## 

**2024**

**CHDO Guidelines**

**And**

**State Certification Application**

Office of Multifamily Housing | September 20, 2023

Contents

[OVERVIEW OF THE OHFA CHDO SET ASIDE PROGRAM 3](#_Toc113614180)

[CHDO CERTIFICATION CONSIDERATIONS 3](#_Toc113614181)

[TO APPLY FOR CHDO STATE CERTIFICATION 5](#_Toc113614182)

[APPROVAL PROCESS FOR STATE CHDO CERTIFICATION FOR THE 2024 COMPETITIVE LIHTC PROGRAM 5](#_Toc113614183)

[APPLICATION FOR CHDO CERTIFICATION FOR THE 2024 HOUSING TAX CREDIT PROGRAM 7](#_Toc113614184)

[QUALIFICATIONS FOR CHDO CERTIFICATION 8](#_Toc113614185)

[Legal Status 8](#_Toc113614186)

[Capacity of the Organization 8](#_Toc113614187)

[Serving the Service Area 10](#_Toc113614188)

[Organizational Structure 10](#_Toc113614189)

[Table 1 – Proposed Development(s) 12](#_Toc113614190)

[Table 2a – The Service Area 13](#_Toc113614191)

[Table 2b – Serving the Service Area 13](#_Toc113614192)

[Table 3 – Involving the Community 14](#_Toc113614193)

[Table 4 - Housing Development History 15](#_Toc113614194)

[Table 5a – Housing Development Staff Experience 16](#_Toc113614195)

[Table 5b – Housing Development Staff Expertise 17](#_Toc113614196)

[Table 6 – Board Composition 17](#_Toc113614197)

[2024 SELF-CERTIFICATION FORM FOR CHDO BOARD MEMBERS EXAMPLE 19](#_Toc113614199)

[*Find the actual form on the CHDO website at http://www.ohiohome.org/ppd/chdo.aspx*](file:///F:\Programs\CHDO\2023%20CHDO\2023%20CHDO%20GUIDELINES.docx#_Toc113614200)

## OVERVIEW OF THE OHFA CHDO SET ASIDE PROGRAM

A Community Housing Development Organization (CHDO) is a special type of non-profit housing designation under the HOME Investment Partnership Program created by The Cranston-Gonzalez 1990 National Affordable Housing Act (NAHA). Among the purposes of NAHA are to promote partnerships between states, units of general local government and non-profit organizations. NAHA also expands a non-profit organization’s capacity to develop and manage decent and affordable housing.

The Ohio Housing Finance Agency develops guidelines for its state-certified CHDO program based on the Code of Federal Regulations Title 24- Housing and Urban Development, Part 92 – HOME Investment Partnership Program. Attaining state-certified status indicates that the organization has the capacity to sponsor a particular type of HOME-assisted housing. It also indicates that the organization is in touch with the community it is chartered to serve.

The State of Ohio receives a yearly allocation of HOME funds from the U.S. Department of Housing and Urban Development (HUD). Fifteen percent of those funds must be “set-aside” to be awarded to CHDOs to develop housing. The Ohio Housing Finance Agency will distribute the set-aside funds for Ohio through its Low-Income Housing Tax Credit (LIHTC) Program in the form of gap financing. The terms and conditions of the distribution of all HOME funds can be found in the current State of Ohio Consolidated Plan. If the entire set-aside amount is not able to be absorbed by the LIHTC program, OHFA reserves the right, at its sole discretion, to allocate any remaining funds to other OHFA programs that conform to HOME regulations.

## CHDO CERTIFICATION CONSIDERATIONS

* HOME program rules require that housing development organizations (even previously state-certified CHDOs) must be certified as a CHDO *each time* they apply for a HOME-funded housing development. Consequently, an organization can only be a CHDO if it is involved in a particular HOME-funded development project.
* The organization can only be a state-certified CHDO for the type of development project (example: multi-family rental) for which it can demonstrate the on-staff capacity to [sponsor](#Definitionofsponsor) a LIHTC development. If prior development experience is in building and selling single-family homes, the applicant most likely will not be certified as a CHDO to develop multifamily rental housing.
* Pre-Proposal Evaluation: The goal is for OHFA to issue a CHDO certification before your organization’s submission of the LIHTC proposal. The certification is conditional upon the review of the LIHTC proposal that finds no inconsistencies with the information provided in this application.
* OHFA will review this application to evaluate the following:
* That your organization meets the federal CHDO definition
* The organization’s demonstrated roles in prior affordable housing developments
* Evidence that the developments proposed for 2024 are of similar size, scope and complexity as prior developments
* The level of experience of your paid housing development staff and whether it correlates to the activities you intend to carry out in the proposed development
* The financial capacity of the organization
* In the case of a Limited Partnership (LP), that the CHDO or its subsidiary will be the sole general partner
* In the case of a Limited Liability Company (LLC), that the CHDO or its subsidiary will be the sole managing member of the ownership entity.
* The over-all capacity of the organization to be a CHDO
* Key submissions include a detailed housing staff experience narrative and the tables contained in this application. The narrative should be rich with examples of development experience, not just an enumeration of the developments in which individual staff members have been involved. The tables should be filled in completely and accurately.
* In order to help confirm CHDO certification at the earliest time in the LIHTC application process, a desirable submission at this pre-proposal stage is the Partnership Agreement(s), which, among other pertinent information, indicates that if the agreement permits the CHDO to be removed as general partner or sole managing member, the agreement must provide that the removal must be for cause and that the CHDO must be replaced with another state-certified CHDO. Another document that OHFA will use to establish the organization’s capacity is a letter signed by the equity syndicator, which should state that they have evaluated the capacity of the organization, in its role as sole general partner/managing member, and will accept their guarantee for all financial aspects of the project after the issuance of the 8609s. The letter should also indicate that the syndicator understands that no other entity will be providing or supplementing these guarantees. Guarantees include the ability to cover all reserves and make up the difference for any tax credits that may become subject to recapture. This letter is also required as part of the Final LIHTC Application; however, submitting it at this early stage makes it likely that the conditional CHDO certification will not be reversed during the final application review.
* Once the LIHTC Proposal application is received and the actual development and development team are more fully defined, OHFA will confirm the organization’s CHDO status. Provided that the information contained in this application and supporting documentation is not contradicted in the LIHTC Proposal(s) or Final Application(s), state CHDO status will be granted to the organization for the specific 2024 LIHTC funding round.
* The HOME program has changed over the years, and developing housing as a CHDO has taken on increased obligations and commitments. Your familiarity with the current CHDO regulations is essential:<https://www.ecfr.gov/current/title-24/part-92/subpart-G>

## TO APPLY FOR CHDO STATE CERTIFICATION

Complete the [application](#applicationstart) attached below to apply for state-certified CHDO status. The due date for this CHDO certification application is Thursday, October 26, 2023 by 5:00 EDT.

* Some of the responses require the same document to substantiate multiple conditions. You only need to submit each document once. For ease and accuracy of the review, highlight and identify all of the relevant parts.
* Do not send illegible documents. Scanned documents must be readable.
* Do not send information that is not requested.
* When complete, emailthis application, saved as a Word document with the organization’s name as part of the file name, and all accompanying documentation files, which should be clearly named to be easily identified in the review process. *Example: Articles of Incorporation.pdf.*
* Send the email to [CHDOcertification@ohiohome.org](mailto:CHDOcertification@ohiohome.org) .
* The subject line of the email should read **(name of organization) – 2024 CHDO Certification.**
* The email must be received on or before October 26, 2023 at 5:00 PM EDT.

## APPROVAL PROCESS FOR STATE CHDO CERTIFICATION FOR THE 2024 COMPETITIVE LIHTC PROGRAM

* The organization completes this application and returns it and all supporting documentation by the due date listed in the 2024 9% LIHTC Program Calendar, which is **October 26, 2023**
* The organization will be informed on or before **December 8, 2023,** if it has met the requirements for CHDO certification.
* Applicants that cannot be certified by this date because of missing or incomplete information will be given the opportunity to respond to the specific reasons why that the requirements were not met. They may submit any additional information to OHFA within one week of the notification to attempt to cure the deficiency. OHFA will notify the applicant of their CHDO status within three weeks of receipt of the additional information.

REFERENCES -CFR 24 §92.2 – Definition of a Community Housing Development Organization

*A Community Housing Development Organization (CHDO) is a private nonprofit organization that:*

*(1) Is organized under State or local laws;*

*(2) Has no part of its net earnings inuring to the benefit of any member, founder, contributor, or individual;*

*(3) Is neither controlled by, nor under the direction of, individuals or entities seeking to derive profit or gain from the organization. A community housing development organization may be sponsored or created by a for-profit entity, but:*

*(i) The for-profit entity may not be an entity whose primary purpose is the development or management of housing, such as a builder, developer, or real estate management firm.*

*(ii) The for-profit entity may not have the right to appoint more than one-third of the membership of the organization's governing body. Board members appointed by the for-profit entity may not appoint the remaining two-thirds of the board members;*

*(iii) The community housing development organization must be free to contract for goods and services from vendors of its own choosing; and*

*(iv)The officers and employees of the for-profit entity may not be officers or employees of the community housing development organization.*

*(4) Has a tax exemption ruling from the Internal Revenue Service under section 501(c)(3) or (4) of the Internal Revenue Code of 1986 (26 CFR 1.501(c)(3)-1 or 1.501(c)(4)-1)), is classified as a subordinate of a central organization non-profit under section 905 of the Internal Revenue Code of 1986, or if the private nonprofit organization is an wholly owned entity that is disregarded as an entity separate from its owner for tax purposes (e.g., a single member limited liability company that is wholly owned by an organization that qualifies as tax-exempt), the owner organization has a tax exemption ruling from the Internal Revenue Service under section 501(c)(3) or (4) of the Internal Revenue Code of 1986 and meets the definition of “community housing development organization;”*

*(5) Is not a governmental entity (including the participating jurisdiction, other jurisdiction, Indian tribe, public housing authority, Indian housing authority, housing finance agency, or redevelopment authority) and is not controlled by a governmental entity. An organization that is created by a governmental entity may qualify as a community housing development organization; however, the governmental entity may not have the right to appoint more than one-third of the membership of the organization's governing body and no more than one- third of the board members may be public officials or employees of governmental entity. Board members appointed by a governmental entity may not appoint the remaining two-thirds of the board members. The officers or employees of a governmental entity may not be officers or employees of a community housing development organization;*

*(6) Has standards of financial accountability that conform to 2 CFR 200.302‐.303, (Financial Management and Internal Controls)*

*(7) Has among its purposes the provision of decent housing that is affordable to low-income and moderate-income persons, as evidenced in its charter, articles of incorporation, resolutions or by-laws;*

*(8) Maintains accountability to low-income community residents by:*

*(i) Maintaining at least one-third of its governing board's membership for residents of low-income neighborhoods, other low-income community residents, or elected representative of low-income neighborhood organizations. For urban areas, “community” may be a neighborhood or neighborhoods, city, county or metropolitan area; for rural areas, it may be a neighborhood or neighborhoods, town, village, county, or multi-county area (but not the entire State); and*

*(ii) Providing a formal process for low-income program beneficiaries to advise th]e organization in its decisions regarding the design, siting, development, and management of affordable housing;*

*(9) Has a demonstrated capacity for carrying out housing projects assisted with HOME funds. A designated organization undertaking development activities as a developer or sponsor must satisfy this requirement by having paid employees with housing development experience who will work on projects assisted with HOME funds. For its first year of funding as a community housing development organization, an organization may satisfy this requirement through a contract with a consultant who has housing development experience to train appropriate key staff of the organization. An organization that will own housing must demonstrate capacity to act as owner of a project and meet the requirements of §92.300(a)(2). A nonprofit organization does not meet the test of demonstrated capacity based on any person who is a volunteer or whose services are donated by another organization; and*

*(10) Has a history of serving the community within which housing to be assisted with HOME funds is to be located. In general, an organization must be able to show one year of serving the community before HOME funds are reserved for the organization. However, a newly created organization formed by local churches, service organizations or neighborhood organizations may meet this requirement by demonstrating that its parent organization has at least a year of serving the community.*

## APPLICATION FOR CHDO CERTIFICATION FOR THE 2024 HOUSING TAX CREDIT PROGRAM

Today’s Date - Click here to enter a date.

|  |  |
| --- | --- |
| Name of Organization |  |
| Executive Director |  |
| Executive Director email |  |
| Address |  |
| City, State, Zip Code |  |
| County |  |
| Phone |  |
| Contact Person |  |
| Title: |  |
| Phone: |  |
| Contact Email |  |
| Name and Title of Person Completing this Application |  |
| Is the person above an employee of the organization? |  |

*CHECK THE SERVICES BELOW THAT ARE PROVIDED DIRECTLY BY THE ORGANIZATION*:

Accessibility Retrofitting

Construction Management Services

Credit Counseling

Down Payment Assistance

Employment Training

Emergency/Transitional Housing Services

Financial Literacy Training

Food Pantry

Foreclosure Counseling

Grant Writing

Historical Rehabilitation

Homebuyer Education

Housing Construction Company Owner/ Subsidiary

HUD-Certified Housing Counseling Agency

Legal Services

Real Estate Development

Rental Property Management

Rental Property Owner

Single Family Rehabilitation

Tool Bank

Transportation & Delivery Services

Weatherization Services

Supportive Housing Special Needs Provider to:

Abused Spouses and Their Children

Elderly

Homeless

Elderly

Individuals with Developmental Disabilities

Individuals with Mental Disabilities

Individuals with Physical Disabilities

Migrant Farm Workers

Persons with Alcohol or Other Drug Addictions

Persons with HIV/AIDS

## QUALIFICATIONS FOR CHDO CERTIFICATION

*Check the boxes that apply and submit the required documents. Highlight and label the pertinent sections of all documents that you are citing to fulfill these certification requirements.*

“Governing Documents” refers to the organization’s bylaws, code of regulations or charter. These documents must all reflect the most current status of the organization, including its legal name and service areas, and any changes to these documents must have been approved by the board and incorporated into the text prior to submitting this application.

### Legal Status

1. The organization is organized under state or local laws, as evidenced by the organization’s Articles of Incorporation.
2. The organization declares that no part of its net earnings benefit any member, founder, contributor or individual, as evidenced by a statement to that effect included in the Governing Documents.
3. The organization has a tax exemption ruling from the Internal Revenue Service (IRS) under Section 501(c) of the Internal Revenue Code of 1986, as evidenced by a 501(c)(3) or 501 (c)(4) Certificate from the IRS
4. The organization has among its purposes the provision of decent housing that is affordable to low-income and moderate-income persons, as evidenced by that statement to that effect included in the Governing Documents.
5. The organization has a clearly defined geographic service area articulated in the Governing Documents.

### Capacity of the Organization

*For LIHTC developments, the CHDO must conform to the HOME definition of “sponsor” (CFR 24 §92.300(a) (4)). Check the C1 box to acknowledge that your organization understands what it means to be a sponsor of the tax credit development for which you are being certified as a CHDO.*

C1  CFR 24 §92.300(a) (4) - Rental housing is “sponsored” by the community development housing organization if it is rental housing “owned”\* or “owned and developed” by a subsidiary of a community housing development organization, a limited partnership of which the community housing development organization or its subsidiary is the SOLE GENERAL PARTNER, or a limited liability company of which the community housing development organization or its subsidiary is the SOLE MANAGING MEMBER. The subsidiary of the community housing development organization may be a for-profit or nonprofit organization.

The subsidiary of the community housing development organization must be wholly owned by the community housing development organization. Submit a statement, signed by the authorized signer for the organization, that the subsidiary is wholly owned by the (potential) CHDO.

If the limited partnership or limited liability company agreement permits the community housing development organization to be removed as general partner or sole managing member, the agreement must provide that the removal must be for cause and that the community housing development organization must be replaced with another community housing development organization.

C2.  The applicant must document that the organization employs staff with the particular housing development experience appropriate for the LIHTC development and that the staff has the experience in producing the particular type of housing proposed. (Example: multi-family rental)

Staff must be paid by the organization. Volunteers, board members or staff “borrowed” or “donated” from other organizations do not fulfill this requirement. These qualifications can be acquired through a combination of education, training and experience.

Submit a narrative that explains in detail how each staff person involved in housing development (identify by name and title) demonstrates the necessary qualifications to carry out the ownership/development responsibilities of a sponsor organization. Detailed letters of recommendation from previous employers or colleagues, if that helps to illustrate the staff person’s experience, and resumes are helpful. They will be evaluated as a supplement to the more detailed information in the narrative and in Table 5a and Table 5b, below.

C3**.** The organization conforms to the financial management and internal controls detailed in 2 CFR 200.302 - 303 as evidenced by a notarized statement by the president or chief financial officer of the organization or certification from a Certified Public Accountant or HUD-approved audit summary.

C4. The organization has the financial capacity to serve in the role of sole general partner/managing member. This will be evidenced in part by the submission of the most recent audited financial statements for the organization. Also submit the most recent board-adopted Budget, along with approved meeting minutes documenting the budget approval and a letter from the equity syndicator, indicating that the organization has the capacity to provide required financial guarantees to the development. This may be submitted with this application for CHDO certification, but it is also required to be submitted with the LIHTC Application. Click this [link](#syndicatorletter) for more information on the contents of this letter.

### Serving the Service Area

1. The organization has a history of serving the service area(s) where HOME-assisted housing will be located, as evidenced by a statement that documents at least one year of experience in all service areas where HOME assisted housing is proposed. Those service areas must be articulated in the organization’s governing documents. For newly created organizations formed by local churches or service and community organizations, a statement is required that documents that the parent organization has at least one year of experience in serving those areas. Completion of Table 2b – Serving the Service Area (below)
2. The organization has a board-adopted strategic development plan that specifically addresses plans for developing HOME-assisted housing in any or all of the service areas. OHFA will be evaluating that plan for goals that are **specific, attainable, measurable, realistic and timely**. Do not confuse this with a business plan. Submit a scanned copy of the strategic development plan, with the housing development sections highlighted. Submit board meeting minutes documenting that the plan was adopted.

### Organizational Structure

1. The organization maintains ***at least*** one-third of its governing board's membership for residents of low-income neighborhoods, other low-income community residents or elected representatives of low-income neighborhood organizations, as evidenced by such a statement clearly articulated in the Governing Documents.
2. The organization is not a governmental entity, including Participating Jurisdiction, other jurisdiction, Indian tribe, Public Housing Agency, Indian Housing Authority, Redevelopment Authority, Zoning or Planning Board or Commission.

If the organization was *created* by a governmental entity, check here . Submit the Governing Documents which must reflect that the governmental entity may not appoint more than one-third of the membership of the organization's governing body. The documents must also show that no more than one-third of the board members are public officials or employees of governmental entity and that board members appointed by a governmental entity may not appoint the remaining two-thirds of the board members. The officers or employees of a governmental entity may not be officers or employees of a community housing development organization.

1. All board members have completed, signed and dated a self-certification form that attests to his or her status as a representative of the low-income community or as an elected or appointed official of the governmental entity that created the CHDO, if that applies. All board members must complete the 2024 document, whether or not they have completed a self-certification for a previous application. Submit the completed and signed electronic forms with this application. This form can be downloaded from the OHFA website at <http://www.ohiohome.org/ppd/chdo.aspx>
2. The organization provides a formal process for low-income program beneficiaries to advise the organization in all of its decisions regarding the design, siting, development and management of all HOME-assisted or HOME-eligible affordable housing developments. This formal process (the plan itself, not the outcomes) appears in and is highlighted in the Governing Documents.

*This plan must fully demonstrate that low-income residents ACTIVELY participate in the above activities. A plan that does not demonstrate this will cause the organization to be rejected for CHDO status. The plan must include effective outreach to all of the community. This formal process is not satisfied merely by having the required low-income representation on the board.*

1. The organization is neither controlled by, nor under the direction of, individuals or entities seeking to derive profit or gain from the organization. If the organization was sponsored or created by a for-profit entity, check here and submit the Governing Documents which reflect the following about the for-profit entity:

* It does not have, as its primary purpose, the development or management of housing, such as a builder, developer or real estate management firm.
* It may not appoint more than one-third of the membership of the organization's governing body. Board members appointed by the for-profit entity may not appoint the remaining two-thirds of the board members.
* The CHDO created must be free to contract for goods and services from vendors of its own choosing.
* The officers and employees of the for-profit entity may not be officers or employees of the community housing development organization.

Continue To Tables, Below

## Table 1 – Proposed Development(s)

Briefly describe the development for each LIHTC proposal the organization plans to submit under the applicable 2024 QAP

| **DEVELOPMENT NAME** | **CITY, COUNTY** | **DESCRIBE THE DEVELOPMENT TEAM** | **APPLICANT’S ROLE** | **POPUL-ATION** | **# of Units** | **NEW CONSTRUC-TION or REHAB** | **TYPE OF CONSTRUC-TION** |
| --- | --- | --- | --- | --- | --- | --- | --- |
|  |  |  | Choose an item. | Choose an item. |  | Choose an item. | Choose an item. |
|  |  |  | Choose an item. | Choose an item. |  | Choose an item. | Choose an item. |
|  |  |  | Choose an item. | Choose an item. |  | Choose an item. | Choose an item. |
|  |  |  | Choose an item. | Choose an item. |  | Choose an item. | Choose an item. |
|  |  |  | Choose an item. | Choose an item. |  | Choose an item. | Choose an item. |
|  |  |  | Choose an item. | Choose an item. |  | Choose an item. | Choose an item. |

## Table 2a – The Service Area

List all of the service areas that are *specifically referenced* in the Governing Documents AND in which the organization is proposing HOME-assisted development under the applicable 2024 Qualified Allocation Plan.

|  |  |  |  |
| --- | --- | --- | --- |
| **SERVICE AREA NAME (AS IT IS DESCRIBED IN THE GOVERNING DOCUMENTS)** | **THIS SERVICE AREA IS A (choose one) Use Dropdown Menu** | **IN WHICH COUNTY IS THIS SERVICE AREA LOCATED?** | **IF THIS SERVICE AREA IS A NEIGHBORHOOD, WHAT ARE THE NORTH, SOUTH, EAST and WEST BOUNDARIES THAT DEFINE IT?** |
|  | Choose an item. |  |  |
|  | Choose an item. |  |  |
|  | Choose an item. |  |  |
|  | Choose an item. |  |  |

## Table 2b – Serving the Service Area

This table below will be used to establish that the service areas listed above are eligible for CHDO certification. To be eligible, the organization must be able to show at least one year of serving the housing/service/cultural needs of the people who live in the listed service areas.

The organization must demonstrate that it holds an integral, on-going, and relevant position in its Service Areas and that it engages with the residents and businesses in its Service Areas to enhance the quality of life for the people who live there. The organization must document its history of serving the community by describing the affordable housing development which it provided, and/or by describing its non-housing services that have had lasting benefits for the community, such as, but not limited to, counseling, food relief, or childcare facilities.

This information should demonstrate to the OHFA reviewer that the organization served this area for at least a year; owned, developed or sponsored affordable housing in the service area or plans to do so in the next three years (as referenced in the strategic development plan); and is an integral and on-going part of the community.

Make sure to include relevant details, including dates, but be concise.

| **SERVICE AREA** | **LIST ACTIVITIES THAT DEMONSTRATE THAT THE ORGANIZATION HAS PROVIDED AT LEAST ONE YEAR OF SERVICE IN THIS SERVICE AREA. INCLUDE DATES DURING WHICH THE SERVICE WAS PROVIDED. INCLUDE NUMBER OF PEOPLE SERVED.** | **LIST THE NAME OF THE HOUSING DEVELOPMENT YOU PROPOSE TO UNDERTAKE IN THAT SERVICE AREA UNDER THE applicable 2024 QAP** |
| --- | --- | --- |
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## Table 3 – Involving the Community

For the past 12 months, what were the actual results of your organization’s community outreach efforts? To structure the response, reference the particulars of the [Formal Process](#Formal_Process) for low-income program beneficiaries to advise the organization, as described in your Governing Documents. If you did not have a formal process in place for the last 12 months because you were not a state-certified CHDO, focus on the ways in which you engaged the residents in the service area in the past 12 months and the results of that outreach. Respond in the text box below.

*This is the most important section of this application. It indicates to the reviewer whether your organization truly lives up the "C" in CHDO. The purpose of the CHDO status is to serve not just the actual housing needs of the community in which you plan to build, but to afford the people living in your service area a say in what gets built and how it is managed after people move in. That is why it is clearly articulated in the CHDO regulations that organizations that carry the CDHO designation must open up the avenues of communication in order to solicit the input of community residents regarding the design, siting, development and management of any housing to be built with HOME funds. A serious, thoughtful and impactful response is expected in this space. If you have not been successful in soliciting such a response to your proposed housing development, then this is the time now to revisit and strengthen your Formal Process.*

|  |
| --- |
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## Table 4 - Housing Development History

Complete this table by detailing all affordable housing developments undertaken by the organization since **2014**. Do not leave any column items blank.

| **DEVELOPMENT NAME**  **AND THE CITY AND COUNTY IN WHICH IT IS LOCATED.** | **TIMEFRAME**  Start Date/  Completion Date | **THE ORGANIZATION’S PARTICIPATION**  Briefly describe the extent of the role of the organization in this development. Include its role in the actual construction, provision of services and/or management after construction. Also note if it is the current owner of the development. | **POPULATIONS SERVED**  **(Name all that apply)**  (seniors, families, those with severe and persistent mental health issues, those with developmental disabilities, those with mobility impairments, those aging out of foster care and any other distinct population) | **SIZE**  # of buildings and # of units | **TYPE OF CONSTRUCTION**  New Construction (NC)  Rehab (R) | **TYPE OF BUILDING**  Single Family Ownership or  Single Family Rental or  Multi Family Rental | **FUNDING**  **(Name all sources used)**  OHFA-administered HOME funds  Other HOME funds  LIHTCs  State/Federal Historic Tax Credits  Ohio Housing Trust Fund, NHTF  Any other funding sources |
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## Table 5a – Housing Development Staff Experience

List all employees involved in housing development. This includes specialists, as well as all administrative staff who are in any way involved in housing development. List, but do not limit to, the Executive Director, Director of Finance, Director of Housing Development, Director of Operations and Human Resources. Do not leave any column items blank.

| **Employee’s Name** | **Title** | **Primary Responsibility as it Relates to Housing Development** | **Hours worked per week in housing development** | **Total Hours worked per week** | **Date Hired** |
| --- | --- | --- | --- | --- | --- |
|  | Executive Director |  |  |  |  |
|  | Director of Finance |  |  |  |  |
|  | Director of Housing Development |  |  |  |  |
|  | Director of Operations |  |  |  |  |
|  | Director of Human Resources |  |  |  |  |
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## Table 5b – Housing Development Staff Expertise

Name the employees listed above who perform the specific housing development tasks listed in this table. If you contract for a particular function, please note that. Do not leave any spaces blank.

*If this is your first state CHDO certification, or five years have passed since your last application, submit electronic copies of* ***official*** *payroll registers of all staff members who are named in this table. The records need to include hours worked as well as rate of pay, and cover the six month period before this application.* ***Make sure that Social Security and Employer Identification numbers are redacted from the official records.***

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| --- | --- |
| Planning/Site Selection |  |
| Land/Building Acquisition |  |
| Development Team Selection |  |
| Negotiation of Partnership Agreements |  |
| Design |  |
| Work Write-up for Rehab |  |
| Financing Arrangements |  |
| Contractor Selection |  |
| Construction Management |  |
| Construction Close-out |  |
| Marketing/Lease-up of Rental Units |  |
| Ongoing Project Compliance |  |

## 

## Table 6 – Board Composition

For CHDO certification purposes, a board member is a representative of the low-income community if one of the following applies:

1. Member of a household that has a combined total expected income which is less than 80 percent of the county area median income for that person’s household’s size
2. Resident of a census tract in which more than 50 percent of its households have incomes less than 80 percent of the area median income
3. An *elected* member of an organization whose membership is open to all residents of a defined community in which more than 50 percent of the households have incomes less than 80 percent of the area median income and whose position on the board is primarily as a representative of that community group. This is a group that **directly** serves the community in which it is located, including a neighborhood watch group, food pantry, faith-based community outreach organization, community garden club or book club.

| **Board Member Name** | **Representative of the Low-Income community**  **(YES or NO)** | **Enter the number from above to describe how this member represents the low- income community**  **(1, 2, 3, or N/A)** | **Was member appointed by a governmental entity if that entity created the CHDO? (see PART ONE Organizational Structure O2)**  **(YES or NO)** | **Board Position** | **Date Elected or Appointed** | **Date Term Expires** | **Self-Certification on File?**  **YES or NO** |
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| SEE PAGE BELOW |  |  |  |  |  |  |  |

All board members must complete a new *2024 SELF CERTIFICATION FOR CHDO BOARD MEMBERS* with this certification. Send the completed and signed forms for all board members along with this application for review.

EXAMPLE OF 2024 SELF-CERTIFICATION FORM FOR CHDO BOARD MEMBERS

Find the actual form on the CHDO website at <http://www.ohiohome.org/ppd/chdo.aspx>

|  |  |
| --- | --- |
| **NAME** | **DIRECTIONS:** Check ONE box below that defines your status on the organization’s Board of Trustees. If you check box 1, 2 or 3, complete the information, then click this link [https://arcg.is/DSSyi](https://gcc02.safelinks.protection.outlook.com/?url=https%3A%2F%2Farcg.is%2FDSSyi&data=05%7C01%7C%7C31376bafcab74df6bcb908da90ebae3a%7C66348b019dd440859316229e33329e7b%7C0%7C0%7C637981639153542227%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzIiLCJBTiI6Ik1haWwiLCJXVCI6Mn0%3D%7C3000%7C%7C%7C&sdata=lcAq9uDHkb3om%2FKa1Kfm4XMYultVupmeDGEk1G%2FDo3U%3D&reserved=0) to access the mapping tool to determine eligibility for that status. |
| **HOME ADDRESS** |
| **CITY STATE ZIP** |
| **NAME OF ORGANIZATION** |

**This organization was created by a governmental entity, and I am a public official**

**associated with, or an employee of the entity that created this organization.**

*Do not check this box if the organization was not created by a governmental entity, even if you are a public official.*

**(1) I am a member of a low‐income household**

I am a member of a household of ( ) people. Our combined total expected income for our household size for 2023 is less than 80% of the area median income (for the same number of people in the household), in the county in which I live. I have accessed the mapping tool to help determine this status.

**(2) I am a resident of a low-income area**

I reside in census tract number ( ), in which more than 50% of the households in that census tract had incomes less than 80% of the county area median income. I have accessed the mapping tool to help determine this status.

**(3) I am an elected representative of a community organization**

**serving people of low income and open to all community residents.**

Name of Community Organization:

Primary Activity of the Group:

I am elected by the membership of this organization which serves the ( ) community. I serve on the CHDO Board primarily as a representative of this organization which is located in, and directly serves that community and I can supply written verification of my election to this position if asked to confirm this status. *Examples of the type of organization include neighborhood watch group, food pantry, faith-based community outreach organization, community garden club or book club.* In the community served, more than 50% of the households have incomes less than 80% of the county area median income. I have accessed the mapping tool to verify that at least one census tract ( ) in the organization's service area meets the above demographic criteria.

**I am not an elected or appointed public official, and I am not a representative of the low-income community as defined in 1, 2 and 3 above**.

**Signature of Board Member** \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

DIGITAL SIGNATURE PERMITTED

Form Revised 9/5/2023