

Family Housing Fund

**Metropolitan Housing
Resource Program**

Program Guide

Family Housing Fund Metropolitan Housing Resource Program

The Metropolitan Housing Resource Program funds are made available through the Family Housing Fund. These funds were included in the Minnesota Housing's Consolidated RFP for the development, construction, acquisition, preservation and rehabilitation of permanent affordable rental housing.

Form of Awards:

Funds are awarded in the form of a zero percent (0%), 30 year deferred subordinated loan. Loans may be structured with an interest rate to be eligible for inclusion in basis for developments using low income housing tax credits.

Eligible Communities:

Any municipality in the seven-county metro area or any development in a municipality in the seven-county metro area provided that the proposed project is consistent with the housing element of the municipality comprehensive plan, and action plan for carrying out negotiated housing goals.

Eligible Applicants:

Eligible applicants are limited profit and non-profit entities, Minnesota Cities, and Housing and Redevelopment Authorities.

Eligible Projects:

Funding is available for certain costs associated with projects that help municipalities meet their housing goals - including, but not limited to acquisition, rehabilitation, and construction of permanent affordable housing.

Priority will be given to development or redevelopment projects that provide supportive housing for families with children, projects that create affordable, healthier, more energy-efficient housing through implementing the Minnesota Green Communities criteria, and/or projects that create housing with strong linkages to jobs and/or transit.

Special Initiative: Minnesota Green Communities

In 2008, the Fund will select two or more exemplary green projects (rental or homeownership) in the Twin Cities metro area for special grant funding through the Minnesota Green Communities program. See <http://www.mngreencommunities.org> for more information.

Income Limits:

100% of assisted units must be initially occupied by households with incomes less than 60% of Twin Cities area median income adjusted for family size. New tenants occupying the units during the term of the mortgage must also meet the income limits at the time of initial occupancy.

Gross Rent Limits:

Maximum gross rents shall not exceed 30% of 50% of the metro area median income by unit size, and will be subject to the Minnesota Housing market review.

Additional Conditions:

As a condition for financial support under this program, the Family Housing Fund requires that city residents have equal opportunity to access this housing. Thus, the Family Housing Fund will not support projects that give preference to suburban residents. The Family Housing Fund will require that sponsors advertise the availability of the housing to city residents, including communities of color.

Loan processing:

The funding awards made for this program through Minnesota Housing's Super RFP process will be processed for loan closing by Minnesota Housing staff.

Please contact the Minnesota Housing staff person indicated on your funding award letters.

Family Housing Fund:

If you need further information in regards to the Family Housing Fund, please go to the Fund Website at www.fhfund.org