

Local Housing Incentives Account (LHIA)

LHIA funds are intended to assist LCA participating communities meet their negotiated affordable and lifecycle housing goals through the preservation or expansion of single family and multi-family affordable housing.

- Baseline from statute of \$1.5M available annually
- Awarded on a dollar-for-dollar basis with a local match
- Apply through Minnesota Housing Request for Proposals (Consolidated RFP)

Priorities include:

- Rental units affordable at 30% Area Median Income (AMI) or below
- Units with three or more bedrooms
- Projects that serve people experiencing long-term homelessness; and
- Projects that provide a housing type not currently available or serve a population not currently served in or near the project area

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2022-2023 Calendar

April	Notice of Funding Availability
July	Applications due to Minnesota Housing
Fall 2022	Evaluation conducted
November	Selection meetings
December	Minnesota Housing Board approved funding awards
January 2023	Community Development Committee and Met Council approved funding awards

Eligible Uses for LHIA grants

- Gap financing costs, including land acquisition;
- Property (structure) acquisition;
- Demolition;
- Site preparation (e.g., water, sewer, roads);
- General construction/structural additions;
- Alterations and rehabilitation;
- Interior and exterior finishing;
- Roofing;
- Electrical, plumbing, and/or heating and ventilation.

Ineligible Uses for LHIA grants

- Soft costs, or administrative overhead;
- Bonds and insurance;
- Legal fees;
- Permits;
- Travel;
- Grant/bid preparation costs.
- Cleanup/abatement costs

