Recap: Breakfast with the Secretary

MAHC held its annual Breakfast with DHCD Secretary Ken Holt last month at the Blackwall Barn & Lodge in Gambrills, MD, which again drew a sold out crowd. MAHC celebrated the end of the 2019 legislative session and provided updates from each Committee, and DHCD presented their annual awards to recognize member accomplishments over the past year. Congratulations to all of the award winners:

- Enterprise Homes, Inc. for Metro Heights at

UPCOMING EVENTS

June Happy Hour
12 June 2019, 4 - 7 PM
Homes at the Glen, 73 Juliana Circle E, Annapolis, MD 21401
Register here

Heat Pump Water Heater Forum
18 June 2019, 9 AM - 1 PM
Whiting Turner Yard, 5501 Belle Grove Road, Brooklyn, MD 21218
Register here
Mondawmin - Excellence in Project Design Award
- Walbrook Mill by Osprey Property Company, Coppin Heights Community Development Corporation, Inc. and Neighborhood Housing Services of Baltimore - Community Impact Award
- Shalom Square by Heritage Housing Partners Corporation - Excellence in Affordable Housing Preservation Award
- Sojourner Place at Argyle by Episcopal Housing - Excellence in Permanent Supportive Housing Award

SAVE THE DATE
MAHC Annual Meeting
21 October 2019
Baltimore, MD

THANK YOU TO OUR 2019 SPONSORS
Del. Adrienne Jones Becomes New Speaker of the House

On May 1, 2019, Adrienne Jones (D-Baltimore County) became the first woman and first person of color elected to lead the Maryland’s House of Delegates as Speaker of the House. Jones is a longtime advocate for affordable housing initiatives. She’s championed the Rental Housing Works program and was awarded MAHC’s Housing Leadership Award in 2015. Jones has been a member of the house since 1997 and has worked for Baltimore County government for nearly 40 years. MAHC sincerely congratulates Delegate Jones on this appointment and looks forward to continuing our work together!

Join us for a Forum on New Water Heater Technology

On June 18, 2019, from 9 a.m. to 1 p.m., the MAHC Construction Committee will hold a Heat Pump Water Heater (HPWH) Forum at the Whiting Turner Yard in Brooklyn. The event is a technical design forum focused on the needs and challenges of multifamily applications, specifically projects that include heat pump technology for domestic water heating in the 2019 funding round. This forum will bust every myth and supply the tools to overcome any obstacle when finalizing the water heating strategy for multifamily projects that have committed to using HPWH. The event will include an overview of the technology followed by small group break-outs with each of the major HPWH manufacturers.
Breakfast and lunch will be served, and non-members are welcome to register. More information and registration here.

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### Don't Miss the June Happy Hour!

On **June 12, 2019**, MAHC will host a special two-part networking happy hour event in **Annapolis**. The event will kick off with a discussion on the lease-to-purchase Low-Income Housing Tax Credit (LIHTC) model, highlighting success stories and strategies to transition from lease-to-purchase. Kathy Ebner, president and CEO of Homes for America (HFA), will talk about how HFA has successfully sold units at Homes at the Glen, the first lease-to-purchase property in Maryland. We will also have a new homeowner share their experience transitioning from resident to owner. The session will run from **4 – 5 p.m.**

Attendees will then head to the new offices of Studio 343 (formerly RPH Architecture) for happy hour and networking from **5 – 7 p.m.** Light refreshments will be provided.

Free parking is available at both event locations. More information and registration here.

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### FUNDING AVAILABLE

#### Section 202 Supportive Housing for the Elderly

Funding Available

The HUD Section 202 Supportive Housing for the Elderly Program, is offering Capital Advance funding and project rental subsidies for the development and ongoing operation of supportive rental housing for very low-income persons aged 62 years or older. This program provides very-low-income elderly persons with the opportunity to live independently, with voluntary support services such as nutritional, transportation, continuing education, and health-related services.
The Capital Advance funds must be used to finance construction, reconstruction, moderate or substantial rehabilitation, or acquisition of a structure with or without rehabilitation and cannot be used to construct or operate assisted living facilities.

Those awarded can receive up to $5 million in grants. Applications are due by August 28, 2019.

More information available here.

**Funding Available from State Revitalization Programs**

Applications are now open for six State Revitalization Programs, including Project C.O.R.E, Community Legacy, Strategic Demolition Fund - Statewide (all non-Baltimore City), National Capital Strategic Economic Development Fund, Baltimore Regional Neighborhood Initiative and SEED: Community Development Anchor Institution Program. These programs offer funding to support various types of revitalization projects, such as housing, small business attraction and retention, arts and entertainment facilities and green spaces.

Specifically, Governor Hogan's Fiscal Year 2020 budget items, approved by the Maryland General Assembly, include the following:

- **Project C.O.R.E.**: $18.75 million capital funds
- **Community Legacy**: $6 million capital funds
- **Strategic Demolition Fund - Statewide**: $5.5 million capital funds
- **Baltimore Regional Neighborhood Initiative**: $12 million capital funds and $750,000 operating funds
- **National Capital Strategic Economic Development Fund**: $4 million capital funds
- **SEED: Community Development Anchor Institution Program**: $5 million capital funds

Applications will be due on Wednesday, June 12, at 12:00 p.m. More information available here.
Bon Secours and Enterprise Homes Receive Sustainable Growth Award

Congratulations to MAHC members Bon Secours and Enterprise Homes on receiving the Sustainable Growth Award for the New Shiloh Village Apartments. The award recognizes projects that exemplify well-planned economic and community development initiatives throughout the state.

Watch this video to learn more about the project.

Maryland Opportunity Zone Information Exchange Wins National Award

The Maryland Department of Housing and Community Development’s Maryland Opportunity Zone Information Exchange was recognized as one of 10 State IT Innovation of the Year recipients by StateScoop. The award recognizes those who make the state government more efficient and effective and honors state government information technology and cybersecurity executives, industry influencers, up-and-comers and innovative projects.

For more information about Opportunity Zones and to visit the Maryland Opportunity Zone Information Exchange, visit http://dhcd.maryland.gov/OpportunityZones.

Thiel Butner appointed to the RESNET Board of Directors

The Residential Energy Services Network (RESNET) Board of Directors has appointed Thiel Butner of the Pando Alliance to be a Home Energy Rating System (HERS) Rating Company representative on the RESNET Board. Butner is currently the principal of the Pando Alliance, a rating company based in Maryland. Her term expires on December 31, 2020. Congratulations Thiel!

INDUSTRY NEWS
**New Opportunity Zone Regulations**

The U.S. Department of Treasury released new opportunity zone regulations that are intended to help capital flow to low-income areas under the program, start-up companies and non-real estate business ventures.

More information on the regulations [here](#).

**Low-Income Housing and the IECC**

In a nine-part series written by Billy Fay, executive director of the Energy Efficient Codes Coalition, Fay looks at the ins and outs of the International Energy Conservation Code (IECC). In part four, he addresses why low-income housing advocates support strong energy codes that ensure efficient homes and multifamily buildings. According to Fay, the number one reason why people can’t afford to buy a home is the energy costs. He discusses the effects high energy bills can have on quality of life and solutions to overcome costly bills. Read the entire article [here](#).

**Save the Date: Maryland Housing Conference**

The *Maryland Housing Conference* will take place at *Martin's West on October 29, 2019*. The bi-annual event is co-sponsored by DHCD, MAHC, MBIA, MAR, and CDN.

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**WHAT'S GOING ON AT MARYLAND DHCD**

DHCD announced four new sustainable communities, including East New Market in Dorchester County, Finksburg in Carroll County, the Town of Galena in Kent County and the Town of Hebron in Wicomico County. Sustainable community designations help Maryland's diverse communities connect with state and local resources to support comprehensive, thoughtful strategies for environmentally, economically and socially responsible revitalization.
Properties financed with LIHTC are subject to end of year reporting on May 31, 2019, as part of the Qualified Allocation Plan (QAP). More information is available here.

DHCD will hold a series of public hearings to develop a new draft Annual Plan update of the state’s Consolidated Plan—a five-year planning document required by HUD that sets out statewide goals and priorities for housing, community development and economic development activities. The draft Annual Plan is available here.

The first set of hearings on the development of the draft Annual Plan will be held at the following dates, times, and places:

- Thursday, May 16, 2019 at 7:00 p.m, Towson Library, Wilson Room, 320 York Road, Towson, Maryland 21204
- Tuesday, May 21, 2019 at 11:30 a.m., Fairview Branch Library, Study Room, Rt. 4 and Chaneyville Road, Owings, Maryland 20736
- Wednesday, May 22, 2019 at 10:30 a.m., Caroline County Central Library, Small Meeting Room, 100 Market Street, Denton, Maryland 21629
- Friday, May 24, 2019 at 1:30 p.m., Allegany County Office Complex Potomac, Room 230, 701 Kelly Road, Cumberland, Maryland 21502

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**PROJECT SPOTLIGHT**

**Lyon Homes I, Turner Station, MD**

The first phase of the Lyon Homes apartments rehabilitation was completed in 2018, updating 118 out of 244 homes. The apartments, located in the historic Turner Station neighborhood in Dundalk, MD, were modernized from their original construction, now including new appliances, windows, doors, central HVAC, showers, community space, computer lab, and direct high-speed internet. To beautify the area, the bulk of exterior cable,
phone and electrical lines were buried, and flowering native trees, foundation plantings and residential gardens were planted.

The rehabilitation preserves noted African American architect Hilyard Robinson’s original buildings.

Team members include:

- Owner/developer - Telesis/CT Development Partners
- Contractor – Southway Builders
- Architect – Moseley Architects
- Energy Consultant – Pando Alliance
Thank you to the MAHC members who joined us for the Membership Breakfast with DHCD Secretary on April 11, 2019!