



Multifamily Housing Notice 13-10

October 21, 2013

To: Developers, Sponsors and Local Housing Contacts

From: Patricia Rynn Sylvester, Director, Multifamily Housing

Re: Reminder: 2013 Competition Deadline is October 29, 2013
Update: Federal Government Shut-Down – Limited Waiver Option

2013 Competition for LIHTCs and Rental Housing Funds: Round Deadline

Applications for the 2013 Competitive Funding Round are due by Tuesday, October 29, 2013 at 5:00 PM. Applications must be delivered to the mailroom on the ground floor of 100 Community Place, Crownsville, Maryland 21032. The 2013 Competitive Funding Round will be governed by the 2013 Qualified Allocation Plan and Multifamily Rental Financing Guide (the "Guide") both of which are dated August 1, 2013 and available on the DHCD website.

The credit percentage for non-federally subsidized new construction and substantial rehabilitation nine percent credit buildings will no longer be fixed at 9%. The rate will revert back to the actual 70 present value ("9 percent") credit applicable percentage which varies monthly.

The updated and revised 2013 Application Submission Kit for Multifamily Rental Financing loan and Low Income Housing Tax Credit programs is available on the Department's website as discussed below.

Update: Federal Government Shut-down – Limited Waiver Option

DHCD has received questions about how it will handle the impact of the federal government shut-down on prospective applications for the Fall Round, including a request for a delay in the Round deadline for all applications. DHCD has reviewed the requests and questions and determined to keep the deadline as already published and described above. **However, applicants that have been unable to obtain necessary information from the federal government due to the recent shut-down may request a waiver of the deadline for the specifically affected letters, documents, or information.**

Waiver requests must be submitted by the October 29, 2013 deadline in advance of, or with, the application. The waiver request must explain the reasons for the request, including written documentation from third parties, preferably the affected federal agency, verifying that the inability to provide the required documentation by the October 29, 2013 deadline is directly related to the federal government shut-down. The waiver request must include an anticipated date for providing the missing, but required, information. The third party providing the information that the applicant includes with the request should be the federal agency subject to the shut-down. The waiver request may also include documentation from other professionals, including market analysts, whose ability to complete their work by the deadline was materially affected by the inability to obtain necessary information from the federal government. If incomplete or earlier drafts of the delayed submissions are available, they should be included with the waiver request. Waiver requests will be reviewed on a case-by-case basis.

The application must meet all other Round requirements by the October 29, 2013 deadline, including payment of the fee and submission of all other information and application materials.

2013 Application Submission Kit

A new Application Submission Kit to reflect the new 2013 QAP and Guide is posted to the DHCD website at <http://www.mdhousing.org/Website/Programs/rhf/application.aspx#application>. This application package must be used for requests for financing for all competitive and noncompetitive funding sources, including Rental Housing Funds (RHF), Multifamily Bond Program (MBP), Federal Low Income Housing Tax Credits (4% and 9%), and the Partnership Rental Housing Program (PRHP).

Note: All applications for DHCD multifamily financing, whether through a competitive funding round or through non-competitive funding programs, must be submitted in hard copy and also using the on-line version of the CDA Form 202 accessible via the DHCD Portal at www.mdhousing.org. To receive an account username and password for accessing the DHCD Portal, please email your request to rentalhousing@mdhousing.org. Please note that **two** hard copies of the entire Application Submission Kit, including hard copies of the CDA Form 202 must be submitted.

Please remember that we are announcing future round deadlines, significant application changes, bond program amendments, and other key dates and facts on our web site and by email only. Please make sure that we have your current email address. Please send any additions or corrections to rentalhousing@mdhousing.org as soon as possible.

Notices are posted to the DHCD website at the following locations:
<http://mdhousing.org/Website/programs/rhf/Default.aspx#Notices>
<http://mdhousing.org/Website/programs/lihtc/Default.aspx>

Thank you for your interest and participation in the multifamily housing programs in Maryland.

Multifamily Housing Programs
Community Development Administration
Maryland Department of Housing and Community Development
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taxcredits@mdhousing.org or rentalhousing@mdhousing.org