

MINNESOTA HOUSING

Our Mission The Core Purpose

Housing is the foundation for success, so we collaborate with individuals, communities and partners to create, preserve and finance housing that is affordable.

April 2020

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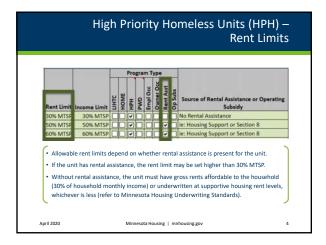
Selecting Rent and Income Limits

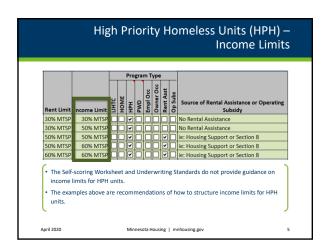
- The purpose of this guidance is to demonstrate how to display income and rent limits in the Workbook for various elections made on the Self-scoring Worksheet.
- · Elections covered include:
 - o High Priority Homeless (HPH)
 - o People with Disabilities (PWD)
 - o Serves Lowest Income/Rent Reduction
 - o Rental Assistance/ Further Restricted Rental Assisted Units
- $\bullet \quad$ Green shaded examples [] indicate the correct rent grid setup.
- Red shaded examples [] indicate the incorrect rent grid setup.

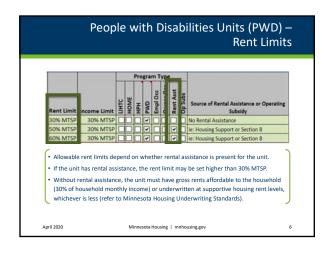
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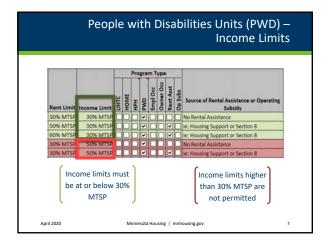
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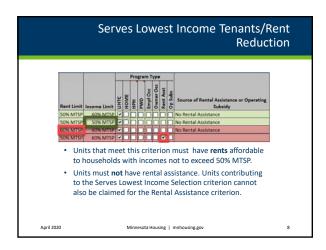
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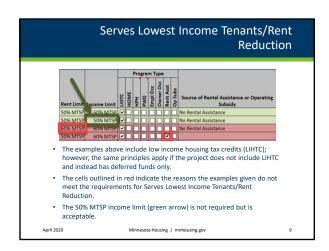












Rental Assistance /Further Restricted Rental **Assisted Units**

- Projects with Rental Assistance that agree to further restrict incomes to 30% MTSP for a 10-year period should display the 30% MTSP income limit in the Workbook.
- Rental Assistance criterion cannot be claimed if the development qualifies for or is claiming Existing Federal Assistance under the Preservation criterion.

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Where Elections Can Overlap

- Units with Rental Assistance can overlap with HPH or PWD
- Further Restricted Rental Assisted units **can** be paired with PWD units that have the same 30% MTSP income limit



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Where Elections Can Overlap

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- At the **project level**, a project may score points in all of the following areas HPH; PWD; Serves Lowest Income/Rent Reduction; Rental Assistance; and Further Restricted Rental Assisted Units.
- Below is an example of a Workbook for a 40-unit building that incorporates all five elections. The corresponding points achieved are also indicated.

# of Sath-	F of Units Sent Limit	-	Program Type												
		Rent Limit	nit Income Limit	DHTC	HOME	HOM	Pato	Empl Occ	Owner Otto	Rent Asst	Op Jubs	Source of Rental Assistance or Operating			
18W	1.00	5	50% MTSP	TON MITTER				3			3		Housing Support		
188	1.00	7	50% MTSP	50% MTSP							•		Project Based Section 8		
26N	1.00	20		60% MTSP		ĮQ.									
168	1.00		60% MTSP	60% MTSP		Р	0	р							
Category					# of Units				% of Units			Points			
High Priority Homeless (HPH)			7				17.5% (min. 7 units)			10					
People with Disabilities (PWD)				5				12.5% (min. 5 units)			9				
Serves Lowest Income/Rent Reduction				20			50%		50%	8					

Further Restricted Rental Assisted 5 12.5% (min. 4 units) 3 April 2020

Rental Assistance

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30%

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