

FY20 LHC PROGRAMS

Program Name	Program Description	Policy Document	Expenditure Requirement	Administrative Fee %	Program Dollars
9% Low Income Housing Tax Credits (9% LIHTC)	The low-income housing tax credit (LIHTC) program, created in 1986 and made permanent in 1993, is an indirect federal subsidy used to finance the construction and rehabilitation of low-income affordable rental housing. Washington lawmakers created this as an incentive for private developers and investors to provide more low-income housing. Without the incentive, affordable rental housing projects do not generate sufficient profit to warrant the investment. The 70 percent subsidy, or 9 percent tax credit, supports new construction without any additional federal subsidies.	Qualified Allocation Plan Board Approval Required	N/A	Agency Generated	\$ 12,861,539
4% Low Income Housing Tax Credits (4% LIHTC)	The low-income housing tax credit (LIHTC) program, created in 1986 and made permanent in 1993, is an indirect federal subsidy used to finance the construction and rehabilitation of low-income affordable rental housing. Washington lawmakers created this as an incentive for private developers and investors to provide more low-income housing. Without the incentive, affordable rental housing projects do not generate sufficient profit to warrant the investment. The 30 percent subsidy, which is the 4 percent tax credit, covers new construction that uses additional subsidies or the acquisition cost of existing buildings.	Qualified Allocation Plan Board Approval Required	N/A	Agency Generated	\$ 8,300,000
Multi-family Mortgage Revenue Bond (MRB)	LHC is a conduit issuer for State of Louisiana with authority to issue tax-exempt and taxable Multifamily Mortgage Revenue Bonds statewide. The bonds are used to fund loans to for-profit and nonprofit developers for the acquisition and rehabilitation or new construction of affordable rental developments. The Multifamily Bond Program is coupled with the Non-competitive (4%) Housing Tax Credit program when the bonds finance at least 50% of the cost of the land and buildings in the Development.	Qualified Allocation Plan Board Approval Required	N/A	Agency Generated	\$ 328,048,000
National Housing Trust Fund (HTF)	The Housing Trust Fund (HTF) is an affordable housing production program that complements existing Federal, state and local efforts to increase and preserve the supply of decent, safe, and sanitary affordable housing for extremely low- and very low-income households, including homeless families. HTF funds may be used for the production or preservation of affordable housing through the acquisition, new construction, reconstruction, and/or rehabilitation of non-luxury housing with suitable amenities.	LA NHTF Allocation Plan	2 Years	10%	\$ 3,000,000
HOME Investment Partnerships Program (HOME)	The HOME Investment Partnerships Program (HOME) provides formula grants to States and localities that communities use - often in partnership with local nonprofit groups - to fund a wide range of activities including building, buying, and/or rehabilitating affordable housing for rent or homeownership or providing direct rental assistance to low-income people. LHC uses all 4 activities available (Rental Production, Homebuyer Production, Homeowner Rehabilitation and Tenant-Based Rental Assistance).	State of LA Consolidated Plan	5 Years	10%	\$ 9,346,837
Risk Sharing	Section 542 (c) enables HUD and state and local housing finance agencies ("HFAs") such as the LHC to provide risk-sharing arrangements to help those agencies provide greater access to insurance and credit for multifamily loans. The HUD/HFA Risk-Sharing Program provides insurance authority independent of the National Housing Act and the HUD/HFA Risk-Sharing Program also provides full FHA mortgage insurance to enhance LHC bonds to investment grade. Section 542(c) provides credit enhancement for mortgages of multifamily-housing projects whose loans are underwritten, processed, serviced, and disposed of by HFAs.	HUD/LHC Guidelines	N/A	Agency Generated	\$ -
D-CDBG (Katrina, Rita, Gustav, Ike Isaac and 2016 Floods)	Disaster CDBG funds allocated to the State of Louisiana. These dollars are used to administer programs and enhance LHC's ability to deliver housing initiatives. Programs include: Piggyback, Neighborhood Landlord, First-time Homebuyer, Non-Profit Rebuilding Pilot Program (Sustainable), Small Rental Property Program, Homelessness Supports and Housing Supportive Services, Homeless Prevention, Rapid Re-housing Program and Disaster Resiliency.	HUD Approved Action Plan	Appropriation Specific	Program Delivery	\$ 85,000,000
LHC Homebuyer Counseling Programs	The Housing Counseling Department was created to help increase housing sustainability by increasing the availability of housing counseling services across the State and the number of person receiving these services. The services being provided are as follows: pre-and-post purchase homebuyer education counseling, rental housing counseling, and resolving/preventing mortgage delinquency or default. ²	Grant Application to HUD	2 Years	15%	\$ 236,074
Homeownership Financing	Current major loan program: Mortgage Revenue Bonds (MRBs) are tax-exempt bonds that state governments issue through housing finance agencies to help fund below-market-interest-rate mortgages for first-time qualifying homebuyers. Eligible borrowers are first-time homebuyers with low to moderate incomes below 115 percent of median family income.	Federal Guidelines	N/A	Agency Generated	\$ 276,493,000
Low-income Home Energy Assistance Program (LIHEAP)	The LIHEAP was authorized by the Low-income Home Energy Act of 1981 (Title XXVI of Public Law 97-35; the Omnibus Budget Reconciliation Act of 1981). As stated in Sec. 2602 (a) the program was authorized to assist low-income households, particularly those with the lowest incomes, that pay a high proportion of household income for home energy, primarily in meeting their immediate home energy needs.	LA LIHEAP State Plan Board Approval Required	2 Years	3.0%	\$ 50,898,734
Lead-Based Paint Hazard Reduction Program (LHR)	Lead Based Paint Hazard Reduction (LHR) grant program is to assist states, cities, counties/parishes, Native American Tribes or other units of local government in undertaking comprehensive programs to identify and control lead-based paint hazards in eligible privately-owned rental or owner-occupied housing populations.	Grant Application to HUD	2 Years	10.0%	\$ 3,300,000
Weatherization Assistance Program (WAP)	The U.S. Department of Energy's (DOE) Weatherization Assistance Program (WAP) was created in 1976 to assist low-income families who lacked resources to invest in energy efficiency. WAP is operated in all 50 states, the District of Columbia, Native American tribes, and U.S. Territories. Funds are used to improve the energy efficiency of low-income homes using the most advanced technologies and testing protocols available in the housing industry.	WAP State Plan Board Approval Required	1 Year	5%	\$ 1,695,764
Project Based Contract Administration (PBCA)	The purpose of HUD's PBCA program is to implement the policy of the United States. The ACC is the funding mechanism to support the PHA's public purpose in making assistance payments to Section 8 project owners. The ACC includes Exhibit A, section 4 of which includes a detailed treatment of the Administrative Fee. Section 5, "Performance Requirements Summary" (PRS), includes a table that specifies the Acceptable Quality Level (AQL) for performance of each of the 8 Performance-Based Tasks (PBTs), the Performance-Based Allocation Percentage, the method used to evaluate performance, and the frequency with which HUD will assess and pay the Basic Administrative Fee Earned.	Contract with HUD	1 Year	2%	\$ 105,492,156
Permanent Supportive Housing - Project Based Voucher Program (PBV)	Project-based vouchers are a component of agencies housing choice voucher program. The voucher assistance is attached to specific housing units if the owner agrees to either rehabilitate or construct the units, or the owner agrees to set-aside a portion of the units in an existing development. A PHA enters into an assistance contract with the owner for specified units and for a specified term. The PHA refers families from its waiting list to the project owner to fill vacancies. Because the assistance is tied to the unit, a family who moves from the project-based unit does not have any right to continued housing assistance.	HUD Administrative Plan	1 Year	9.50%	\$ 13,370,200
Balance of State Continuum of Care	The Continuum of Care (CoC) Program is designed to promote communitywide commitment to the goal of ending homelessness; provide funding for efforts by nonprofit providers, and State and local governments to quickly rehouse homeless individuals and families while minimizing the trauma and dislocation caused to homeless individuals, families, and communities by homelessness; promote access to and effect utilization of mainstream programs by homeless individuals and families; and optimize self-sufficiency among individuals and families experiencing homelessness.	Grant Application to HUD	2 Years	10.0%	\$ 12,458,812
Permanent Supportive Housing - Section 811	HUD's Section 811 Supportive Housing for Persons with Disabilities Program is a critical program that assists the lowest income people with significant and long-term disabilities to live independently in the community by providing affordable housing linked with voluntary services and supports. The enactment of the Frank Melville Supportive Housing Investment Act of 2010 reformed Section 811, creating the opportunity to systematically develop thousands of new permanent supportive housing units integrated within affordable housing properties every year.	Grant Application to HUD	5 Years	8.0%	\$ 8,489,928
Emergency Solutions Grants (ESG)	The Emergency Solutions Program is a federally funded program by HUD, for activities in connection with emergency shelter of homeless people. This funding is awarded to local units of government statewide. The ESG eligible activities are for the emergency shelter operating costs, and eligible social services expenses, and homelessness prevention and rapid re-housing activities to include short-term and medium-term rental assistance and services to stabilize individuals and households who are homeless or at risk of becoming.	Grant Application to HUD	2 Years	7.50%	\$ 3,113,905