



		2021 Competitive Application Timeline –
Event	Date	Receiving Applications for: Housing Credit (HC) HOME/ HC Housing Trust Fund (HTF) HOME/HC/HTF
Application Package Released	1/26/2021	
Deviation Requests Due	3/1/2021	
Application Log Due	3/29/2021	HC/HTF
Competitive Applications Due	4/1/2021	
Award Announcements	TBD	
		NOTE: dates reflect adjustments made to the schedule due to COVID-19 related issues. Futur dates indicated are subject to revision. Any chato the schedule will be published and posted or AHFA.com.

## Federal Program

- Goal is to increase decent, safe, and sanitary affordable housing for extremely low-income (ELI) and very low-income (VLI) households.
- May be used for a production of new construction rental housing.
- Must adhere to a minimum 30-year affordability period.
- Reduce the number of homeless individuations and families.
- Alabama's program further encourages provision of veteran housing.

AHFA
Housing Trust Fund
Program –
Overview

Focus of the PY19 – PY21 Plans targets ELI veteran, homeless and/or atrisk populations with mental or physical disabilities.

AHFA will accept HTF applications as follows:

- Remaining 2019 and 2021 Funding Pool
- 1<sup>st</sup> time applicants and prior HOME/HC or HC awardees may apply
- See <a href="https://www.ahfa.com/multifamily/multifamily-programs/housing-trust-fund">https://www.ahfa.com/multifamily/multifamily-programs/housing-trust-fund</a> for details

AHFA
Housing Trust Fund
Program –
Eligible Activities

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## Recipients must

- 1. Assure compliance with HTF requirements from application throughout the 30-year compliance period.
- 2. Demonstrate ability and financial capacity to undertake, comply, and manage the activity.
- 3. Demonstrate familiarity with other programs which may be used in concert with HTF.
- 4. Demonstrate experience and capacity to conduct HTF activity through multifamily rental housing history.

Must be in good standing with AHFA and other state housing finance authorities, ADECA, HUD, and USDA Rural Development. Must be determined credit worthy, financially sound, and lawful.

AHFA
Housing Trust Fund
Program –
Eligible Activities

Category	Points	Criterion
Geographic Diversity	10	Non-Metropolitan Areas
Applicant Capacity	15	Demonstrated history of serving ELI Veterans.
Applicant Capacity	10	Demonstrated history of serving other ELI populations with physical or mental disabilities.
Rental Assistance	25	Secured federal, state, local project-based and/or rental assistance voucher(s).
Duration of HTF Affordability Period	5	Demonstrate capacity to remain financially feasible additional 5 years.
Leveraging:	25	\$75,001+ per unit
Other Non-Federal	15	\$50,001 - \$75,000 per unit
Funding Sources	10	\$25,000 - \$50,000 per unit
Limitation on Beneficiaries or Preferences	25	Targeting the rental housing needs of ELI Veterans or ELI persons with physical or mental disabilities.

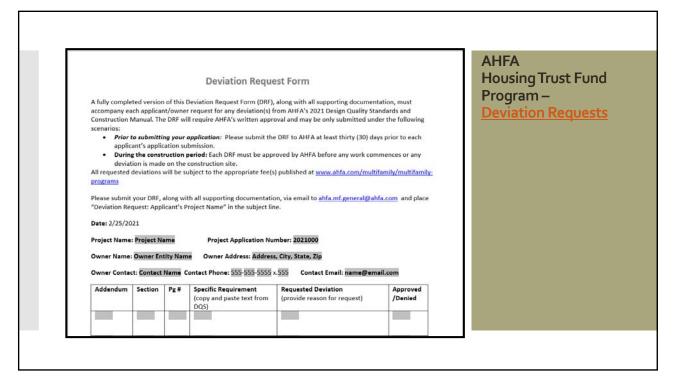
AHFA
Housing Trust Fund
Program –
Housing Priorities 2021

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Program Year	Available Funding	Subsidy Limits  1 Bedroom 2 Bedrooms 3 Bedrooms
PY 2019	\$1,067,204	\$ 64,166
PY 2020	\$2,811,336	\$128,333
PY 2021	\$2,811,336	\$192,500

AHFA Housing Trust Fund Program – Allocation & Awards

			AHFA Housing Trust Fund Program – Allocation & Awards
Pending National Housing T	rust Fund Applications		
	None P	ending	
Awarded National Housing	Trust Fund Applications		
Appaloosa Run	Covington County	3 HTF Units	HTF Award \$408,33
Cottages at Georgia Road	Jefferson County	8 HTF Units	HTF Award \$933,32
Trinity Lake	Lee County	3 HTF Units	HTF Award \$449,1
Village at Rock Springs	St. Clair County	4 HTF Units	HTF Award \$513,3
Village at Bridge Creek	Cullman County	4 HTF Units	HTF Award \$348,3
Sweetwater Ridge	Lauderdale County	14 HTF Units	HTF Award \$800,0
South Oak Apartments I	Baldwin County	4 HTF Units	HTF Award \$400,0
South Oak Apartments II	Baldwin County	8 HTF Units	HTF Award \$1,026,6
South Oak Apartments III	Baldwin County	12 HTF Units	HTF Award \$1,350,0
The Cove at Newhaven	Marshall County	3 HTF Units	HTF Award \$407,8



10a	Applicant Capacity and Beneficiary Form HTF	AHFA
with physical or mental d mental disabilities, with in	iven to the applicants providing historical evidence of serving extremely low income (ELI) veteran populations and/or ELI populations isabilities. Funding priority will also be given for targeting the rental housing needs for ELI veterans or ELI persons with physical or necesses for below the poverty line (whichever is greater). In order to receive funding priority, you must fully and accurately complete led marketing narrative that contains the requirements listed below.	Housing Trust Fund Program –
Project Name:		Thresholds
Project Address:		Applicant Capacity a
		Beneficiary Form
Total # of Units Total # of Targeted Units		
	Required Documents Detailed Marketing Narrative	
	Owner's Certification	
and required documents populations with physical	r for the above referenced project, hereby certify to the Alabama Housing Finance Authority (AHFA) that the above-listed information included with this form are true and correct. I certify that as the owner of the above listed project, I will serve either ELI veterans or ELI for mental disabilities. I further agree that, subsequent to this certification and prior to the final allocation of Housing Trust Funds A with the rent roll and any other documentation requested by AHFA evidencing the qualifing units and market information.	

HTF Applications are accepted for:
Stand-Alone HTF Projects
Applicants which received 2019 or 2020 HOME/HC or HC Awards

Check funding availability or email questions/issues to:
ahfa.mf.application@AHFA.com

