional requirements outlined in this Notice. The CDBG Application Handbook, FY2016 CDBG SSP Application Rating Tool and CDBG Application Forms can be obtained from the ADOH website at: <https://housing.az.gov>.

STATE SPECIAL PROJECTS INFORMATION

Eligible Applicants

Consistent with federal law, eligible applicants for the State CDBG Program are:

- All incorporated cities and towns, except those located in Maricopa and Pima Counties and excluding the cities of Casa Grande, Douglas, Flagstaff, Prescott, Sierra Vista, Yuma and Tribal lands.
- All of Arizona's counties except Maricopa and Pima Counties.

Eligible Activities

Eligible activity categories are found in the CDBG Application Handbook at Section 6 State Special Projects (SSP). Activities must meet a CDBG National Objective and at least 70% of all funds must benefit persons of low and moderate income. Applicants unsure of an activity's eligibility are encouraged to contact ADOH staff to discuss the project.

Eligible activities should be ready to begin implementation within 30 days of execution of the Funding Agreement, and must anticipate completion within the self-determined and approved contract timeframe, generally not to exceed 24 months.

Threshold Issues and Application Requirements

There are general thresholds that apply to every application and thresholds that are project specific. Applications *must meet both general and project specific thresholds* in order to be eligible for scoring. Any application that does not meet all applicable threshold requirements will not be competitively scored and will be denied for funding.

In addition to the thresholds found at Section 6 “State Special Projects” of the CDBG Application Handbook (REV. April 27, 2016) the following thresholds apply:

- **Project application must be for activities that align with the state’s FY2015-2019 Consolidated Plan (Con Plan) at sections SP-45 and AP-20.** The Con Plan is available for review or download from the publications page of the Department’s website at: <https://housing.az.gov/documents-links/publications>.
- **Slum/Blight and Urgent Needs** activities are capped at a maximum of 30% of the total CDBG allocation per year. Applicants proposing Slum/Blight or Urgent Need projects must notify the Department in advance for approval of the submission of a Slum/Blight or Urgent Need project application. *Slum/Blight projects must address one or more of the conditions indicated in the applicant’s resolution as the reason for designation of the target area as Slum/Blight.*
- **Budget:** Applicant must submit detailed budgets for both administrative and project funding (including any leverage funds), which have been carefully considered to maximize the potential of CDBG funds. Budgets should demonstrate project viability, sufficient funding to complete the entire project and document proposed expenses and schedules. The sources of all leverage funds must be provided.
- **Service Area:** Applicant must provide documentation evidencing a clearly-defined and appropriate Service Area for the project (e.g. project maps, census data, surveys, appropriate/complete application forms etc.). Per application Form 13 Applicant must attach a narrative explanation justifying the geographical outline of the Service Area.

For Public Facilities and Improvements:

- Eligible activities are:
 - Water System Improvements
 - Wastewater System Improvements
 - Road/Street Improvements
 - Flood and Drainage Improvements
 - Other Public or Privately Owned Utilities
- Applicant must submit complete construction plans and specifications including evidence of approval by the appropriate department at the local government level.
- Applicant must submit proof of site control.
- Applicant must submit final engineering design drawings, signed and certified.

- Applicant must submit a list of qualified bidders selected for solicitation and statement certifying that the local government will select vendors through a competitive procurement process compliant with CDBG guidelines.
- Applicant must include copies of all applicable permits (e.g. zoning, building, Army Corps of Engineers) *or* letters from the appropriate bodies stating these permits will likely be approved within 30 days of award notification. In the event that permits are not applicable (i.e. work performed by city staff in the right of way owned by the city) the applicant must provide a detailed written explanation of why permits are not applicable to the project.
- Applicant must submit evidence of proper zoning for the project type from the appropriate planning and/or zoning dept.
- Applicant must provide *detailed* Cost estimates that have been signed and certified by an Architect, Engineer or Contractor.

For Community/Supportive Housing Facilities:

- Eligible Activities are:
 - ADA/ROB Improvements – as a standalone activity for any community/supportive housing facility (including parks, playgrounds, libraries, youth centers, community centers, etc.)
 - Community Facilities (e.g. Community Center, Sr. Center)
 - Food Banks
 - Physical or Psychological Disabilities Facilities
 - Homeless Facilities
 - Supportive Housing Facilities (DV shelters, halfway houses, housing for disaster victims, hospitals etc.)
- Applicant must submit complete construction plans and specifications including evidence of approval by the appropriate department at the local government level.
- Applicant must submit documentation demonstrating that the applicant or subrecipient owns the land in question with no restrictive agreements attached to the land.
- Applicant must provide a list of qualified bidders selected for solicitation and statement certifying that the local government or subrecipient will select vendors through a competitive procurement process compliant with CDBG guidelines.
- Applicant must provide *detailed* Cost Estimates that have been signed and certified by an Architect, Engineer or Contractor.
- Applicant must include copies of all applicable permits (e.g. zoning, building, Army Corps of Engineers) or letters from the appropriate bodies stating these permits will likely be approved within 30 days of award notification. In the event that permits are not applicable (i.e. work performed by city staff in the right of way owned by the city) the applicant must provide a detailed written explanation of why permits are not applicable to the project.

For Housing:

- Eligible activities are:
 - Owner Occupied Housing Rehabilitation
 - Rental Housing Rehabilitation
 - Lead-based Paint Evaluation or Reduction

- Applicant must provide a copy of the wait list in spreadsheet format of *income qualified* homeowners/tenants who have applied to receive assistance, the date of the income qualification (must be 6 months or less for at least the same number of beneficiaries who will be served by the application) and the household demographics including but not limited to: name, address, household size, race, ethnicity, income, %AMI, household type, etc. The wait list must be certified as a true copy of the original and signed by the Grants Coordinator, Rehabilitation Specialist or other appropriate official.
- Applicant must submit an electronic copy of the community's Housing Rehab Guidelines (HRGs) prior to submission of the application. The application must include a copy of the ADOH acknowledgement of receipt of the digital HRG's **AND** a copy of the ADOH document approving the HRGs. HRG's therefore must be reviewed and approved by ADOH well before the submission deadline of an SSP application. HRG's must have incorporated ADOH Weatherization Standards (Issued 10/12/12, REV. 8/22/13) located at: <https://housing.az.gov/documents-links/forms/state-housing-fund>. (See also CDBG Application Handbook Section 11, Housing Rehabilitation Guidelines Part B, page 285).
- Applicant must submit evidence that the community's HRGs have been adopted by its governing body via a resolution or meeting minutes.
- If Rental Rehab: applicant must include documented evidence the landlord has site control.
- If Rental Rehab: applicant must submit a copy of the agreement between the landlord and the local government to rent a certain percentage of units to L/M income households.

For Economic Development Assistance:

- Eligible activities are:
 - Direct Assistance to For-profit Businesses
 - Economic Development Services
 - Micro-enterprise Assistance to Businesses
- Applicant must submit a list of qualified business owners to be assisted.
- Applicant must provide letters from the assisted businesses agreeing to create or retain jobs and comply with CDBG requirements for economic development activities.
- Applicant must provide evidence that the activities proposed are financially feasible.
- If infrastructure/construction project: cost estimates have been certified by an Architect, Engineer or Contractor.

For Planning

- Eligible activities are:
 - Engineering Plans
 - Architectural Plans
 - Environmental Review Records (ERR)
- The state is limited by CDBG statute to 20% of its annual allocation for administration and planning activities. Therefore, applicants must notify the CDBG program in advance of their intention to apply for funds for a planning grant in writing. The written notification must specify the type of plan to be undertaken and the maximum amount of resources to be requested. ADOH retains the right to

declare an application for this activity non-fundable on the basis of the state limitation. Applicants will be considered for funding for this activity, if the statewide limitation is exceeded, on a first-notified, first-funded basis. Applicants must submit a copy of the written notification letter dated prior to application deadline.

- Applicant must submit a copy of the ADOH approval to apply for a planning grant dated prior to the application due date.
- All Planning must be for projects that will be implemented through the applicant's next Regional Account application. Applicants will be required to submit an original certification letter executed by the Chief Elected Official verifying that the applicant's upcoming regional account application will be for the implementation of the project for which the planning was completed. Public Participation documentation must support that the planning and project have been discussed, open for public comment and selected as the applications to be submitted to ADOH for funding.
- Completed plans or ERR must be for projects that benefit at least 51% low-mod persons.
- For applicants that do not have a contracted engineer, architect or third party consultant to prepare an ERR:
 - Applicant must submit a Draft Request for Qualifications (RFQ) for the procurement of the engineer, architect or third party consultant.
 - Applicant must submit a list of qualified firms to solicit RFQ
- For applicants that already have a contracted engineer, architect or third party consultant to prepare an ERR:
 - Applicant must submit copies of the procurement documentation from selection of the contracted engineer, architect or third party consultant.
 - Applicant must submit a copy of the contract between the applicant and the engineer, architect or third party consultant.
 - Scope of services in the contract must cover the completion of the plan or ERR for which funding is requested.

Please review Part I "Thresholds" of the ADOH CDBG SSP Rating Tool FY2015. The rating tool can be obtained from the ADOH website at: <https://housing.az.gov/documents-links/forms/community-revitalization>

Public Participation

ADOH encourages each community to combine SSP projects with Regional Account Projects in the public participation and publication process to avoid the need for additional publications and hearings. *All documented evidence of Public Participation process where the project for this SSP application was selected must be submitted.* Please refer to Section 5 of the CDBG Application Handbook (Rev. April 27, 2016): <https://housing.az.gov/documents-links/handbooks>

Selection of Project Awards

Projects will be selected for SSP funding by a competitive process through which applications are scored. Applications that are complete and have met all applicable

threshold requirements will be competitively scored with the highest scoring applications receiving awards until available funds are exhausted. Scored applications will be kept on file for one year and the next highest scoring application will be funded only if funding becomes available through recapture or de-obligated CDBG funds sufficient to award the additional project.

The goals of the rating system are as follows:

- Ensure fairness in competition for the grants;
- Increase the objectivity of the reviews; and
- Provide grantees with more information on how to write a competitive application.

The application rating system places additional emphasis on: targeting the most low-moderate income people and communities; determining the need for the activity; past performance of the applicant and/or administrating agency; and cost effectiveness of the project.

The SSP Rating Tool and a Completeness Review Form can be obtained from the ADOH website at: <https://housing.az.gov/documents-links/forms/community-revitalization>

Selection Notification

ADOH anticipates notifying all applicants within 90 days of application deadline as to whether they will be funded. Applicants approved for funding should be prepared to initiate projects within 30 days of notification.

Upon request, both funded and unfunded applicants will have the opportunity to review their application's scoring with ADOH staff in order to increase their competitiveness in subsequent application and funding processes.

Maximum Grant Amount

The maximum grant available including administrative funding under this notice is \$300,000. Funds unexpended at contract termination shall be returned to ADOH.

APPLICATION TIMELINE

The following is a listing of key dates in the application and funding process:

Application Handbook (REV. April 27, 2016) release:	April 27, 2016
NOFA release:	January 9, 2017
Application Deadline:	May 9, 2017, 4:00 p.m.

APPLICATION SUBMITTAL

ADOH will accept an application for *one* project from each community/county eligible to receive funding from the State CDBG Program.

Applications must be electronically submitted and received by ADOH through the CDBG and HOME Portal located on the ADOH website at: <https://housing.az.gov/portals/document-upload-portals> no later than **Tuesday, May 9th, 2017 by 4:00 p.m.**

Applications *may not* be submitted via U.S. mail, Fed-ex, UPS, e-mail or fax.
Questions regarding application submission may be sent via e-mail to:

Kathy.Blodgett@azhousing.gov

or

Michele.Meyerkorth@azhousing.gov



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs Programs

REGARDING FUNDING SOURCES: Arizona Department of Housing Funds

INFORMATION BULLETIN No. 02-17

ISSUED: January 11, 2017

**RE: Request for Proposals for Rapid Rehousing Services in Pima County
and Public Hearing regarding the same.**

Arizona Department of Housing will be issuing a Request for Proposals (RFP) from nonprofit and governmental agencies to provide Rapid Re-housing services in Pima County to individuals and/or families who meet the *Category One and **Category Two definitions of homeless and score within the Rapid Rehousing range upon assessment with a preference for the following: 1) veterans and their families who are homeless; 2) families with children who are homeless and 3) all others who are homeless. Approximately \$1,000,000 is available to provide Rapid Rehousing services for FY 17/18. Funding will be available for one year. Approximately 25% of the funds requested may be used for Housing Stabilization including case management and 10% of the funds requested may be used for Homelessness Prevention for households who are at imminent risk of homelessness. A minimum of 25 (twenty-five) households must be served per application. ADOH anticipates this program will serve a minimum of 100 households over the course of one year.

ADOH is seeking comments on the draft RFP. The 2017 RFP for Rapid Rehousing in Pima County can be found on the ADOH website at:

<https://housing.az.gov/documents-links/forms/special-needs-forms/2017-request-proposal-rapid-rehousing-pima-county>

There will be a public meeting to discuss the draft RFP at 10:00 a.m. February 3, 2017 at the Pima County Housing Center, 801 W. Congress Street, Tucson, Arizona 85745. The purpose of this meeting is for ADOH to receive comments on the draft RFP and ensure it is responsive to the needs of homeless person's and compatible with service parameters of homeless providers in Pima County.

The final RFP will be issued by ADOH on February 10, 2017. Proposals are due via the ADOH Special Needs Portal by the deadline of March 10, 2017 at 5:00 p.m.

All agencies that apply must submit a Letter of Intent. The letter of Intent should be emailed to Michele Meyerkorth at Michele.meyerkorth@azhousing.gov and is due February 10, 2017 by 5:00 pm.

Questions regarding the RFP will be answered at the Public Meeting on February 3, 2017 and may be submitted in writing from February 13, 2017 until March 8, 2017 via e-mail to: Michele Meyerkorth, Michele.meyerkorth@azhousing.gov

Questions and answers will be posted on the ADOH Special Needs webpage at: <https://housing.az.gov/documents-links/forms/special-needs-forms>

Schedule of Events	
Release Pima County Rapid Rehousing draft RFP for review	January 11, 2017
Public Hearing to discuss draft Rapid Rehousing RFP	February 3, 2017
Release of Final Rapid Rehousing RFP	February 10, 2017
Letter of Intent due from Interested Agencies	February 10, 2017
Rapid Rehousing Proposals due to ADOH	March 10, 2017
ADOH announces Rapid Rehousing Awards	March 23, 2017

***Category One:**

Literally Homeless:

(1) Individual or family who lacks a fixed, regular, and adequate nighttime residence, meaning:

- (i) Has a primary nighttime residence that is a public or private place not meant for human habitation;
- (ii) Is living in a publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state and local government programs); or
- (iii) Is exiting an institution where (s)he has resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution

****Category Two:**

Risk of Imminent Homelessness:

(1) Individual or family who will imminently lose their primary nighttime residence, provided that:

- (i) Residence will be lost within 14 days of the date of application for homeless assistance; (ii) No subsequent residence has been identified; and
- (iii) The individual or family lacks the resources or support networks needed to obtain other permanent housing

ADA and EQUAL OPPORTUNITY COMPLIANCE STATEMENT

If you need accommodations for physical mobility, sensory impairment or language needs in order to participate in this meeting, please contact the ADOH at (602) 771-1000. Notification 48 hours prior to the meeting will enable ADOH to make reasonable arrangements to ensure accessibility to this meeting.



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Low Income Housing Tax Credit, HOME, State Housing Trust Fund and Neighborhood Stabilization Programs Compliance

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit, HOME, State Housing Trust Fund and Neighborhood Stabilization Programs Compliance

INFORMATION BULLETIN No. 03-17

ISSUED: January 19, 2017

RE: Annual Report Forms

ADOH Section 8 / Compliance has updated the YE 2016 Annual Report Workbook. Item 1. (a.)(vi.) has been updated to ask for legal documentation of any ownership contact changes. Item 1. (f.) has been added to require the submittal of a copy of the lease of any households that have occupied a unit for less than 6 months must be provided. Please only submit the lease term and signature pages. As a reminder, this is due for all LIHTC projects on March 15, 2017. If you have HOME/HTF/NSP layered on your project, be sure to identify those units in your cover letter.

If you have a project that is funded only with HOME, HTF or NSP then you will submit the HOME/HTF/NSP Annual Report on August 1, 2017. That report has been updated as well and can be found on the [ADOH website](#).

If you have any questions please contact Juan Bello, Senior Compliance Officer, at 602-771-1074 or via email at juan.bello@azhousing.gov.



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development
REGARDING FUNDING SOURCES: LIHTC, HOME, HTF, NSP

INFORMATION BULLETIN No. 04-17

ISSUED: February 8, 2017

RE: Financial Statement Requirements

The Arizona Department of Housing has established minimum requirements for the types of financial statements it receives depending on the type of financing it has provided for multi-family properties. These requirements (listed below) are outlined in the Financial Statements Requirements document located on the ADOH website at the following link:

<https://housing.az.gov/documents-links/forms/asset-management>

Property Type and/or Note Type	Audited	Unaudited*
9% or 4% LIHTC – 1 st 15 Yrs.	X	
9% or 4% LIHTC – Yrs. 16-30, no ADOH loan		X
ADOH Loan – Set Payment or Cash Flow Note –50 or more units, w/ or w/o LIHTC	X	
ADOH Loan – Set Payment or Cash Flow Note – less than 50 units, no LIHTC		X
ADOH Loan – no payment until maturity		X

*Must be prepared on an accrual basis and, at minimum, consist of a balance sheet, income statement and cash flow statement.

If more than one situation applies, creating a conflict in the type of financial statement that is required, the audited financial statement is required.

Developers and/or Borrowers may have other financing sources that require audited financial statements. **ADOH’s requirements do not take precedence over the requirements of other funding sources.** Thus, if another funding source requires audited financial statements while ADOH may require an unaudited statement, then the audited statement is acceptable to ADOH.

Financial Statements are required to be submitted to ADOH through the following portal:

<https://housing.az.gov/portals/document-upload-portals/financial-statements-compliance-documents-upload-portal>

Please contact John Juarez, john.juarez@azhousing.gov with questions.



The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Owner Occupied Housing Rehabilitation

REGARDING FUNDING SOURCES: Home Investment Partnership Program (HOME)

INFORMATION BULLETIN No. 05-17

ISSUED: February 9, 2017

RE: 2017 HOME Homeownership 95% Value Limits

On February 7, 2017, HUD issued the following notice through the HUD Exchange:

FY 2017 HOME and HTF Homeownership Value Limits

Effective March 1, 2017

HUD has issued new HOME Investment Partnership Program (HOME) and Housing Trust Fund (HTF) Homeownership Value Limits ("95% limits") for 2017 that are effective March 1, 2017. In 24 CFR 92.254(a)(2)(iii) of the Final Rule published on July 24, 2013 and effective August 23, 2013, HUD established new homeownership value limits for HOME PJs. In addition, 24 CFR 93.305(a)(1) of the HTF Interim Rule states that HUD will provide limits for affordable newly constructed housing and existing housing based on 95 percent of the median purchase price for the area.

[View the HOME Homeownership Value Limits](#)

The Arizona Department of Housing (ADOH) has extracted the limits for all Arizona counties from the HUD posted information located on their website (link above) and produced a chart for the benefit of our partners conducting owner occupied housing rehabilitation programs. HUD has already calculated the 95% of median value limit for all unit types and therefore Grantees are to use the limits posted in the ADOH chart located under the heading "*Documents*" on the Community Development and Revitalization page of the ADOH website at:

<https://housing.az.gov/housing-partners/development-revitalization>

For questions, please contact your ADOH CD&R Program Specialist or Kathy Blodgett, CD&R Programs Administrator.



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs Programs

REGARDING FUNDING SOURCES: Arizona Department of Housing Funds

INFORMATION BULLETIN No. 06-17

ISSUED: February 14, 2017

RE: Request for Proposals for Rapid Rehousing Services in Pima County and Public Hearing regarding the same.

Arizona Department of Housing is seeking proposals through a Request for Proposals (RFP) from non-profit and governmental agencies to provide Rapid Re-housing services to individuals and/or families who meet the Category 1 and Category 1 definitions of homeless (see definitions) and score within the Rapid Re-housing range upon assessment with a preference for the following: 1) veterans and their families who are homeless; 2) families with children who are homeless; and 3) all others who are homeless. Approximately \$1,500,000 is available to provide Rapid Re-housing services for FY 17/18. Funding will be available for one (1) year. Approximately thirty-five percent (35%) of the funds requested may be used for supportive services including case management and ten percent (10%) of the funds requested may be used for Homelessness Prevention for households who are at imminent risk of homelessness. A minimum of twenty-five (25) households must be served per application. ADOH anticipates this program will serve a minimum of 150 households over the course of one (1) year.

The RFP can be found on the ADOH website at:

<https://housing.az.gov/sites/default/files/documents/files/RFP-for-RRH-Pima.pdf>

Proposals are due via the ADOH Special Needs Portal by the deadline of March 17, 2017 at 5:00 p.m.

All agencies that apply must submit a Letter of Intent. The Letter of Intent should be emailed to Michele Meyerkorth at Michele.meyerkorth@azhousing.gov and is due February 21, 2017 by 5:00 pm.

Questions regarding the RFP may be submitted in writing until March 10, 2017 via e-mail to: Michele Meyerkorth, Michele.meyerkorth@azhousing.gov

Questions and answers will be posted on the ADOH Special Needs webpage at: <https://housing.az.gov/documents-links/forms/special-needs-forms>

Schedule of Events	
Release of Final Rapid Rehousing RFP	February 14, 2017
Letter of Intent due from Interested Agencies	February 21, 2017
Rapid Rehousing Proposals due to ADOH	March 17, 2017
ADOH announces Rapid Rehousing Awards	March 30, 2017

***Category One:**

Literally Homeless:

(1) Individual or family who lacks a fixed, regular, and adequate nighttime residence, meaning:

(i) Has a primary nighttime residence that is a public or private place not meant for human habitation;

(ii) Is living in a publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state and local government programs); or

(iii) Is exiting an institution where (s)he has resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution

****Category Two:**

Risk of Imminent Homelessness:

(1) Individual or family who will imminently lose their primary nighttime residence, provided that:

(i) Residence will be lost within 14 days of the date of application for homeless assistance; (ii) No subsequent residence has been identified; and

(iii) The individual or family lacks the resources or support networks needed to obtain other permanent housing

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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Fair Housing
REGARDING FUNDING SOURCES: All

INFORMATION BULLETIN No. 07-17

ISSUED: February 23, 2017

RE: Fair Housing Symposium April 7, 2017

Save the date for the Fair Housing Symposium sponsored by the Arizona Fair Housing Partnership on April 7, 2017 from 9:00 a.m. to 5:00 p.m. at Ability 360, 5025 E. Washington St. in Phoenix. Additional information is attached.



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**YES!
IN MY BACKYARD;
NEGOTIATING THE
CHANGING LANDSCAPE
OF FAIR HOUSING**

SAVE THE DATE!

**WHEN:
APRIL 7, 2017
9:00 AM TO 5:00 PM**

WHERE:

**ABILITY 360
5025 E. WASHINGTON ST
PHOENIX, AZ 85034**

**COST: \$35 ONLINE/ \$40 AT DOOR
CEU CREDITS PENDING**

**THE THREE HOT TOPIC SESSIONS INCLUDE EMERGING
ISSUES IN FAIR HOUSING TODAY**

**CRIMINAL HISTORY
DOMESTIC VIOLENCE
LGBTQI2S**

SPEAKERS INCLUDE:

STEPHANIE SMELNICK, PHOENIX HUD

ELLEN KATZ, WILLIAM E MORRIS INSTITUTE FOR JUSTICE

STEVE KILAR, ARIZONA ACLU

SHARON SHORE, HOM INC.

SHANNON SCHELL, AZ COALITION TO END SEXUAL AND DOMESTIC VIOLENCE

...AND MANY MORE!

CLICK HERE TO: [**REGISTER TODAY!**](#)

Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 08-17

ISSUED: March 1, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

Sterling Point Apartments Phase II, a 76 unit, 99% rent restricted LIHTC property built in 2001, located in Phoenix, Arizona.

Information about this and all properties seeking a Qualified Contract can be found at: <https://housing.az.gov/documents-links/forms/asset-management>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before December 31, 2017.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: National Housing Trust Fund, HOME

INFORMATION BULLETIN No. 09-17

ISSUED: March 6, 2017

RE: NOFA Supportive Housing for Chronically Homeless

The Arizona Department of Housing (ADOH) is soliciting comments on a Draft Supportive Housing Notice of Funds Available (NOFA) that will be used to solicit proposals from affordable housing developers for the construction and/or rehabilitation of Permanent Supportive Housing for Chronically Homeless Households with extremely low income (thirty percent (30%) of HUD AMI).

The Draft NOFA is on the ADOH website at:

https://housing.az.gov/sites/default/files/documents/files/ADOH-SUPPORTIVE-HOUSING-NOFA-Mar-2017_0.pdf

ADOH is accepting written comments on the NOFA until 4:00 p.m. on March 15, 2017. Written comments and questions can be directed to the following:

Jeanne Redondo

Rental Programs Administrator

Jeanne.redondo@azhousing.gov

1110 W. Washington St., Suite 280, Phoenix, Arizona 85007

Schedule of Events	
Release of Draft NOFA	March 6, 2017
Written Comments due to ADOH by 4:00 p.m.	March 15, 2017
Release of Final NOFA	March 20, 2017
Proposals due to ADOH	June 16, 2017
Expected Awards Announcement	July 7, 2017





Arizona Department of Housing 2016 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: 9% Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 10-17

ISSUED: March 9, 2017

RE: List of 2017 LIHTC Applications Received

The list of applications received in response to the 2017 Qualified Allocation Plan is posted on the ADOH website at the following location:

<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

The information included on the list has been taken from the applications that were submitted and has not been verified for accuracy. As such, it is subject to change as ADOH reviews the information for its conformance to the QAP.

INFORMATION: Jeanne Redondo, Rental Programs Administrator, (602) 771-1031



1110 W. Washington, Suite 280 | Phoenix, AZ 85007
Telephone (602) 771-1000 | Facsimile (602) 771-1002 | TDY (602) 771-1001

<https://housing.az.gov>



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs Programs, Rental Development, Community Development and Revitalization

REGARDING FUNDING SOURCES: CDBG, HOME, COC, HOPWA, Weatherization, HTF, NHTF and NSP.

INFORMATION BULLETIN No. 11-17

ISSUED: March 16, 2017

RE: Now Accepting Request for Payment Forms and Performance Reports through the Portal

The Arizona Department of Housing (“ADOH”) is expanding the use of the electronic portals listed below.

The Portals are located on the ADOH website at <https://housing.az.gov/portals/document-upload-portals>

Request for Payment Forms and Performance Reports are now to be submitted through the portal (with no accompanying paper copy). **An original signature on these documents is no longer required; only a copy of the signed document.** Other documents that are to be submitted through the portals are listed at each respective portal as shown below. Paper copies of some items are still required. Please refer to tables below.

1. **CDBG and HOME (Owner Occupied Housing Rehabilitation) Portal**

Document	Paper copy also required
CDBG Regional Account Applications	No
CDBG State Special Projects Applications	No
CDBG Colonia Applications	No
HOME Owner Occupied Housing Rehabilitation Applications	No
Certified Payroll for Labor Standards	No
Environmental Reviews	FONSI/RROF with original signatures, Affidavits of Publication
Request for Payment Form and backup	No
Performance Reports	No
Before and after photos	No
Other documents requested by ADOH	As requested by ADOH

2. Rental Development Portal

Document	Paper copy also required
LIHTC Applications	Yes, where specified in the QAP
Carryover Applications	Yes, where specified in the QAP
10% Test underwriting submission	No
Equity Package underwriting submission	Yes, where specified in the QAP
8609 Application underwriting submission	Yes, where specified in the QAP
Request for Payment Forms (and all back-up documentation)	No
Bi-Monthly Performance Report	No
Other documents requested by ADOH	As requested by ADOH

3. Special Needs Portal

Document	Paper copy also required
Continuum of Care applications	No
Proposals in Response to RFPs and NOFAs	No
Request for Payment Forms (and back-up documentation)	No
Performance Reports (APR's, HOPWA CAPER)	No
Other document requested by ADOH	As requested by ADOH

4. Weatherization Portal

Document	Paper copy also required
Monitoring Action Plans (and follow-up documents)	No
Request for Payment Forms (and back-up documentation)	No
Performance Reports	No
REMs	No
Travel and TA Waiver Forms	No
Training Certifications	No
Project photos	No
Other documents requested by ADOH	As requested by ADOH

Please contact your respective Program Specialist if you have questions regarding this Information Bulletin. Thank you for your cooperation.



1110 West Washington Street, Suite 280 | Phoenix, AZ 85007
 Telephone (602) 771-1000 | Facsimile (602) 771-1002 | TTY (602) 771-1001
<https://housing.az.gov>



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: National Housing Trust Fund, HOME

INFORMATION BULLETIN No. 12-17

ISSUED: March 20, 2017

RE: NOFA Permanent Supportive Housing for Chronically Homeless

The Arizona Department of Housing (ADOH) announces a Notice of Funds Available (NOFA) that will be used to solicit applications from affordable housing developers for the construction and/or rehabilitation of Permanent Supportive Housing for Chronically Homeless Households with extremely low income (thirty percent (30%) of HUD AMI).

The NOFA and the application are on the ADOH website at:

<https://housing.az.gov/documents-links/publications>

Questions regarding this NOFA may be submitted in writing to

Jeanne.redondo@azhousing.gov until June 9, 2017.

Questions and answers will be posted on the ADOH webpage at:

<https://housing.az.gov/documents-links/publications>

Applications (both electronic upload and hard copy components must be received no later than 4:00 p.m. on June 16, 2017).

Schedule of Events	
Release of Final NOFA	March 20, 2017
Proposals due to ADOH	June 16, 2017
Expected Awards Announcement	July 7, 2017





Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Community Development and Revitalization, Rental Development and Special Needs

REGARDING FUNDING SOURCES: HOME, CDBG, HOPWA, ESG, WAP, SWG

INFORMATION BULLETIN No. 13-17

ISSUED: March 31, 2017

RE: Reminder Notice of Public Hearing for the Annual Action Plan & Weatherization Plan

ADOH is holding a public hearing to receive input on the *2017-2018 Annual Action Plan* and the *2017-2018 Weatherization Assistance Program State Plan* on April 4, 2017 at 1:00 p.m. at the Arizona Department of Housing, 1110 West Washington Street, Suite 250, Phoenix, Arizona 85007.

The 2017-2018 Annual Action Plan is the annual update for the State of Arizona 2015-2019 Consolidated Plan which establishes goals, objectives, priorities, activities, outcomes, and the method of distribution for the use of approximately \$20 million in the following federal funds from the U.S. Department of Housing and Urban Development (HUD): National Housing Trust Fund, Community Development Block Grant, HOME Investment Partnerships, Housing Opportunities for Persons with AIDS, and Emergency Solutions Grant programs (administered by the Arizona Department of Economic Security).

The 2017-2018 Weatherization Assistance Program (WAP) State Plan establishes goals, objectives, priorities, activities, outcomes the method of distribution for approximately \$1.1 million in U.S. Department of Energy for the Weatherization Assistance Program.

All above cited funds will be available for the program year, which begins July 1, 2017 and ends June 30, 2018, for activities benefitting low income and special needs populations primarily in the non-metropolitan areas of Arizona.

Both plans will be available in draft form for public review from March 20, 2017 through April 20, 2017 at the ADOH offices at 1110 West Washington Street, Suite 280, Phoenix, Arizona 85007 as well as at www.housing.az.gov. Copies of both the Action Plan and the WAP State Plan will be made available upon request and are free of charge.

The Public Hearing provides the opportunity to review the draft plans, offer comments, and recommended changes. ADOH is accepting written comments regarding the use of these funds through April 20, 2017. Questions and comments should be directed to the following:

Andrew Rael, Assistant Deputy Director, Programs
Arizona Department of Housing
1110 West Washington Street, Suite 280 | Phoenix, AZ 85007 | (602) 771-1010
publiccomment@azhousing.gov

ADA and EQUAL OPPORTUNITY COMPLIANCE STATEMENT

If you need accommodations for physical mobility, sensory impairment or language needs in order to participate in this meeting, please contact the ADOH at (602) 771-1000. Notification 48 hours prior to the meeting will enable ADOH to make reasonable arrangements to ensure accessibility to this meeting.

Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 14-17

ISSUED: April 5, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

The Palms at Glendale, a 160 unit, 100% rent restricted LIHTC property built in 1994, located in Glendale, Arizona.

Information about this and all properties seeking a Qualified Contract can be found at:

<https://housing.az.gov/sites/default/files/documents/files/Qualified-Contracts-Tracking-4-5-17.pdf>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before February 13, 2018.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov



Arizona
Department
of Housing

Arizona Department of Housing 2017 Information Bulletin

PROGRAMS: Low Income Housing Tax Credit (LIHTC) Program

REGARDING: Low Income Housing Tax Credit Income and Rent Limits
(Post-1989 Developments) effective as of 04-14-2017

INFORMATION BULLETIN No. 15-17

ISSUED: April 19, 2017

RE: New Income and Rent Limits for post-1989 Projects

Attached are the new 2017 Income and Rent Limits (post-1989 Projects) for the Low Income Housing Tax Credit (LIHTC) program. These limits are effective as of April 14, 2017.

The tables are also available for download on the [Income & Rent Limits](https://housing.az.gov/) page of our website, <https://housing.az.gov/>.

Alternate limits are available for the HERA impacted counties of Maricopa/Pinal, Apache, Cochise, Gila, Greenlee, LaPaz, Mohave, Navajo, and Santa Cruz. ADOH consent is required to use the alternate limits. Contact Juan Bello, Senior Compliance Officer at (602) 771-1074 or by e-mail at juan.bello@azhousing.gov.



Arizona
Department
of Housing

1110 West Washington, Suite 280 | Phoenix, AZ 85007
Telephone (602) 771-1000 | Facsimile (602) 771-1002 | TDY (602) 771-1001
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ARIZONA LOW INCOME HOUSING TAX CREDIT PROGRAM - IMPUTED INCOMES/ALLOWABLE RENTS
FOR RENTS BASED ON UNIT SIZE (Number of bedrooms: Post 1989 Projects)
(Figures derived from HUD Median Income Charts effective April 14, 2017)

MSA/County	%	Imputed Income								Rent					
		(1 Person)	(2 Persons)	(3 Persons)	(4 Persons)	(5 Persons)	(6 Persons)	(7 Persons)	(8 Persons)	0 Bdrm	1 Bdrm	2 Bdrm	3 Bdrm	4 Bdrm	5 Bdrm
Phoenix (Maricopa/Pinal)	60	\$27,840	\$31,800	\$35,760	\$39,720	\$42,900	\$46,080	\$49,260	\$52,440	\$696	\$745	\$894	\$1,032	\$1,152	\$1,271
	50	\$23,200	\$26,500	\$29,800	\$33,100	\$35,750	\$38,400	\$41,050	\$43,700	\$580	\$621	\$745	\$860	\$960	\$1,059
	40	\$18,560	\$21,200	\$23,840	\$26,480	\$28,600	\$30,720	\$32,840	\$34,960	\$464	\$497	\$596	\$688	\$768	\$847
	30	\$13,920	\$15,900	\$17,880	\$19,860	\$21,450	\$23,040	\$24,630	\$26,220	\$348	\$372	\$447	\$516	\$576	\$635
	20	\$9,280	\$10,600	\$11,920	\$13,240	\$14,300	\$15,360	\$16,420	\$17,480	\$232	\$248	\$298	\$344	\$384	\$423
HERA Special	60	\$28,020	\$31,980	\$36,000	\$39,960	\$43,200	\$46,380	\$49,560	\$52,800	\$700	\$750	\$900	\$1,039	\$1,159	\$1,279
	50	\$23,350	\$26,650	\$30,000	\$33,300	\$36,000	\$38,650	\$41,300	\$44,000	\$583	\$625	\$750	\$866	\$966	\$1,066
	40	\$18,680	\$21,320	\$24,000	\$26,640	\$28,800	\$30,920	\$33,040	\$35,200	\$467	\$500	\$600	\$693	\$773	\$853
	30	\$14,010	\$15,990	\$18,000	\$19,980	\$21,600	\$23,190	\$24,780	\$26,400	\$350	\$375	\$450	\$519	\$579	\$639
	20	\$9,340	\$10,660	\$12,000	\$13,320	\$14,400	\$15,460	\$16,520	\$17,600	\$233	\$250	\$300	\$346	\$386	\$426
Tucson (Pima)	60	\$24,960	\$28,500	\$32,040	\$35,580	\$38,460	\$41,280	\$44,160	\$46,980	\$624	\$668	\$801	\$925	\$1,032	\$1,139
	50	\$20,800	\$23,750	\$26,700	\$29,650	\$32,050	\$34,400	\$36,800	\$39,150	\$520	\$556	\$667	\$771	\$860	\$949
	40	\$16,640	\$19,000	\$21,360	\$23,720	\$25,640	\$27,520	\$29,440	\$31,320	\$416	\$445	\$534	\$617	\$688	\$759
	30	\$12,480	\$14,250	\$16,020	\$17,790	\$19,230	\$20,640	\$22,080	\$23,490	\$312	\$334	\$400	\$462	\$516	\$569
	20	\$8,320	\$9,500	\$10,680	\$11,860	\$12,820	\$13,760	\$14,720	\$15,660	\$208	\$222	\$267	\$308	\$344	\$379
Yuma (Yuma)	60	\$21,300	\$24,360	\$27,420	\$30,420	\$32,880	\$35,340	\$37,740	\$40,200	\$532	\$570	\$685	\$791	\$883	\$974
	50	\$17,750	\$20,300	\$22,850	\$25,350	\$27,400	\$29,450	\$31,450	\$33,500	\$443	\$475	\$571	\$659	\$736	\$811
	40	\$14,200	\$16,240	\$18,280	\$20,280	\$21,920	\$23,560	\$25,160	\$26,800	\$355	\$380	\$457	\$527	\$589	\$649
	30	\$10,650	\$12,180	\$13,710	\$15,210	\$16,440	\$17,670	\$18,870	\$20,100	\$266	\$285	\$342	\$395	\$441	\$487
	20	\$7,100	\$8,120	\$9,140	\$10,140	\$10,960	\$11,780	\$12,580	\$13,400	\$177	\$190	\$228	\$263	\$294	\$324
Apache	60	\$19,800	\$22,620	\$25,440	\$28,260	\$30,540	\$32,820	\$35,100	\$37,320	\$495	\$530	\$636	\$735	\$820	\$905
	50	\$16,500	\$18,850	\$21,200	\$23,550	\$25,450	\$27,350	\$29,250	\$31,100	\$412	\$441	\$530	\$612	\$683	\$754
	40	\$13,200	\$15,080	\$16,960	\$18,840	\$20,360	\$21,880	\$23,400	\$24,880	\$330	\$353	\$424	\$490	\$547	\$603
	30	\$9,900	\$11,310	\$12,720	\$14,130	\$15,270	\$16,410	\$17,550	\$18,660	\$247	\$265	\$318	\$367	\$410	\$452
	20	\$6,600	\$7,540	\$8,480	\$9,420	\$10,180	\$10,940	\$11,700	\$12,440	\$165	\$176	\$212	\$245	\$273	\$301
HERA Special	60	\$22,980	\$26,220	\$29,520	\$32,760	\$35,400	\$38,040	\$40,680	\$43,260	\$574	\$615	\$738	\$852	\$951	\$1,049
	50	\$19,150	\$21,850	\$24,600	\$27,300	\$29,500	\$31,700	\$33,900	\$36,050	\$478	\$512	\$615	\$710	\$792	\$874
	40	\$15,320	\$17,480	\$19,680	\$21,840	\$23,600	\$25,360	\$27,120	\$28,840	\$383	\$410	\$492	\$568	\$634	\$699
	30	\$11,490	\$13,110	\$14,760	\$16,380	\$17,700	\$19,020	\$20,340	\$21,630	\$287	\$307	\$369	\$426	\$475	\$524
	20	\$7,660	\$8,740	\$9,840	\$10,920	\$11,800	\$12,680	\$13,560	\$14,420	\$191	\$205	\$246	\$284	\$317	\$349



ARIZONA LOW INCOME HOUSING TAX CREDIT PROGRAM - IMPUTED INCOMES/ALLOWABLE RENTS
FOR RENTS BASED ON UNIT SIZE (Number of bedrooms: Post 1989 Projects)
(Figures derived from HUD Median Income Charts effective April 14, 2017)

MSA/County	%	Imputed Income								Rent					
		(1 Person)	(2 Persons)	(3 Persons)	(4 Persons)	(5 Persons)	(6 Persons)	(7 Persons)	(8 Persons)	0 Bdrm	1 Bdrm	2 Bdrm	3 Bdrm	4 Bdrm	5 Bdrm
Cochise	60	\$23,520	\$26,880	\$30,240	\$33,540	\$36,240	\$38,940	\$41,640	\$44,280	\$588	\$630	\$756	\$872	\$973	\$1,074
	50	\$19,600	\$22,400	\$25,200	\$27,950	\$30,200	\$32,450	\$34,700	\$36,900	\$490	\$525	\$630	\$726	\$811	\$895
	40	\$15,680	\$17,920	\$20,160	\$22,360	\$24,160	\$25,960	\$27,760	\$29,520	\$392	\$420	\$504	\$581	\$649	\$716
	30	\$11,760	\$13,440	\$15,120	\$16,770	\$18,120	\$19,470	\$20,820	\$22,140	\$294	\$315	\$378	\$436	\$486	\$537
	20	\$7,840	\$8,960	\$10,080	\$11,180	\$12,080	\$12,980	\$13,880	\$14,760	\$196	\$210	\$252	\$290	\$324	\$358
HERA Special	60	\$24,540	\$28,080	\$31,560	\$35,040	\$37,860	\$40,680	\$43,500	\$46,260	\$613	\$657	\$789	\$911	\$1,017	\$1,122
	50	\$20,450	\$23,400	\$26,300	\$29,200	\$31,550	\$33,900	\$36,250	\$38,550	\$511	\$548	\$657	\$759	\$847	\$935
	40	\$16,360	\$18,720	\$21,040	\$23,360	\$25,240	\$27,120	\$29,000	\$30,840	\$409	\$438	\$526	\$607	\$678	\$748
	30	\$12,270	\$14,040	\$15,780	\$17,520	\$18,930	\$20,340	\$21,750	\$23,130	\$306	\$328	\$394	\$455	\$508	\$561
Coconino	60	\$26,400	\$30,180	\$33,960	\$37,680	\$40,740	\$43,740	\$46,740	\$49,740	\$660	\$707	\$849	\$980	\$1,093	\$1,206
	50	\$22,000	\$25,150	\$28,300	\$31,400	\$33,950	\$36,450	\$38,950	\$41,450	\$550	\$589	\$707	\$816	\$911	\$1,005
	40	\$17,600	\$20,120	\$22,640	\$25,120	\$27,160	\$29,160	\$31,160	\$33,160	\$440	\$471	\$566	\$653	\$729	\$804
	30	\$13,200	\$15,090	\$16,980	\$18,840	\$20,370	\$21,870	\$23,370	\$24,870	\$330	\$353	\$424	\$490	\$546	\$603
	20	\$8,800	\$10,060	\$11,320	\$12,560	\$13,580	\$14,580	\$15,580	\$16,580	\$220	\$235	\$283	\$326	\$364	\$402
Gila	60	\$21,420	\$24,480	\$27,540	\$30,600	\$33,060	\$35,520	\$37,980	\$40,440	\$535	\$573	\$688	\$795	\$888	\$980
	50	\$17,850	\$20,400	\$22,950	\$25,500	\$27,550	\$29,600	\$31,650	\$33,700	\$446	\$478	\$573	\$663	\$740	\$816
	40	\$14,280	\$16,320	\$18,360	\$20,400	\$22,040	\$23,680	\$25,320	\$26,960	\$357	\$382	\$459	\$530	\$592	\$653
	30	\$10,710	\$12,240	\$13,770	\$15,300	\$16,530	\$17,760	\$18,990	\$20,220	\$267	\$286	\$344	\$397	\$444	\$490
	20	\$7,140	\$8,160	\$9,180	\$10,200	\$11,020	\$11,840	\$12,660	\$13,480	\$178	\$191	\$229	\$265	\$296	\$326
HERA Special	60	\$21,600	\$24,660	\$27,720	\$30,780	\$33,300	\$35,760	\$38,220	\$40,680	\$540	\$578	\$693	\$801	\$894	\$986
	50	\$18,000	\$20,550	\$23,100	\$25,650	\$27,750	\$29,800	\$31,850	\$33,900	\$450	\$481	\$577	\$667	\$745	\$821
	40	\$14,400	\$16,440	\$18,480	\$20,520	\$22,200	\$23,840	\$25,480	\$27,120	\$360	\$385	\$462	\$534	\$596	\$657
	30	\$10,800	\$12,330	\$13,860	\$15,390	\$16,650	\$17,880	\$19,110	\$20,340	\$270	\$289	\$346	\$400	\$447	\$493
	20	\$7,200	\$8,220	\$9,240	\$10,260	\$11,100	\$11,920	\$12,740	\$13,560	\$180	\$192	\$231	\$267	\$298	\$328
Graham	60	\$23,040	\$26,340	\$29,640	\$32,880	\$35,520	\$38,160	\$40,800	\$43,440	\$576	\$617	\$741	\$855	\$954	\$1,053
	50	\$19,200	\$21,950	\$24,700	\$27,400	\$29,600	\$31,800	\$34,000	\$36,200	\$480	\$514	\$617	\$712	\$795	\$877
	40	\$15,360	\$17,560	\$19,760	\$21,920	\$23,680	\$25,440	\$27,200	\$28,960	\$384	\$411	\$494	\$570	\$636	\$702
	30	\$11,520	\$13,170	\$14,820	\$16,440	\$17,760	\$19,080	\$20,400	\$21,720	\$288	\$308	\$370	\$427	\$477	\$526
	20	\$7,680	\$8,780	\$9,880	\$10,960	\$11,840	\$12,720	\$13,600	\$14,480	\$192	\$205	\$247	\$285	\$318	\$351

ARIZONA LOW INCOME HOUSING TAX CREDIT PROGRAM - IMPUTED INCOMES/ALLOWABLE RENTS
FOR RENTS BASED ON UNIT SIZE (Number of bedrooms: Post 1989 Projects)
(Figures derived from HUD Median Income Charts effective April 14, 2017)

MSA/County	%	Imputed Income								Allowable Rent					
		(1 Person)	(2 Persons)	(3 Persons)	(4 Persons)	(5 Persons)	(6 Persons)	(7 Persons)	(8 Persons)	0 Bdrm Rent	1 Bdrm Rent	2 Bdrm Rent	3 Bdrm Rent	4 Bdrm Rent	5 Bdrm Rent
Greenlee	60	\$22,680	\$25,920	\$29,160	\$32,400	\$35,040	\$37,620	\$40,200	\$42,780	\$567	\$607	\$729	\$843	\$940	\$1,037
	50	\$18,900	\$21,600	\$24,300	\$27,000	\$29,200	\$31,350	\$33,500	\$35,650	\$472	\$506	\$607	\$702	\$783	\$864
	40	\$15,120	\$17,280	\$19,440	\$21,600	\$23,360	\$25,080	\$26,800	\$28,520	\$378	\$405	\$486	\$562	\$627	\$691
	30	\$11,340	\$12,960	\$14,580	\$16,200	\$17,520	\$18,810	\$20,100	\$21,390	\$283	\$303	\$364	\$421	\$470	\$518
	20	\$7,560	\$8,640	\$9,720	\$10,800	\$11,680	\$12,540	\$13,400	\$14,260	\$189	\$202	\$243	\$281	\$313	\$345
HERA Special	60	\$24,120	\$27,600	\$31,020	\$34,440	\$37,200	\$39,960	\$42,720	\$45,480	\$603	\$646	\$775	\$895	\$999	\$1,102
	50	\$20,100	\$23,000	\$25,850	\$28,700	\$31,000	\$33,300	\$35,600	\$37,900	\$502	\$538	\$646	\$746	\$832	\$918
	40	\$16,080	\$18,400	\$20,680	\$22,960	\$24,800	\$26,640	\$28,480	\$30,320	\$402	\$431	\$517	\$597	\$666	\$735
	30	\$12,060	\$13,800	\$15,510	\$17,220	\$18,600	\$19,980	\$21,360	\$22,740	\$301	\$323	\$387	\$447	\$499	\$551
	20	\$8,040	\$9,200	\$10,340	\$11,480	\$12,400	\$13,320	\$14,240	\$15,160	\$201	\$215	\$258	\$298	\$333	\$367
La Paz	60	\$19,800	\$22,620	\$25,440	\$28,260	\$30,540	\$32,820	\$35,100	\$37,320	\$495	\$530	\$636	\$735	\$820	\$905
	50	\$16,500	\$18,850	\$21,200	\$23,550	\$25,450	\$27,350	\$29,250	\$31,100	\$412	\$441	\$530	\$612	\$683	\$754
	40	\$13,200	\$15,080	\$16,960	\$18,840	\$20,360	\$21,880	\$23,400	\$24,880	\$330	\$353	\$424	\$490	\$547	\$603
	30	\$9,900	\$11,310	\$12,720	\$14,130	\$15,270	\$16,410	\$17,550	\$18,660	\$247	\$265	\$318	\$367	\$410	\$452
	20	\$6,600	\$7,540	\$8,480	\$9,420	\$10,180	\$10,940	\$11,700	\$12,440	\$165	\$176	\$212	\$245	\$273	\$301
HERA Special	60	\$22,200	\$25,380	\$28,560	\$31,680	\$34,260	\$36,780	\$39,300	\$41,820	\$555	\$594	\$714	\$824	\$919	\$1,014
	50	\$18,500	\$21,150	\$23,800	\$26,400	\$28,550	\$30,650	\$32,750	\$34,850	\$462	\$495	\$595	\$686	\$766	\$845
	40	\$14,800	\$16,920	\$19,040	\$21,120	\$22,840	\$24,520	\$26,200	\$27,880	\$370	\$396	\$476	\$549	\$613	\$676
	30	\$11,100	\$12,690	\$14,280	\$15,840	\$17,130	\$18,390	\$19,650	\$20,910	\$277	\$297	\$357	\$412	\$459	\$507
	20	\$7,400	\$8,460	\$9,520	\$10,560	\$11,420	\$12,260	\$13,100	\$13,940	\$185	\$198	\$238	\$274	\$306	\$338
Mohave	60	\$19,800	\$22,620	\$25,440	\$28,260	\$30,540	\$32,820	\$35,100	\$37,320	\$495	\$530	\$636	\$735	\$820	\$905
	50	\$16,500	\$18,850	\$21,200	\$23,550	\$25,450	\$27,350	\$29,250	\$31,100	\$412	\$441	\$530	\$612	\$683	\$754
	40	\$13,200	\$15,080	\$16,960	\$18,840	\$20,360	\$21,880	\$23,400	\$24,880	\$330	\$353	\$424	\$490	\$547	\$603
	30	\$9,900	\$11,310	\$12,720	\$14,130	\$15,270	\$16,410	\$17,550	\$18,660	\$247	\$265	\$318	\$367	\$410	\$452
	20	\$6,600	\$7,540	\$8,480	\$9,420	\$10,180	\$10,940	\$11,700	\$12,440	\$165	\$176	\$212	\$245	\$273	\$301
HERA Special	60	\$28,260	\$32,280	\$36,300	\$40,320	\$43,560	\$46,800	\$50,040	\$53,280	\$706	\$756	\$907	\$1,048	\$1,170	\$1,291
	50	\$23,550	\$26,900	\$30,250	\$33,600	\$36,300	\$39,000	\$41,700	\$44,400	\$588	\$630	\$756	\$873	\$975	\$1,076
	40	\$18,840	\$21,520	\$24,200	\$26,880	\$29,040	\$31,200	\$33,360	\$35,520	\$471	\$504	\$605	\$699	\$780	\$861
	30	\$14,130	\$16,140	\$18,150	\$20,160	\$21,780	\$23,400	\$25,020	\$26,640	\$353	\$378	\$453	\$524	\$585	\$645
	20	\$9,420	\$10,760	\$12,100	\$13,440	\$14,520	\$15,600	\$16,680	\$17,760	\$235	\$252	\$302	\$349	\$390	\$430



ARIZONA LOW INCOME HOUSING TAX CREDIT PROGRAM - IMPUTED INCOMES/ALLOWABLE RENTS
FOR RENTS BASED ON UNIT SIZE (Number of bedrooms: Post 1989 Projects)
(Figures derived from HUD Median Income Charts effective April 14, 2017)

MSA/County	%	Imputed Income								Allowable Rent					
		(1 Person)	(2 Persons)	(3 Persons)	(4 Persons)	(5 Persons)	(6 Persons)	(7 Persons)	(8 Persons)	0 Bdrm Rent	1 Bdrm Rent	2 Bdrm Rent	3 Bdrm Rent	4 Bdrm Rent	5 Bdrm Rent
Navajo	60	\$19,800	\$22,620	\$25,440	\$28,260	\$30,540	\$32,820	\$35,100	\$37,320	\$495	\$530	\$636	\$735	\$820	\$905
	50	\$16,500	\$18,850	\$21,200	\$23,550	\$25,450	\$27,350	\$29,250	\$31,100	\$412	\$441	\$530	\$612	\$683	\$754
	40	\$13,200	\$15,080	\$16,960	\$18,840	\$20,360	\$21,880	\$23,400	\$24,880	\$330	\$353	\$424	\$490	\$547	\$603
	30	\$9,900	\$11,310	\$12,720	\$14,130	\$15,270	\$16,410	\$17,550	\$18,660	\$247	\$265	\$318	\$367	\$410	\$452
	20	\$6,600	\$7,540	\$8,480	\$9,420	\$10,180	\$10,940	\$11,700	\$12,440	\$165	\$176	\$212	\$245	\$273	\$301
HERA Special	60	\$20,880	\$23,880	\$26,880	\$29,820	\$32,220	\$34,620	\$37,020	\$39,420	\$522	\$559	\$672	\$775	\$865	\$955
	50	\$17,400	\$19,900	\$22,400	\$24,850	\$26,850	\$28,850	\$30,850	\$32,850	\$435	\$466	\$560	\$646	\$721	\$796
	40	\$13,920	\$15,920	\$17,920	\$19,880	\$21,480	\$23,080	\$24,680	\$26,280	\$348	\$373	\$448	\$517	\$577	\$637
	30	\$10,440	\$11,940	\$13,440	\$14,910	\$16,110	\$17,310	\$18,510	\$19,710	\$261	\$279	\$336	\$387	\$432	\$477
Santa Cruz	60	\$19,800	\$22,620	\$25,440	\$28,260	\$30,540	\$32,820	\$35,100	\$37,320	\$495	\$530	\$636	\$735	\$820	\$905
	50	\$16,500	\$18,850	\$21,200	\$23,550	\$25,450	\$27,350	\$29,250	\$31,100	\$412	\$441	\$530	\$612	\$683	\$754
	40	\$13,200	\$15,080	\$16,960	\$18,840	\$20,360	\$21,880	\$23,400	\$24,880	\$330	\$353	\$424	\$490	\$547	\$603
	30	\$9,900	\$11,310	\$12,720	\$14,130	\$15,270	\$16,410	\$17,550	\$18,660	\$247	\$265	\$318	\$367	\$410	\$452
	20	\$6,600	\$7,540	\$8,480	\$9,420	\$10,180	\$10,940	\$11,700	\$12,440	\$165	\$176	\$212	\$245	\$273	\$301
HERA Special	60	\$21,120	\$24,120	\$27,120	\$30,120	\$32,580	\$34,980	\$37,380	\$39,780	\$528	\$565	\$678	\$783	\$874	\$964
	50	\$17,600	\$20,100	\$22,600	\$25,100	\$27,150	\$29,150	\$31,150	\$33,150	\$440	\$471	\$565	\$653	\$728	\$803
	40	\$14,080	\$16,080	\$18,080	\$20,080	\$21,720	\$23,320	\$24,920	\$26,520	\$352	\$377	\$452	\$522	\$583	\$643
	30	\$10,560	\$12,060	\$13,560	\$15,060	\$16,290	\$17,490	\$18,690	\$19,890	\$264	\$282	\$339	\$391	\$437	\$482
	20	\$7,040	\$8,040	\$9,040	\$10,040	\$10,860	\$11,660	\$12,460	\$13,260	\$176	\$188	\$226	\$261	\$291	\$321
Yavapai	60	\$23,040	\$26,340	\$29,640	\$32,880	\$35,520	\$38,160	\$40,800	\$43,440	\$576	\$617	\$741	\$855	\$954	\$1,053
	50	\$19,200	\$21,950	\$24,700	\$27,400	\$29,600	\$31,800	\$34,000	\$36,200	\$480	\$514	\$617	\$712	\$795	\$877
	40	\$15,360	\$17,560	\$19,760	\$21,920	\$23,680	\$25,440	\$27,200	\$28,960	\$384	\$411	\$494	\$570	\$636	\$702
	30	\$11,520	\$13,170	\$14,820	\$16,440	\$17,760	\$19,080	\$20,400	\$21,720	\$288	\$308	\$370	\$427	\$477	\$526
	20	\$7,680	\$8,780	\$9,880	\$10,960	\$11,840	\$12,720	\$13,600	\$14,480	\$192	\$205	\$247	\$285	\$318	\$351

Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 16-17

ISSUED: April 19, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

Saguaro Gardens, a 72 unit, multi-family property, with 52 rent restricted LIHTC units and 20 market rate units, built in 1999, located in Florence, Arizona.

Information about this and all properties seeking a Qualified Contract can be found at:

<https://housing.az.gov/sites/default/files/documents/files/Qualified-Contracts-Tracking-4-19-17.pdf>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before February 9, 2018.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov



Arizona
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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development and Special Needs

REGARDING FUNDING SOURCES: National Housing Trust Fund, HOME

INFORMATION BULLETIN No. 17-17

ISSUED: April 25, 2017

RE: Amendment to NOFA Permanent Supportive Housing for Chronically Homeless

The Arizona Department of Housing (ADOH) announces an amendment to Notice of Funds Available (NOFA) for Permanent Supportive Housing issued on March 20, 2017.

The amendment revises the point scoring for the NOFA to be consistent with the National Housing Trust Fund Annual Allocation Plan.

The following revised and redlined documents are on the ADOH website:

<https://housing.az.gov/documents-links/publications>

1. *Amended (4-25-17) Permanent Supportive Housing NOFA (redlined)*
2. *Amended Form 2 Self Score Sheet (redlined)* included in the *Amended 2016-2017 Supportive Housing Application*

Please contact Jeanne Redondo at Jeanne.redondo@azhousing.gov with questions.



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Arizona
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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Community Development Block Grant (CDBG)
REGARDING FUNDING SOURCES: Arizona Department of Housing Funds

INFORMATION BULLETIN No. 18-17

ISSUED: May 4, 2017

RE: CDBG Applications

The Arizona Department of Housing (the Department) has revised the CDBG Application format and related documentation requirements. The revised application is much shorter and more streamlined. Beginning with the FY2017 Regional Applications, communities and counties will be required to use the new format. Completed applications and related support documentation should be submitted through the CDBG & HOME (Owner Occupied Housing Rehabilitation) Portal on the Department's website at: <https://housing.az.gov/portals/document-upload-portals>. Applicant must also provide a hard copy of the CDBG Application Certifications.

At this time, the CDBG Application Handbook has not been updated with the new application process. The updated handbook is expected to be released this fall. CDBG Applicants should refer to the current CDBG Application Handbook (REV. 4/27/16) for guidance on project eligibility (Section 2), public participation requirements (Section 5), Special Survey requirements (Section 8) and applicable Resolutions (Section 7).

The revised CDBG Application format can be downloaded from the CD&R tab of the Forms page of the Department's website at: <https://housing.az.gov/documents-links/forms/community-revitalization>.



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 19-17

ISSUED: May 16, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

Florence Park Apartments, an 88 unit, multi-family property, with 61 rent restricted LIHTC units and 27 market rate units, built in 1999, located in Florence, Arizona.

Information about this and all properties seeking a [Qualified Contract](#) can be found on the ADOH website: <https://housing.az.gov/documents-links/forms/asset-management>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before March 27, 2018.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov.



Arizona
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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs Programs

REGARDING FUNDING SOURCES: Balance of State Continuum of Care

INFORMATION BULLETIN No. 20-17

ISSUED: May 17, 2017

**RE: Balance of State/Arizona Coalition to End Homelessness (AZCEH)
Training Needs Survey**

Efforts to end homelessness in the Balance of State of Arizona require knowledgeable and skilled staff at every level of our provider organizations and Continuum of Care partners. To support this effort, the Arizona Department of Housing (ADOH) and the Arizona Coalition to End Homelessness (AZCEH) are collaborating to provide year-round training opportunities for the Balance of State providers and partners. In order to ensure these training opportunities meet the needs of the providers and partners, AZCEH has created a survey to assess the training needs. Please complete the survey at the link below to provide your feedback. Please also share the bulletin and the link within your agency. The survey will remain open until Friday, June 9, 2017.

AZCEH Training Survey Link: <https://www.surveymonkey.com/r/BOSCOCTrainingSurvey>

Questions or comments regarding this Information Bulletin may be addressed in writing by contacting David Bridge, Continuum of Care Coordinator, at david.bridge@azhousing.gov or Erin Cochran, AZCEH Membership and Training Coordinator, at ecochran@azceh.org.



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Arizona
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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: HUD 811 Project Rental Assistance Program

INFORMATION BULLETIN No. 21-17

ISSUED: May 31, 2017

RE: Notice of Funding Availability HUD 811 PRA

The Arizona Department of Housing (“ADOH” or the “Department”) is pleased to announce a Notice of Funding Availability (“NOFA”) for approximately \$2,731,481 in project-based rental assistance for up to sixty-four (64) units funded through Section 811 Project Rental Assistance Program (“811 PRA”). Applications will be received until all units of 811 PRA assistance are awarded.

The NOFA and Application can be found at the following link:

<https://housing.az.gov/documents-links/publications>

The Department is requesting applications from owners of existing affordable multi-family developments that have LIHTC financing and/or HUD assistance who have unsubsidized units available and are interested in receiving rental assistance for units that would be set-aside up for persons with developmental disabilities. The 811 PRA provides project-based rental assistance that covers the difference between the tenant payment and the approved contract rent (initially set at Fair Market Rent). Tenants pay thirty percent (30%) of their adjusted gross income for rent and utilities. The 811 PRA units (not to exceed twenty-five percent (25%) of the total units) will be one (1) and two (2) bedroom units.

The 811 PRA eligible tenants are households where at least one (1) person with a developmental disability is receiving community-based long-term care services through the Department of Economic Security/Division of Developmental Disabilities (DES/DDD). DES/DDD will identify 811 PRA tenants and refer them to ADOH who will refer them to the property owners/managers. **Property owners/managers are not responsible for finding 811 PRA tenants.** 811 PRA tenants will have a Support Coordinator and an annual Individual Support Plan that identifies and provides the medically necessary services and support needed by the individual.



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The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: State Housing Fund (SHF), Community Development Block Grant (CDBG) and Neighborhood Stabilization (NSP)

REGARDING FUNDING SOURCES: HOME, Housing Trust Funds, CDBG, NSP I and NSP III

INFORMATION BULLETIN No. 22-17

ISSUED: June 5, 2017

RE: HOME, HTF, CDBG, NSP Program Income Limits effective June 15, 2017
HOME, HTF, CDBG, NSP Program Rent Limits effective June 15, 2017

Attached are the 2017 income limits for Home Investment Partnership Program (HOME), Housing Trust Fund (HTF), Community Development Block Grant (CDBG) and Neighborhood Stabilization Program (NSP) programs. The income limits are effective June 15, 2017.

Also attached are the 2017 rent limits for the HOME, HTF, CDBG and NSP programs. These rent limits are effective June 15, 2017.

The tables are also available for download on the Income and Rent Limits page of our website at: <https://housing.az.gov/documents-links/forms/rent-limits>

2017 ARIZONA INCOME LIMITS

State of Arizona -- State Housing Fund and CDBG Programs
HOME, HTF, NSP and CDBG Program Income Limits

ARIZONA COUNTIES

Effective 6/15/2017

1 PERSON 2 PERSON 3 PERSON 4 PERSON 5 PERSON 6 PERSON 7 PERSON 8 PERSON +

Flagstaff, AZ Coconino County MEDIAN HOUSEHOLD	30%	13200	15100	17000	18850	20400	21900	23400	24900
	50% (Very Low-Income)	22000	25150	28300	31400	33950	36450	38950	41450
	60%	26400	30180	33960	37680	40740	43740	46740	49740
	80% (Low-Income)	35200	40200	45250	50250	54300	58300	62350	66350
Lake Havasu City-Kingman, AZ Mohave County MEDIAN HOUSEHOLD	30%	9950	11350	12750	14150	15300	16450	17550	18700
	50% (Very Low-Income)	16500	18850	21200	23550	25450	27350	29250	31100
	60%	19800	22620	25440	28260	30540	32820	35100	37320
	80% (Low-Income)	26400	30200	33950	37700	40750	43750	46750	49800
Phoenix-Mesa-Glendale, AZ Maricopa - Pinal Counties MEDIAN HOUSEHOLD	30%	13900	15900	17900	19850	21450	23050	24650	26250
	50% (Very Low-Income)	23200	26500	29800	33100	35750	38400	41050	43700
	60%	27840	31800	35760	39720	42900	46080	49260	52440
	80% (Low-Income)	37100	42400	47700	52950	57200	61450	65700	69900
Prescott, AZ Yavapai County MEDIAN HOUSEHOLD	30%	11550	13200	14850	16450	17800	19100	20400	21750
	50% (Very Low-Income)	19200	21950	24700	27400	29600	31800	34000	36200
	60%	23040	26340	29640	32880	35520	38160	40800	43440
	80% (Low-Income)	30700	35100	39500	43850	47400	50900	54400	57900
Sierra Vista-Douglas AZ Cochise County MEDIAN HOUSEHOLD	30%	11750	13400	15100	16750	18100	19450	20800	22150
	50% (Very Low-Income)	19600	22400	25200	27950	30200	32450	34700	36900
	60%	23520	26880	30240	33540	36240	38940	41640	44280
	80% (Low-Income)	31300	35800	40250	44700	48300	51900	55450	59050
Tucson, AZ Pima County MEDIAN HOUSEHOLD	30%	12500	14250	16050	17800	19250	20650	22100	23500
	50% (Very Low-Income)	20800	23750	26700	29650	32050	34400	36800	39150
	60%	24960	28500	32040	35580	38460	41280	44160	46980
	80% (Low-Income)	33250	38000	42750	47450	51250	55050	58850	62650
Yuma, AZ Yuma County MEDIAN HOUSEHOLD	30%	10650	12200	13700	15200	16450	17650	18850	20100
	50% (Very Low-Income)	17750	20300	22850	25350	27400	29450	31450	33500
	60%	21300	24360	27420	30420	32880	35340	37740	40200
	80% (Low-Income)	28400	32450	36500	40550	43800	47050	50300	53550
: Apache County MEDIAN HOUSEHOLD	30%	9950	11350	12750	14150	15300	16450	17550	18700
	50% (Very Low-Income)	16500	18850	21200	23550	25450	27350	29250	31100
	60%	19800	22620	25440	28260	30540	32820	35100	37320
	80% (Low-Income)	26400	30200	33950	37700	40750	43750	46750	49800

2017 ARIZONA INCOME LIMITS

State of Arizona -- State Housing Fund and CDBG Programs
HOME, HTF, NSP and CDBG Program Income Limits

ARIZONA COUNTIES

Effective 6/15/2017

1 PERSON 2 PERSON 3 PERSON 4 PERSON 5 PERSON 6 PERSON 7 PERSON 8 PERSON +

: Gila County MEDIAN HOUSEHOLD	30%	10750	12250	13800	15300	16550	17750	19000	20200
	50% (Very Low-Income)	17850	20400	22950	25500	27550	29600	31650	33700
	60%	21420	24480	27540	30600	33060	35520	37980	40440
	80% (Low-Income)	28600	32650	36750	40800	44100	47350	50600	53900
: Graham County MEDIAN HOUSEHOLD	30%	11550	13200	14850	16450	17800	19100	20400	21750
	50% (Very Low-Income)	19200	21950	24700	27400	29600	31800	34000	36200
	60%	23040	26340	29640	32880	35520	38160	40800	43440
	80% (Low-Income)	30700	35100	39500	43850	47400	50900	54400	57900
: Greenlee County MEDIAN HOUSEHOLD	30%	11350	13000	14600	16200	17500	18800	20100	21400
	50% (Very Low-Income)	18900	21600	24300	27000	29200	31350	33500	35650
	60%	22680	25920	29160	32400	35040	37620	40200	42780
	80% (Low-Income)	30250	34600	38900	43200	46700	50150	53600	57050
: La Paz County MEDIAN HOUSEHOLD	30%	9950	11350	12750	14150	15300	16450	17550	18700
	50% (Very Low-Income)	16500	18850	21200	23550	25450	27350	29250	31100
	60%	19800	22620	25440	28260	30540	32820	35100	37320
	80% (Low-Income)	26400	30200	33950	37700	40750	43750	46750	49800
: Navajo County MEDIAN HOUSEHOLD	30%	9950	11350	12750	14150	15300	16450	17550	18700
	50% (Very Low-Income)	16500	18850	21200	23550	25450	27350	29250	31100
	60%	19800	22620	25440	28260	30540	32820	35100	37320
	80% (Low-Income)	26400	30200	33950	37700	40750	43750	46750	49800
: Santa Cruz County MEDIAN HOUSEHOLD	30%	9950	11350	12750	14150	15300	16450	17550	18700
	50% (Very Low-Income)	16500	18850	21200	23550	25450	27350	29250	31100
	60%	19800	22620	25440	28260	30540	32820	35100	37320
	80% (Low-Income)	26400	30200	33950	37700	40750	43750	46750	49800

2017 ARIZONA RENT LIMITS

ARIZONA COUNTIES

Effective June 15, 2017

State of Arizona -- State Housing Fund Programs
HOME, HTF, NSP and CDBG Program Rent Limits

		EFFICIENCY	1 BEDROOM	2 BEDROOM	3 BEDROOM	4 BEDROOM	5 BEDROOM	6 BEDROOM
Flagstaff, AZ Coconino County	LOW HOME RENT	553	593	711	821	917	1011	1106
	HIGH HOME RENT	704	788	947	1085	1191	1296	1401
For information only:	Fair Market Rent	704	835	1037	1309	1551	1784	2016
	50% Rent Limit	553	593	711	821	917	1011	1106
	65% Rent Limit	734	788	947	1085	1191	1296	1401
Separator								
Lake Havasu City - Kingman Mohave County	LOW HOME RENT	448	480	576	665	742	819	896
	HIGH HOME RENT	529	602	742	848	926	1003	1081
For information only:	Fair Market Rent	529	602	762	1092	1178	1355	1531
	50% Rent Limit	448	480	576	665	742	819	896
	65% Rent Limit	574	616	742	848	926	1003	1081
Separator								
Phoenix, AZ Maricopa/Pinal Counties	LOW HOME RENT	581	623	747	863	963	1063	1162
	HIGH HOME RENT	624	757	944	1209	1329	1448	1567
For information only:	Fair Market Rent	624	757	944	1374	1594	1833	2072
	50% Rent Limit	581	623	747	863	963	1063	1162
	65% Rent Limit	818	877	1054	1209	1329	1448	1567
Separator								
Prescott, AZ Yavapai County	LOW HOME RENT	505	541	650	750	837	923	1009
	HIGH HOME RENT	651	688	842	964	1055	1146	1236
For information only:	Fair Market Rent	683	688	901	1312	1370	1576	1781
	50% Rent Limit	505	541	650	750	837	923	1009
	65% Rent Limit	651	699	842	964	1055	1146	1236
Separator								
Sierra Vista-Douglas AZ Cochise County	LOW HOME RENT	495	530	636	735	820	904	988
	HIGH HOME RENT	594	598	747	1009	1106	1202	1298
For information only:	Fair Market Rent	594	598	747	1060	1316	1513	1711
	50% Rent Limit	495	530	636	735	820	904	988
	65% Rent Limit	683	733	881	1009	1106	1202	1298

2017 ARIZONA RENT LIMITS

ARIZONA COUNTIES

Effective June 15, 2017

State of Arizona -- State Housing Fund Programs

HOME, HTF, NSP and CDBG Program Rent Limits

		EFFICIENCY	1 BEDROOM	2 BEDROOM	3 BEDROOM	4 BEDROOM	5 BEDROOM	6 BEDROOM
Tucson, AZ Pima County								
	LOW HOME RENT	528	566	680	785	876	966	1057
	HIGH HOME RENT	550	652	867	1004	1100	1196	1291
For information only:	Fair Market Rent	550	652	867	1262	1493	1717	1941
	50% Rent Limit	528	566	680	785	876	966	1057
	65% Rent Limit	679	729	877	1004	1100	1196	1291
Yuma, AZ Yuma County								
	LOW HOME RENT	443	475	571	659	736	811	887
	HIGH HOME RENT	619	655	799	915	1001	1087	1172
For information only:	Fair Market Rent	639	655	870	1266	1523	1751	1980
	50% Rent Limit	443	475	571	659	736	811	887
	65% Rent Limit	619	664	799	915	1001	1087	1172
: Apache County								
	LOW HOME RENT	431	461	553	640	713	788	861
	HIGH HOME RENT	486	558	681	845	924	1001	1077
For information only:	Fair Market Rent	486	558	681	973	1154	1327	1500
	50% Rent Limit	431	461	553	640	713	788	861
	65% Rent Limit	573	614	739	845	924	1001	1077
: Gila County								
	LOW HOME RENT	446	478	573	663	740	816	892
	HIGH HOME RENT	593	603	766	875	956	1037	1117
For information only:	Fair Market Rent	599	603	801	1064	1104	1270	1435
	50% Rent Limit	446	478	573	663	740	816	892
	65% Rent Limit	593	636	766	875	956	1037	1117
: Graham County								
	LOW HOME RENT	480	514	617	712	795	877	959
	HIGH HOME RENT	569	615	737	926	1014	1100	1186
For information only:	Fair Market Rent	569	615	737	1073	1282	1474	1667
	50% Rent Limit	480	514	617	712	795	877	959
	65% Rent Limit	626	673	809	926	1014	1100	1186

2017 ARIZONA RENT LIMITS

ARIZONA COUNTIES

Effective June 15, 2017

State of Arizona -- State Housing Fund Programs

HOME, HTF, NSP and CDBG Program Rent Limits

		EFFICIENCY	1 BEDROOM	2 BEDROOM	3 BEDROOM	4 BEDROOM	5 BEDROOM	6 BEDROOM
: Greenlee County								
	LOW HOME RENT	487	518	626	723	806	890	973
	HIGH HOME RENT	515	518	681	852	939	1080	1221
For information only:	Fair Market Rent	515	518	681	852	939	1080	1221
	50% Rent Limit	487	521	626	723	806	890	973
	65% Rent Limit	649	697	838	960	1051	1141	1231
: La Paz County								
	LOW HOME RENT	431	461	553	640	713	788	861
	HIGH HOME RENT	537	541	714	817	891	965	1039
For information only:	Fair Market Rent	537	541	719	900	1267	1457	1647
	50% Rent Limit	431	461	553	640	713	788	861
	65% Rent Limit	553	594	714	817	891	965	1039
: Navajo County								
	LOW HOME RENT	431	461	553	640	713	788	861
	HIGH HOME RENT	553	594	714	817	891	965	1039
For information only:	Fair Market Rent	592	596	748	1013	1171	1347	1522
	50% Rent Limit	431	461	553	640	713	788	861
	65% Rent Limit	553	594	714	817	891	965	1039
: Santa Cruz County								
	LOW HOME RENT	431	461	553	640	713	788	861
	HIGH HOME RENT	509	512	681	817	891	965	1039
For information only:	Fair Market Rent	509	512	681	929	939	1080	1221
	50% Rent Limit	431	461	553	640	713	788	861
	65% Rent Limit	553	594	714	817	891	965	1039



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: State Housing Fund Programs

REGARDING FUNDING SOURCES: Home Investment Partnerships Program (HOME)

INFORMATION BULLETIN No. 23-17

ISSUED: June 12, 2017

RE: Notice of Funding Availability for State Housing Funds
Owner Occupied Housing Rehabilitation (OOHR)

NOTICE OF FUNDING AVAILABILITY

The Arizona Department of Housing (the Department) is pleased to announce a Notice of Funding Availability (NOFA) for funding through the State Housing Fund (SHF), HOME Investment Partnerships Program (HOME). This NOFA is for housing rehabilitation programs for owner occupied single-family dwellings. For Federal FY2017 the Department expects to allocate approximately \$2,000,000.00 in SHF. The SHF will be allocated through one competitive funding round and the application submission deadline is October 12, 2017 at 4:00 p.m.

The Application process for SHF can be found in the FY2016-2017 SHF Program Summary and Application Guide (Rev. 3/2/2017). The guide can be downloaded from the ADOH website at: <https://housing.az.gov/documents-links/handbooks>.

Application Forms and the OOHHR Scoring Sheet can be downloaded from the State Housing Fund Forms page at: <https://housing.az.gov/documents-links/forms/state-housing-fund>.

GENERAL OVERVIEW

The mission of the Department is to “provide housing and community revitalization to benefit the people of Arizona.” The Owner Occupied Housing Objective for Federal FY2016-2017 is:

- Improve the Quality of Housing Stock

In support of this Objective, the Department will allocate HOME funds to activities that improve the condition of housing units to meet the following standards:

- State’s Rehabilitation Standards (Rev. 11/18/13) located at: <https://housing.az.gov/documents-links/forms/state-housing-fund>
- Most recent State and Local code requirements.
- Appliances as Applicable must be Energy Star rated.
- International Energy Conservation Code (IECC, 2012 Edition) or most recent code adopted by local building jurisdiction.

- Uniform Federal Accessibility Standards (Section 504 of the 1973 Rehabilitation Act) and the Americans with Disabilities Act, as applicable and needed by owner.
- Weatherization Standards for OOHR Housing Rehab (Issued 10/12/12, Rev. 11/18/13) located at: <https://housing.az.gov/documents-links/forms/state-housing-fund>.
- All plumbing fixtures are to be “low-flow.”

The funding process can be found in the FY2016-2017 SHF Program Summary and Application Guide (Rev. 3/2/2017) which includes information regarding:

1. Completeness review
2. Threshold review
3. Scoring
4. Financial and Technical review
5. Compliance with Federal and State regulations
6. ADOH Funding Approval

PROGRAM ELIGIBILITY

Specific Owner Occupied Housing Rehabilitation program eligibility requirements are found in the FY2016-2017 SHF Program Summary and Application Guide (Rev. 3/2/2017). Pay close attention to chapters 1, 2 and 4 for further information that includes but is not limited to eligible applicants; eligible and ineligible activities; eligible beneficiaries; eligible property types and eligible assistance types. The FY2016-2017 SHF Program Summary and Application Guide (Rev. 3/2/2017) and the Owner Occupied Housing Rehabilitation Application (REV. 5/31/2017) can be downloaded from the ADOH website at the web links provided previously in this NOFA.

MAXIMUM APPLICANT FUNDING

The maximum limit of HOME funding available per application is **\$250,000**. An additional 10% (up to **\$25,000**) in general administrative funding through the Housing Trust Fund is also available for a total maximum application funding of **\$275,000.00**. Only one application request per applicant will be considered for funding.

COMPETITIVE APPLICATION REVIEW CRITERIA

The review criterion is set forth in Chapters 2 and 4 of the FY2016-2017 SHF Program Summary Application Guide (Rev. 3/2/2017) as well as the Application Tab requirements (application pages 12 through 16) and Attachment K - FY2017 OOHR Score Sheet (Rev. 5/31/2017).

COMPETITIVE FUNDING DETERMINATIONS

The SHF Application must meet the SHF eligibility, application review, and threshold criteria. Award of SHF is subject to the availability of the funds provided to the Department for the SHF Program. Competitive funding criteria are utilized to make funding decisions. Only applications that meet all thresholds are competitively scored. Scoring criteria is contained in the application documents. Self-Score Sheets are provided as part of the application.

FUNDING NOTIFICATION

The Department will make every effort to make its funding decisions within 90 days, depending on the number and complexity of the applications received.

TECHNICAL ASSISTANCE

The Department will not preview, comment on, or pre-judge any element of any application prior to its initial submittal. A limited amount of assistance is available regarding the interpretation of the Department's policies, the SHF Program in general, and how program requirements should be applied.

APPLICATION FORMAT

The Application Form is fillable and is in Excel format. The form is designed to expand as needed dependent upon the amount of data in the space allotted for input. There are separate tabs on the Excel spreadsheet for each page of the application form. You should also be able to save a partially prepared form and return to complete the form later.

Applicants are not to revise the formatting of these forms in any way. A copy of this application is available by US Mail, on diskette, by e-mail, or on the State Housing Fund page of the Department's website.

In instances where the documentation is not applicable to a project, the tab must still be included and a single sheet indicating "N/A" with a narrative statement describing the reason(s) the item is not applicable should be included in this space. *Tabbed sections indicating "N/A" that do not contain a written explanation will be considered missing documentation.* The tabulation format should not be altered in any way.

APPLICATION SUBMISSION

Applicants must submit one (1) completed application package including applications forms and all supporting documentation through the CDBG & HOME (OOHR) Portal located on the Department's website at: <https://housing.az.gov/portals/document-upload-portals>

Application packages not received by 4:00 p.m. on the application deadline will not be accepted for review. The application package and any subsequent revisions or clarifications, if approved for funding, will become part of the agreement with the Department. Please refer to Chapter 2, section 2.2 (A) and Chapter 4, section 4.14 for additional application completeness criteria.

APPLICATION DEADLINE

Applications are due (must be in the possession of the Department) no later than 4:00 p.m. on October 12, 2017.

Applications uploaded after 4:00 p.m. on the deadline date noted above will not be accepted.

Questions regarding Owner Occupied Housing Rehabilitation applications must be submitted in writing and may be directed to Kathy Blodgett at Kathy.Blodgett@azhousing.gov.



Arizona
Department
of Housing

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The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Community Development and Revitalization; Rental Development; and Special Needs

REGARDING FUNDING SOURCES: CDBG, HOME, HOPWA, ESG, NHTF

INFORMATION BULLETIN No. 24-17

ISSUED: June 16, 2017

RE: Federal Fiscal Year 2017 Formula Allocations for CDBG, HOME, HOPWA, ESG and NHTF

The FFY2017 formula allocations for CDBG, HOME, HOPWA, ESG and NHTF expected to be received by the Arizona Department of Housing are listed below along with the proposed methods of distribution:

CDBG

The total FFY2017 CDBG allocation is \$10,487,774. The State retains 2% plus \$100,000 or \$309,755 for administration and 1% or \$104,878 for technical assistance activities. Additionally, HUD mandates that the state expend 10% of its total allocation or \$1,048,777 for projects located in areas designated as Colonias. The remaining adjusted allocation is divided into 85% or \$7,670,709 for the Regional Account and 15% or \$1,353,655 for the State Special Projects (SSP) Account.

The COG Regional allocation is as follows:

CDBG Allocation by COG Region	2017 Allocation Amount	2017 Allocation Share
CAG	\$ 2,225,786	29.02%
NACOG	\$ 1,987,774	25.91%
SEAGO	\$ 1,118,186	14.58%
WACOG	\$ 2,338,963	30.49%
Total Allocation to Rural COGs	\$ 7,760,709	100%

Both the Colonias and SSP set-asides are accessed through competitive applications and will be announced through a future Notice of Funding Available (NOFA).

HOME

The total FFY2017 HOME allocation is \$4,089,574 of which 15% or \$613,436 must be set aside for Community Housing Development Organization (CHDO) project funding. The State retains 10% of the grant award or \$408,957 to be used for administration. HOME

funds will be distributed through a competitive application process including NOFAs and other competitive funding vehicles.

HOPWA

The total FFY2017 HOPWA allocation is \$273,229. A total of 10% or \$27,323 of the grant award will be used for administration of which the state retains 3% (\$8,197) and the remaining 7% (\$19,126) will be used by project sponsors. The remaining 90% or \$245,906 of the grant award will be spent on direct service provision through housing providers in the non-entitlement counties.

ESG

The total FFY2017 ESG allocation is \$1,721,157, which is administered by the Arizona Department of Economic Security (DES). A total of 7.5% or \$129,087 is retained by DES for administration. The remaining 92.5% or \$1,592,070 will be used for ESG eligible activities to benefit persons experiencing homelessness.

NHTF

The total FFY2017 HTF allocation is \$3,317,255. The State retains 10% or \$331,725 of the grant award to be used for administration. The remaining 90% or \$2,985,530 in NHTF funds will be distributed through a competitive application process including NOFAs and other competitive funding vehicles.

For further information contact: Andrew Rael
Assistant Deputy Director of Programs
Andrew.Rael@azhousing.gov



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The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: SPECIAL NEEDS

REGARDING FUNDING SOURCES: Continuum of Care (COC), Housing Trust Fund (HTF), Housing Program Fund (HPF), and Housing Opportunities for People with AIDS (HOPWA)

INFORMATION BULLETIN No. 25-17

ISSUED: June 23, 2017

RE: Revised Special Needs Housing Manual (06/21/17)

The Arizona Department of Housing Special Needs Department has issued a revised *Special Needs Housing Manual* dated June 21, 2017. Key changes and updates include:

- Incorporation of Americans with Disabilities Act (ADA) background and compliance.
- Updated definition of “Gender Identity”.
- Included description of Arizona Landlord Incentive Project (ALIP).
- Updated description of SSI/SSDI Outreach, Access and Recovery (SOAR) program.
- Added eligibility requirements for ADOH Rapid Re-housing programs.
- Revised HMIS data standards reporting for sub recipients to:
 - ✓ Increase data quality requirement on HMIS Data Completeness Report (Agency Report Card) to ninety-eight percent (98%) from ninety-five percent (95%), which is required every two (2) months.
 - ✓ Require agencies to run HUD Annual Performance Report (APR) from HMIS and submit to ADOH Special Needs every two (2) months.

The Special Needs Housing Manual (Revised 06/21/2017) and all related forms are available on the Department’s website at: <https://housing.az.gov/documents-links/forms/special-needs-forms>

For questions, please contact your Program Specialist at (602) 771-1000.



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: 9% Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 26-17

ISSUED: June 30, 2017

RE: List of 2017 LIHTC Reservations Posted

The Arizona Department of Housing has posted its 2017 Low Income Housing Tax Credit Reservation List on its website. The list is attached to this information bulletin, and may also be downloaded from the following page:

<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

All Applicants will receive correspondence regarding the ADOH review of their submission. Applicants who do not receive a reservation will have an opportunity to schedule a visit with the Department to discuss their submission upon receipt of correspondence regarding their score.

Questions may be directed in writing via US Mail or via email to: jeanne.redondo@azhousing.gov

INFORMATION: Jeanne Redondo, Rental Programs Administrator, (602) 771-1031



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**ARIZONA DEPARTMENT OF HOUSING
LOW INCOME HOUSING TAX CREDIT PROGRAM
2017 RESERVATION LIST**

PROJECT NAME & ADDRESS	OWNERSHIP & DEVELOPER	COUNTY	UNITS				# OF RES. BLDGS	PROJECT TYPE	PROJECT COST	TAX CREDITS
			TOTAL	LIHTC	MKT	EMP				
SET ASIDE FOR SUPPORTIVE HOUSING - CHRONICALLY HOMELESS PEOPLE WITH A 25% SMI SET-ASIDE										
Laurel Tree at Northern 1825 W. Northern Avenue Phoenix, AZ 85021-5260	Laurel Tree at Northern LLC Thomas Development Co. & Catholic Charities Community Services, Inc. Stephen E. Capobres (scapobres@cc-az.org)	Maricopa	64	64	0	0	1	Acquisition, Demolition & New Construction	\$ 17,431,001	\$ 1,450,000
SET ASIDE FOR SUPPORTIVE HOUSING - CHRONICALLY HOMELESS PEOPLE WITH A PREFERENCE FOR VETERANS										
Horace Steele Commons 1735 NW Grand Avenue Phoenix, AZ 85007-1801	Horace Steele Commons/Phoenix LP Arizona Housing, Inc. & WESCAP Development, LLC William E. Spreitzer (wes@wescap.com)	Maricopa	90	89	0	1	5	Acquisition, Rehabilitation & New Construction	\$ 11,475,579	\$ 732,566
Storacle Point Apartments 20 East Adams (lead site of scattered sites) Tucson, AZ 85705-6650	Storacle Point Apartments, LP La Frontera Partners, Inc. Daniella Zepeda (daniella.zepeda@lafrontera.org)	Pima	66	66	0	0	18	New Construction	\$ 15,305,812	\$ 1,486,718
TRIBAL SET ASIDE										
TOKA Homes III West of Sur:Dag Wo:g Street & S. Mission Road Tucson, AZ 85746-7219	TOKA #3 Limited Partnership Tohono O'odham Ki:Ki Association Pete Delgado (pdelgado@tokahousing.org)	Pima	38	38	0	0	26	New Construction	\$ 9,423,154	\$ 1,005,813
BALANCE OF STATE SET ASIDE										
Cochise Villas 2700 15th St. and 1620 Apache Dr. Douglas, AZ 85607-0000	Cochise Villas, LP Rural Housing, Inc. Scott Nysten (snylen@landmarkarizona.com)	Cochise (SEAGO)	60	58	0	2	12	Acquisition & Rehabilitation	\$ 8,726,983	\$ 579,818
WMAHA #7 S. Lumber Drive, S. Desert Storm Drive, W. Lagoon Drive, E. Hollywood Hills and new site Cibecue, AZ 85911	WMAHA Limited Partnership #7 White Mountain Apache Housing Authority Victor Velasquez (vvelasquez@wmaha.us)	Navajo (NACOG)	44	44	0	0	44	Acquisition, Rehabilitation & New Construction	\$ 9,626,082	\$ 1,030,267
NON-PROFIT SET ASIDE										
19 North 2011 W. Morten Phoenix, AZ 85021-6910	UMOM Housing IV, LLC Helping Hands Housing Services Dan Gottry (dgottry@umom.org)	Maricopa	54	54	0	0	1	New Construction	\$ 15,970,136	\$ 1,525,370

**ARIZONA DEPARTMENT OF HOUSING
LOW INCOME HOUSING TAX CREDIT PROGRAM
2017 RESERVATION LIST**

PROJECT NAME & ADDRESS	OWNERSHIP & DEVELOPER	COUNTY	UNITS				# OF RES. BLDGS	PROJECT TYPE	PROJECT COST	TAX CREDITS
			TOTAL	LIHTC	MKT	EMP				
STATE SPECIAL PROJECT SET ASIDE										
Apache Junction Villas 235 West Tepee Street Apache Junction, AZ 85120-0000	Apache Junction Villas, LLC Adams Construction and Management Company, Inc. Paul W. Durr (pdurr@acmc-utah.com)	Pinal	52	51	0	1	26	New Construction	\$ 9,158,218	\$ 758,053
SECTION 811 PROJECT RENTAL ASSISTANCE SET ASIDE										
El Caro Homes 8035 North 21st Avenue Phoenix, AZ 85021-8025	El Caro Homes, LLC Gardner Capital Affordable Development Inc. Scott Puffer (spuffer@gardnercapital.com)	Maricopa	50	50	0	0	50	New Construction	\$ 18,705,938	\$ 1,605,624
GENERAL POOL										
Creekview Village Apartments 519 Miller Valley Road Prescott, AZ 86301-2313	Creekview Housing, LLC Bethel Development, Inc. Mark Shoemacher (mshoemacher@gmail.com)	Yavapai	72	72	0	0	6	New Construction	\$ 15,867,341	\$ 1,492,609
The Residences at Temple Groves 815-827 E. Main St. Mesa, AZ 85203-8817	The Residences at Temple Groves, LLC Gorman & Company, Inc. & Housing Authority of Maricopa County Brian Swanton (bswanton@gormanusa.com)	Maricopa	60	60	0	0	1	Acquisition, Demolition & New Construction	\$ 15,381,710	\$ 1,495,171
The Revello 1600 West Camelback Road Phoenix, AZ 85015-3513	Revello Housing, LLC Bethel Development, Inc. Mark Shoemacher (mshoemacher@gmail.com)	Maricopa	76	76	0	0	1	New Construction	\$ 16,349,098	\$ 1,499,934
ULF - Urban Living on Fillmore 609 N. Second Avenue Phoenix, AZ 85003-1653	609 N. Second Avenue, LP Native American Connections Joe Keeper (j.keeper@nativeconnections.org)	Maricopa	63	63	0	0	1	Acquisition, Demolition & New Construction	\$ 19,285,510	\$ 1,589,428
			789	785	0	4	192		\$ 182,706,562	\$ 16,251,371



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 27-16

ISSUED: June 30, 2017

RE: 2018 Qualified Allocation Plan – Request for Comments

The Arizona Department of Housing (“ADOH”) is requesting input for its 2018 Qualified Allocation Plan (QAP). The QAP is the document which will govern the allocation and use of 2018 Low Income Housing Tax Credits in accordance with Section 42 of the Internal Revenue Code of 1986, as amended (“I.R.C. § 42”). The comments received will be considered while drafting the 2018 QAP. Please provide written comments by **July 17, 2017 at 5:00 pm** via letter or email to either of the following addresses:

By Mail: Jeanne Redondo
Rental Programs Administrator
Arizona Department of Housing
1110 W. Washington Ste. 280
Phoenix, AZ 85007

By E-Mail: QAP-Comments@azhousing.gov

The 2017 QAP and *Clarifications to the 2017 QAP* can be found on the ADOH website at:
<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

A draft of the 2018 QAP will be made available by August 18, 2017 at the following website:
<https://housing.az.gov/documents-links/forms/rental-development-lihtc>



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs
REGARDING FUNDING SOURCES: ESG

INFORMATION BULLETIN No. 28-17

ISSUED: June 26, 2017

RE: 2017-2018 Annual Action Plan Revisions

The Department of Housing and Urban Development announced its 2017-2018 formula program allocations for 2017-2018 on June 15, 2017. At that time ESG funds for Arizona were \$1,721,157. ESG funds have subsequently been increased for Arizona by \$270,326 for a total of \$1,991,483. As a result of the increase ADOH has revised its [2017-2018 Annual Action Plan](#) to include the new funds, which are administered by Arizona Department of Economic Security (DES), with the intent to:

- Extend Rapid Rehousing and Emergency Shelter Services to unserved areas in the Balance of State
- Increase Homeless Prevention Services statewide
- Increase Emergency Shelter and Rapid Rehousing Services for Maricopa/Pima County

According to the HUD System Performance Measures from all Continua in the state, the number of First Time Homeless Persons has increased. It is the Department's intent to present an opportunity to expand Homeless Prevention services in Maricopa and Pima Counties through a Request For Proposal (RFP) and increasing the allotment for the Balance of State. Currently the Eviction Prevention funds are limited within the Community Action Program (CAP) offices and being distributed on a first come, first serve basis. There are currently not many alternatives available for those who are affected by economic conditions and at risk of becoming homeless. To alleviate some of the pressures and to reduce the number of persons entering into Homelessness for the first time we hope this opportunity for Homeless Prevention intervention will decrease the amount of persons entering the system and demonstrate a continued need for this intervention statewide.

Based on the Point In Time count (PIT) for the Balance of State, it is also the Department's intent to expand Rapid Rehousing and Shelter Services for counties which we currently do not serve and which demonstrate a need. Approximately 80 individuals were either unsheltered or sheltered on the morning the PIT was conducted. These counties received limited funding in homeless services, therefore the department would like to look at the opportunity to extend for those counties which are on boarded with BOS CoC Coordinated Entry and which would like to work to end homelessness.

Lastly, increasing Rapid Rehousing and Shelter for existing Maricopa and Pima Counties contracts based on the Point In Time count (PIT), would work to alleviate the wait times individuals are experiencing with enrollment to a Rapid Rehousing Program.

A public hearing to receive comments on the use of the new funds has been scheduled for 1:00 p.m. August 2, 2017 at the Arizona Department of Housing, 1110 West Washington Street, Suite 250, Phoenix, Arizona 85007.

A revised draft of the [2017-2018 Annual Action Plan](#) was posted today on the [ADOH website](#) for a 14 day comment period. Written comments will be accepted through August 9, 2017 at 4:00p.m. Questions and comments should be directed to the following:

Andrew Rael, Assistant Deputy Director, Programs
Arizona Department of Housing
1110 West Washington Street, Suite 280
Phoenix, AZ 85007
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publiccomment@azhousing.gov



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Balance of State Continuum of Care
REGARDING FUNDING SOURCES: HUD McKinney-Vento Continuum of Care

INFORMATION BULLETIN No. 29-17

ISSUED: August 11, 2017

RE: 2017 NOFA - HUD Balance of State Continuum of Care

Through the US Department of Housing and Urban Development (HUD) 2017 Continuum of Care Program Competition, the Arizona Department of Housing (ADOH) expects to conditionally allocate approximately \$4.11 million through the Balance of State Continuum of Care process to serve individuals and families experiencing homelessness in the AZ Balance of State Continuum of Care. This amount includes \$3.88 million in potential renewal and re-allocation of existing grants, and \$233,008 for a potential new/bonus project or projects. Final award amounts will be based upon HUD funding availability. The deadline for submission of Renewal and/or Re-Allocation/New Projects is **Friday, August 25, 2017 by 5 p.m.** Applications can be submitted through the ADOH Special Needs portal at <https://housing.az.gov/portals/document-upload-portals/special-needs-portal>.

Separate applications for renewal projects and re-allocation/new projects are attached here along with templates for match letters and certifications for consistency with local consolidated plans. Materials will also be available on the ADOH Special Needs- CoC Forms at <https://housing.az.gov/documents-links/forms/special-needs-continuum>.

Balance of State Continuum of Care 2017 NOFA Process Timeline

Item	Due Date
Match worksheet sent to subrecipients	8/15/17
Renewal, Bonus/Reallocation applications due submitted through ADOH portal by 5:00 pm	8/25/17
For Renewal Applications, Match Letters and Certificates of Consistency with Consolidated Plan (Submit through ADOH Portal)	9/8/17
Notification of project acceptance renewal applications	9/13/17
Notification of acceptance of new or bonus/reallocation projects for submittal	9/8/17
New or Bonus/Reallocation projects submit additional required information (based on feedback from Candee Stanton)	9/15/17
AZ BOSCOB submits application (Bonus/Reallocation, Renewal, Planning, and BOSCOB narrative)	9/28/17

Eligible Applicants: Eligible renewal and re-allocation applicants are those current BOSCO funded programs with grant expiration dates in calendar year 2018. Eligible applicants for new/bonus project funding include non-profits, and instrumentalities of state or local government. All projects funded through the 2017 Balance of State Continuum of Care NOFA may be delivered and serve individuals experiencing homelessness in all Arizona Counties except for Maricopa and Pima.

Please contact Balance of State Continuum of Care Coordinator with any questions regarding this bulletin.

David Bridge

Balance of State Continuum of Care Coordinator

David.bridge@azhousing.gov

1110 W. Washington St., Suite 280, Phoenix, Arizona 85007

602.771.1039



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<https://housing.az.gov>

Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Supportive Housing, Rapid Rehousing
REGARDING FUNDING SOURCES: Housing Trust Fund

INFORMATION BULLETIN 30-17

ISSUED: August 15, 2017

RE: Request for Information (RFI) and Letters of Intent (LOI) for State-wide Housing Locator Services for Supportive Housing and Rapid Rehousing

Summary

The Arizona Department of Housing (ADOH) Special Needs Division is requesting information from entities with experience and interest in providing Statewide Housing Locator Services. The goal of this program is to increase the availability of safe, affordable housing for homeless individuals and families participating in permanent housing and rapid re-housing programs. ADOH is soliciting REQUESTS FOR INFORMATION (RFI) and LETTERS OF INTEREST (LOI) ONLY at this time. The purpose of this solicitation is to gather sufficient information, identify key program elements and strategies necessary to develop an effective scope of work for these services for possible programmatic funding and implementation. This solicitation does not constitute a Request for Proposal (RFP) or guarantee of the issuance of an RFP in the future. All RFI responses will be kept confidential.

Background

As more homeless funding and programming has been aligned around Housing First and Rapid Re-housing models, there has been an increased need to find and maintain an adequate roster of safe, affordable rental units throughout Arizona for individuals and families participating in these programs. Due to low vacancy rates, rising rents, and the barriers of renting to formerly homeless individuals, it has become difficult to find sufficient housing units to meet this demand. Identifying housing units, negotiating with landlords, and promoting programs generally falls upon case managers and service providers. This reduces the amount of time available for outreach, client counseling and income assistance. These barriers result in longer housing search times, client frustration and overcrowding in our shelters along with increased crisis service use while individuals and families search for housing.

ADOH's goals in creating a state-wide Housing Locator service are to support a team of dedicated staff to: 1) identify safe and affordable rental units throughout Arizona; 2) recruit private sector landlords, owners and property managers of these units to participate in efforts to end homelessness by leasing to tenants referred through homeless housing and rapid re-housing programs; 3) promote and educate landlords and property managers about homeless housing programs; and, 4) coordinating between landlord/property owners and service providers to ensure availability of housing resources in the community.

Key programmatic elements for the Housing Locator Services would include:

- Trained, experienced staff to actively identify, recruit and engage private sector landlords and property managers and property owners to increase housing options for individuals and families experiencing homelessness and participating in programs.
- Awareness of all Arizona rental markets including urban and rural Arizona. Housing is needed in all Arizona Counties and communities.
- Familiarity with Landlord Tenant Law, Fair Housing laws, Housing Quality Standards and other federal, state and local legal issues related to the provision of safe, accessible and affordable housing.
- Maintenance of data base of available units and housing stock.
- Marketing and education efforts to promote participation in homeless housing programs.
- Creating and maintaining relationships with landlords who will work with clients experiencing homelessness.
- Awareness and commitment to Housing First, rapid re-housing and other housing based strategies for ending homelessness.
- Coordinate with the local coordinated entry and homeless service providers to facilitate rental placement and maintenance of homeless individuals in housing.

REQUEST FOR INFORMATION

In order to assist ADOH in developing and implementing an effective and sustainable program that meets the needs of all of our stakeholders, please include information or recommendations regarding the following inquiries:

1. Provide a brief description of your organization
2. Describe your familiarity and experience in working with landlords, property owners or property management companies.
3. Provide a brief description of your experience in working with and housing homeless individuals and families including any experience with Housing First or other homeless programs.
4. Please describe strategies your organization would use to educate and promote participation in homeless housing programs.

5. Describe any barriers or obstacles that need to be addressed to successfully implement this program.
6. How would you coordinate with service providers to ensure homeless tenants and supportive service providers were aware of available units and that appropriate referrals and service coordination were available? Please include any technology solutions you may have to facilitate these processes.
7. How would you implement the proposed program including staffing levels, infrastructure needs (ex: transportation and travel) and estimated budget. Include strategies or suggestions for ensuring geographic coverage of all Arizona counties. Please provide a brief budget showing staffing and other key budget line items.
8. Describe any collaborative partnerships or entities whose participation would be critical to implementing this program and how would you engage them?
9. Describe any measureable outputs and outcomes that could be used to monitor and track the effectiveness of the project.

LETTER OF INTENT

Agencies responding to the RFI may also elect to submit a Letter of Interest (LOI) expressing their interest in possibly contracting with ADOH to provide Housing Locator Services if an RFP or contract is issued. The submission of a LOI does not guarantee any contract or agreement will be awarded. The purpose of this request is to identify general interest of possible entities that might be willing to contract or submit an RFP if funding is made available.

SUBMITTAL PROCESS

RFI/ROI Submissions:

Agencies interested in submitting an RFI and/or LOI should submit RFI and/or LOI documents to Arizona Department of Housing by September 5, 2017 at 5:00 pm through the ADOH Special Needs Portal (see web address below).

RFI: Agencies responding to the RFI should provide a document on the agency's letterhead responding to the nine questions above.

LOI – Please submit a letter on agency letterhead, signed by an authorized agency representative expressing the entity's willingness to respond to a future RFP or contract to provide the Housing Locator Services subject to clarification in a formal RFP or contract process.

ADOH will review all submitted documentation. Information provided will be kept confidential. Information provided will be used to develop a more detailed scope of work. If ADOH issues funding for these services, this scope of work will be incorporated into the Request for Proposal and/or contracting process for these services.

If an RFP and/or contract is issued, agencies submitting LOI's will be invited to participate in the RFP and/or contracting process along with any public solicitation for applications. ADOH may elect to contract directly with an entity without additional RFP process based on the RFI/LOI process.

All RFI and LOI information must be submitted by **Tuesday, September 5, 2017 at 5:00 p.m.** Please submit all documentation through the ADOH Special Needs portal at <https://housing.az.gov/portals/document-upload-portals/special-needs-portal>.

Please contact David Bridge at the contact information below if you have any questions.

David Bridge
Balance of State Continuum of Care Coordinator
David.bridge@azhousing.gov
1110 W. Washington St., Suite 280, Phoenix, Arizona 85007
602.771.1039



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<https://housing.az.gov>



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 31-17

ISSUED: August 18, 2017

RE: 2018 QAP – First Draft Release and Focus Groups

The Arizona Department of Housing (“ADOH”) has posted its first draft of the 2018 Qualified Allocation Plan (“QAP”) on its website at the following link:

<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

The draft QAP proposes a number of changes to the point structure of the 2018 round. Proposed changes are designed to help reduce land, development, and ongoing operations costs so that more units per LIHTC dollar may be produced in diverse locations.

Recent assessments of the LIHTC program by the U.S. Government Accountability Office (“GAO”) and the media have highlighted the need for state allocating agencies to be ever watchful of changing cost factors that may inhibit the number of units being produced. Recently, MPF Research issued a report discussing a perceived disparity between needy households and LIHTC units in various markets. In light of market-driven changes in the industry and the public interest in maximizing the affordable housing benefits provided the LIHTC program, consideration of the proposed changes for the 2018 round is timely and prudent.

ADOH has always endeavored to produce a QAP that is responsive to the market and takes advantage of point-in-time market conditions. The current market conditions, the increase in land and construction costs, and the high demand for affordable units, dictate the need to review – and possibly change – the point structure to ensure cost efficiency.

ADOH will accept written comments on the first draft of the 2018 QAP until **September 8, 2017 at 5:00 p.m.** via letter or e-mail to either of the following addresses:

By Mail: Jeanne Redondo
Rental Programs Administrator
Arizona Department of Housing
1110 West Washington Street, Suite 280
Phoenix, AZ 85007

By E-mail: QAP-Comments@azhousing.gov

Comments may also be provided at one of the following Focus Groups. Please plan to attend one or both meetings and join the discussion.

Scottsdale

Friday, August 25, 2017
2:15 p.m. – 4:00 p.m.
Fairmont Scottsdale Princess
7575 East Princess Drive
Scottsdale, AZ 85255

Tucson

Wednesday, September 6, 2017
9:30 a.m. – 11:30 a.m.
Pima County Housing Center
801 Congress Street
Tucson, AZ 85745

An additional Focus Group on the criteria at Tab 25 for Tribal Set-Aside Applications has been scheduled. Tribal representatives are invited to a roundtable discussion at the following time and location.

Phoenix

Friday, September 15, 2017 at 1:00 p.m. – 3:00 p.m.
Arizona Department of Housing
Conference Room – Suite 250
1110 West Washington Street
Phoenix, AZ 85007

Free parking is available on surrounding streets and at the Arizona Department of Environmental Quality garage at the northwest corner of 10th Avenue and Washington Street.

INFORMATION: Jeanne Redondo, Rental Programs Administrator, (602) 771-1031



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Balance of State Continuum of Care

REGARDING FUNDING SOURCES: HUD McKinney-Vento Continuum of Care

INFORMATION BULLETIN No. 32-17

ISSUED: August 21, 2017

RE: 2017 NOFA - HUD Balance of State Continuum of Care

This Notice covers some updates, clarifications and corrections on the 2017 BoSCoC NOFA Process and Applications.

- 1) Please remember the due date for both the renewal, re-allocation/new project applications is Friday, August 25th at 5 pm. All forms are available on the ADOH website at <https://housing.az.gov/documents-links/forms/special-needs-continuum>. All currently funded agencies must complete the renewal application materials. All current projects looking to re-allocate their funding and any new projects must complete the “Bonus/Reallocation Application and documentation.
- 2) Codes of Conduct – all projects must submit a code of conduct to ADOH as part of the agency documentation required by HUD. If your agency already has a Code of Conduct it has submitted in the past, please review the document to ensure it is current and still meets the HUD criteria described below. If it does you can re-submit it to Candee Stanton at candee.stanton@gmail.com. If your agency does not have a Code of Conduct or requires changes, the HUD requirements are included below and a sample template is attached to this notice. Please create and approve a Code of Conduct for your agency and submit it to Candee at candee.stanton@gmail.com by August 31, 2017. Per HUD, the agency code of conduct must include at minimum the following items:
 1. Be written covered by a letter on company letterhead that provides the name and title of the responsible official, mailing address, business telephone number and email address;
 2. Prohibit real and apparent conflicts of interest that may arise among officers, employees or agents, or any member of his or her immediate family, his or her partner or an organization that employs any of the indicated parties;

3. If applicable, the standards must also cover organizational conflicts of interest;
 4. Prohibit the solicitation and acceptance by employees, of gifts or gratuities in excess of minimum value; and
 5. Provide for administrative and disciplinary actions to be applied for violations of such standards.
- 3) One correction on the Renewal application and scoring sheet. On page 21, questions 7 and 8.
- a. Question 7 – should be “Households that maintained or increased income” (employment or cash benefit income)
 - b. Question 8 – should be “Households that maintained or increased mainstream benefits” (not just benefit income)
- 4) The match template for renewal projects showing ADOH project match amounts and additional match needed will be made available next week. A new date will be provided for the due date on providing match letters.
- 5) Please note that in completing your proposed budget for all Re-Allocation and Bonus projects, the maximum allowed overhead for BoSCoC projects is 7%.
- 6) Finally, in order to maintain consistency and to manage responses, please direct any NOFA questions to Candee Stanton at candee.stanton@gmail.com.



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Balance of State Continuum of Care

INFORMATION BULLETIN No. 33-17

ISSUED: September 13, 2017

RE: 2017 BOSCO NOFA Project Listing

The Review Panel for the AZBOSCO response to the U.S. Department of Housing & Urban Development FY2017 Continuum of Care Notice of Funding Availability (NOFA) has finished its work. The Panel ranked all renewal projects and the proposed bonus and reallocations projects. The Review Panel includes individuals not involved with the AZBOSCO as well as Governance Advisory Board members that do not represent a sub-recipient agency. All renewal projects, one (1) reallocation project, and two (2) bonus projects will be included in the application submitted under the auspices of the 2017 NOFA. Attached please find a list of the COC projects selected for inclusion in the FY2017 COC Consolidated Application due to HUD September 28, 2017. Thank you to all of the project applicants for your time and work throughout this process.

Questions or comments regarding this Information Bulletin may be addressed by contacting David Bridge, Continuum of Care Coordinator, at david.bridge@azhousing.gov.

Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs

REGARDING FUNDING SOURCES: Balance of State Continuum of Care

INFORMATION BULLETIN No. 34-17

ISSUED: September 26, 2017

**RE: BOSCO Consolidated Application for the FY 2017 HUD Continuum of Care
Notice of Funding Availability (NOFA)**

The Arizona Department of Housing, as the collaborative applicant for the Arizona Balance of State Continuum of Care, is required to post the Consolidated Application being submitted in response to the FY 2017 Continuum of Care Notice of Funding Availability (NOFA). The COC Priority Listing and COC Consolidated Application is attached here and can be found at the following link:

<https://housing.az.gov/documents-links/forms/special-needs-continuum>

Questions or comments regarding this Information Bulletin may be addressed by contacting:

David Bridge
AZBOSCoC Coordinator
david.bridge@azhousing.gov

Thank you.



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 35-17

ISSUED: October 3, 2017

RE: 2018 QAP – Second Draft Release and Public Hearing

The Arizona Department of Housing (“ADOH”) has posted its second draft of the 2018 Qualified Allocation Plan (“QAP”), Exhibit D and Exhibit J on its website at the following link:

<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

All of the changes presented in the first draft have been accepted in the second draft document, so that the redlines of the second draft changes are more visible.

ADOH will accept written comments on the second draft of the 2018 QAP until **October 20, 2017 at 5:00 p.m.** via letter or e-mail to either of the following addresses:

By Mail: Jeanne Redondo
Rental Programs Administrator
Arizona Department of Housing
1110 West Washington Street, Suite 280
Phoenix, AZ 85007

By E-mail: QAP-Comments@azhousing.gov

Comments may also be provided at the **Public Hearing on Friday, October 20, 2017 from 1:00 p.m. – 3:00 p.m.** at the following location. Free parking is available on surrounding streets and at the Arizona Department of Environmental Quality garage at the northwest corner of 10th Avenue and Washington Street.

Arizona Department of Housing
Conference Room – Suite 250
1110 West Washington Street
Phoenix, AZ 85007

INFORMATION: Jeanne Redondo, Rental Programs Administrator, jeanne.redondo@azhousing.gov



Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 36-17

ISSUED: October 16, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

Sonora Vista I Apartments, a 96 unit, multi-family property, with 95 rent restricted LIHTC units and one market rate unit, built in 2001, located in Mesa, Arizona.

Information about this and all properties seeking a Qualified Contract can be found at:

<https://housing.az.gov/sites/default/files/documents/files/Revised-Qualified-Contracts-Tracking-REV-2.pdf>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before August 31, 2018.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 37-17

ISSUED: October 16, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

Sonora Vista II Apartments, an 88 unit, multi-family property, with 88 rent restricted LIHTC units, built in 2001, located in Mesa, Arizona.

Information about this and all properties seeking a Qualified Contract can be found at:

<https://housing.az.gov/sites/default/files/documents/files/Revised-Qualified-Contracts-Tracking-REV-2.pdf>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before September 5, 2018.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 38-17

ISSUED: October 20, 2017

RE: 2018 QAP – Third Draft Release for Public Comment

After consideration of comments received regarding the second draft of the 2018 Qualified Allocation Plan (“QAP”) the Arizona Department of Housing (“ADOH”) presented material changes to the following sections of the QAP at the public hearing held on October 20, 2017:

- Section 2.2(B) – Limitations on Reservation of Tax Credits Based on Concentrations of Projects
- Section 2.9(K)(2)(f) After School Program and its corresponding definition on page 4

In order to provide all interested parties with an opportunity to comment on these changes, ADOH has posted these changes in a third draft of the 2018 Qualified Allocation Plan (“QAP”), at the following link:

<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

All of the changes presented in the second draft have been accepted in the third draft document, so that the third draft changes are more visible.

ADOH will accept written comments on the third draft of the 2018 QAP until **October 27, 2017 at 5:00 p.m.** via letter or e-mail to either of the following addresses:

By Mail: Jeanne Redondo
Rental Programs Administrator
Arizona Department of Housing
1110 West Washington Street, Suite 280
Phoenix, AZ 85007

By E-mail: QAP-Comments@azhousing.gov

INFORMATION: Jeanne Redondo, Rental Programs Administrator, jeanne.redondo@azhousing.gov



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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Programs

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit

INFORMATION BULLETIN No. 39-17

ISSUED: November 2, 2017

RE: Notice of LIHTC Property Seeking Qualified Contract

ADOH is providing notice that the following LIHTC property is seeking a Qualified Contract for acquisition from any buyer who will continue to operate the property as affordable through the extended use period in accordance with the Land Use Restriction Agreement and Section 42 of the Internal Revenue Code.

Villa Nueva Apartments, an 80 unit, multi-family property, with 100% rent restricted LIHTC units, built in 1999, located in Yuma, Arizona.

Information about this and all properties seeking a Qualified Contract can be found at: <https://housing.az.gov/documents-links/forms/asset-management>

Inquiries about any of these properties may be made by submitting a Letter of Interest via the following ADOH Portal:

<https://housing.az.gov/portals/document-upload-portals/rental-properties-asset-management-upload-portal>

The Letter of Interest must contain the following information:

1. Developer Name
2. Location of Headquarters
3. List of completed LIHTC projects by state
4. Ability to enter into a purchase contract on or before September 6, 2018.

Questions or comments regarding this Information Bulletin may be addressed in writing to John Juarez, Asset Manager at john.juarez@azhousing.gov

The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Special Needs, Rapid Rehousing
REGARDING FUNDING SOURCES: Housing Trust Fund (HTF),

INFORMATION BULLETIN No. 40-17

ISSUED: December 5, 2017

RE: Request for Proposal for Statewide Housing Locator Services for Supportive Housing and Rapid Rehousing

Arizona Department of Housing (ADOH) is seeking proposals through a Request for Proposals (RFP) from non-profit and governmental agencies to provide Statewide Housing Locator Services for Supportive Housing and Rapid Rehousing programs. The goal of the program is to increase the availability of safe, affordable housing for individuals and families experiencing homelessness, and households reintegrating who are participating in permanent housing and rapid rehousing programs. Due to low vacancy rate, rising rents, and the barriers of renting to formerly homeless and incarcerated individuals, it has become difficult to find sufficient housing units to meet this demand.

ADOH's goals in creating a state-wide Housing Locator service are to support a team of dedicated staff to: 1) identify safe and affordable rental units throughout Arizona; 2) recruit private sector landlords, owners and property managers of these units to participate in efforts to end homelessness by leasing to tenants referred through homeless housing and rapid re-housing programs; 3) promote and educate landlords and property managers about homeless and reintegration housing programs; and, 4) coordinate between landlord/property owners and service providers to ensure availability of housing resources in the community.

Funding will be available for eighteen (18) months. Additional one (1) year renewals for up to three (3) years may be available at the discretion of ADOH based upon project performance and availability of funding.

The RFP can be found on the ADOH website at: <https://housing.az.gov/documents-links/forms/special-needs-continuum>

There will be a Public Meeting to answer questions regarding the RFP on Monday, December 11, 2017 at 1110 W. Washington, Suite 280, Phoenix, AZ. starting at 10:00 a.m.

Proposals are due via the ADOH Special Needs Portal by the deadline of January 19, 2018 at 4:30 pm.



The Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: SPECIAL NEEDS

REGARDING FUNDING SOURCES: AZ Balance of State HUD Continuum of Care (AZBOSCO)

INFORMATION BULLETIN No. 41-17

ISSUED: December 12, 2017

RE: VOLUNTEERS NEEDED

2018 HOMELESS POINT IN TIME (PIT) COUNT

ANNUAL POINT IN TIME COUNT

It's planning time for the upcoming Annual AZ Balance of State Point In Time (PIT) Count. Please count yourself in and volunteer today. The count will be taking place from **Tuesday evening, January 23, 2018** until **Sunday, January 28, 2018** to try and engage as many individuals as we can with the question "Where did you sleep Tuesday night?" Training is provided and everyone works on a team. Trainings have already started in some counties.

The PIT Street Count, required by HUD, helps us understand and plan to meet the needs of our fellow citizens experiencing homelessness. The results also help Congress decide how much money to make available to our Continuum to serve our most vulnerable citizens. To have the best and most accurate count possible the Balance of State Continuum of Care needs more than 250 volunteers and at least two dozen people with experience in previous counts, outreach, and direct service to work on teams with other volunteers to make sure we cover all of our thirteen Balance of State Continuum counties.

If you've volunteered before then you know how important this work is and we ask you to generously donate your time once more and bring along a friend this year.

The following are the people who will be leading the efforts in each county and their contact information. Please reach out to your local lead.



COUNTY	CONTACT	AGENCY	E-MAIL	PHONE
Apache	Marilyn Johnson Cyndi Furrh	Old Concho Community Assistance Center (OCCAC)	mjj@frontiernet.net cindyfurrh@frontier.net	(928) 337-5047
Cochise	Kathy Calabrese Brad Roland	Good Neighbor Alliance	director@svshelter.org PATH@svshelter.org	(520) 439-0776
Coconino	Leah Bloom	City of Flagstaff	LBloom@flagstaffaz.gov	(928) 213-2752
Gila	Dorine Prine	Gila County	dprine@gilacountyaz.gov	(928) 474-7192
Graham	Frank Real Bob Graham	Red Cross of Southern AZ	frank.real@redcross.org bob.graham@redcross.org	(520) 318-6740 (520) 318-6746
Greenlee	Frank Real Bob Graham	Red Cross of Southern AZ	frank.real@redcross.org bob.graham@redcross.org	(520) 318-6740 (520) 318-6746
La Paz	Michael Gregory Valarie Donnelly	WACOG	mgregory@rcbh.edu valaried@wacog.com	(928) 669-4436
Mohave	Terry Baughn	Mohave County Community Development	Terry.Baughn@mohavecounty.us	(928) 753-0723 , Ext. 4395
Navajo	Marilyn Johnson Cyndi Furrh	Old Concho Community Assistance Center (OCCAC)	mjj@frontiernet.net cindyfurrh@frontier.net	(928) 337-5047 (928) 217-7195
Pinal	Suzanne Payan	CAHRA	spayan@cahrapinal.org	(520) 466-1112
Santa Cruz	Frank Real Bob Graham	Red Cross of Southern AZ	frank.real@redcross.org bob.graham@redcross.org	(520) 318-6740 (520) 318-6746
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Arizona Department of Housing 2017 Information Bulletin

REGARDING PROGRAMS: Rental Development

REGARDING FUNDING SOURCES: Low Income Housing Tax Credit (LIHTC)

INFORMATION BULLETIN No. 42-17

ISSUED: December 29, 2017

RE: LIHTC QAP Posted and 2018 Application Workshop

2018 QAP Posted:

The 2018 Final QAP has been approved and may be downloaded at the following link:

<https://housing.az.gov/documents-links/forms/rental-development-lihtc>

Mandatory 2018 Application Workshop:

The Arizona Department of Housing will hold the 2018 LIHTC Application Workshop on **January 23, 2018** from 9:30 am to 3:00 pm at the Phoenix Airport Marriott, 1101 North 44th Street in Phoenix, AZ. Developers (or their Co-Developer or Consultant) who plan to submit an application in the 2018 round must attend this annual training. **The deadline to register is January 16, 2018.** The following is a link to register for the workshop:

<https://housing.az.gov/training-events/2018-lihtc-application-workshop>



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