



2023 LEGISLATIVE CONFERENCE

PRIORITIES BRIEFING

HEARS ON THE
HILL

NCSHA's 2023 Priorities

- Expand the supply and preservation of affordable for-sale and rental homes for low- and moderate-income households
- Expand access, affordability, and financial sustainability in housing for households and communities of color and other disproportionately harmed by disasters, discrimination, and disinvestment
- Strengthen the capacity of state HFAs to more efficiently and effectively serve as the center of the nation's affordable housing system

The Economic Environment

- Interest rates have risen dramatically, making mortgages less affordable for home buyers and challenging the financial feasibility of rental housing development
- Housing costs driving overall inflation due to insufficient supply
- Rising costs of building materials, supply chain challenges, and workforce disruptions making production more expensive



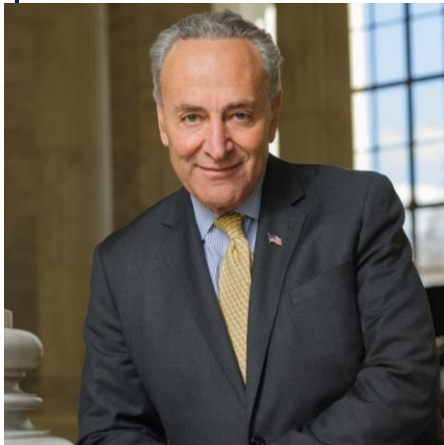
The Political Environment

- Divided government, with slim majorities in both chambers
- No chance of a congressional Budget Resolution, thus no “reconciliation” legislation, complicating appropriations process
- The impending debt ceiling “X-date” is an albatross over policy action



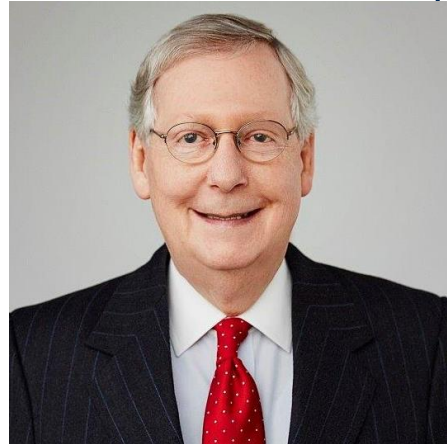


Congressional Leadership



**SENATE MAJORITY
LEADER**

Chuck Schumer
(D-NY)



**SENATE MINORITY
LEADER**

Mitch McConnell
(R-KY)



HOUSE SPEAKER
Kevin McCarthy
(R-CA)



**HOUSE MINORITY
LEADER**

Hakeem Jeffries
(D-NY)
New

The Year Ahead

March 9

President's FY
2023 budget
request
released

April – July

Appropriations
Committee
action
expected

**July –
September**

CBO estimate
of debt ceiling
“X-date”

**Late July –
Early August**

House and
Senate leave
for August
recess

September 30

End of Fiscal
Year 2023

December 15

Scheduled end
of 2023
session

The Legislative Landscape: Tax



Senate Finance Committee



CHAIR

Ron Wyden
(D-OR)



RANKING MEMBER

Mike Crapo
(R-ID)



House Ways & Means Committee



CHAIR

Jason Smith
(R-MO)
New



RANKING MEMBER

Richard Neal
(D-MA)



Senate Finance Committee

DEMOCRATS

Retiring



CHAIR: Ron Wyden (OR)

Debbie Stabenow (MI)
Maria Cantwell (WA)
Bob Menendez (NJ)
Tom Carper (DE)
Ben Cardin (MD)
Sherrod Brown (OH)
Michael Bennet (CO)
Bob Casey (PA)
Mark Warner (VA)
Sheldon Whitehouse (RI)
Maggie Hassan (NH)
Catherine Cortez Masto (NV)
Elizabeth Warren (MA)

REPUBLICANS

RANKING MEMBER: Mike Crapo (ID)

Chuck Grassley (IA)
John Cornyn (TX)
John Thune (SD)
Tim Scott (SC)
Bill Cassidy (LA)
James Lankford (OK)
Steve Daines (MT)
Todd Young (IN)
John Barrasso (WY)
Ron Johnson (WI)
Thom Tillis (NC)
Marsha Blackburn (TN)



House Ways and Means Committee

REPUBLICANS

CHAIR: Jason T. Smith (MO)

Vern Buchanan (FL)
Adrian Smith (NE)
Mike Kelly (PA)
David Schweikert (AZ)
Darin LaHood (IL)
Brad Wenstrup (OH)
Jodey Arrington (TX)
Drew Ferguson (GA)
Ron Estes (KS)
Lloyd Smucker (PA)
Kevin Hern (OK)
Carol Miller (W)

Greg Murphy (NC)
David Kustoff (TN)
Brian Fitzpatrick (PA)
Greg Steube (FL)
Claudia Tenney (NY)
Michelle Fischbach (MN)
Blake Moore (UT)
Michelle Steel (CA)
Beth Van Duyne (TX)
Randy Feenstra (IA)
Nicole Malliotakis (NY)
Mike Carey (OH)

DEMOCRATS

RANKING MEMBER: Richard Neal (MA)

Lloyd Doggett (TX)
Mike Thompson (CA)
John B. Larson (CT)
Earl Blumenauer (OR)
Bill Pascrell (NJ)
Danny K. Davis (IL)
Linda Sánchez (CA)
Brian Higgins (NY)
Terri Sewell (AL)
Suzan DelBene (WA)
Judy Chu (CA)
Gwen Moore (WI)
Dan Kildee (MI)
Don Beyer (VA)
Dwight Evans (PA)
Brad Schneider (IL)
Jimmy Panetta (CA)

AHCIA Lead Sponsors



Maria Cantwell
(D-WA)

SENATE



Todd Young
(R-IN)



Suzan DelBene
(D-WA)

HOUSE



Darin LaHood
(R-IL) *New*



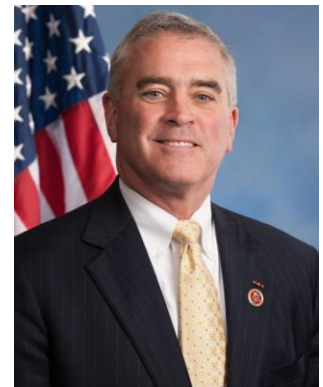
Ron Wyden
(D-OR)



Marsha Blackburn
(R-TN) *New*



Don Beyer
(D-VA)



Brad Wenstrup
(R-OH)

AHCIA Update

- Introduction expected in April
- Wide bipartisan support in the last Congress
 - 44 Senators (33 Democrats and 11 Republicans);
50 percent of Senate Finance Committee
 - 208 House members (137 Democrats and 71 Republicans;
77 percent of House Ways and Means Committee)



**Affordable
Housing Credit
Improvement
Act (#AHCIA)**

AHCIA Review

- Expands the Housing Credit volume cap by 50 percent above the current level (building 12.5 percent increase into baseline and accounting for inflation during two-year phase-in)
- Lowers the bond “financed-by” threshold from 50 to 25 percent
- Allows states to award a 30 percent basis boost to Housing Bond-financed developments
- Establishes a 50 percent basis boost for units reserved for ELI households in properties that reserve at least 20 percent of units for ELI households



**Affordable
Housing Credit
Improvement
Act (#AHCIA)**

AHCIA Review

- Expands multifamily Housing Bond recycling authority
- Makes the Credit a more effective tool for preservation
- Enables the Credit to better serve hard-to-reach communities through basis boosts for rural, Native American, high-poverty, and high-cost communities
- Streamlines program rules like the Student Rule and requirements related to casualty loss and AIT in bond-financed properties
- Ensures protections for veterans and survivors of domestic violence, dating violence, and human trafficking



**Affordable
Housing Credit
Improvement
Act (#AHCIA)**

ACTION Proposals for AHCIA Additions

- Facilitate data sharing between IRS and HUD to allow greater transparency
- Provide state agencies flexibility to extend Placed-in-Service deadlines
- Replace ROFR with a purchase option for nonprofit sponsors
- Close the qualified contract loophole for future deals
- Require owners to provide notice of expiring affordability to tenants and local governments

**Affordable
Housing Credit
Improvement
Act (#AHCIA)**

Decent, Safe, Affordable Housing for All Act (DASH): S. 680

- Closes the qualified contract loophole and protects nonprofit project sponsors seeking to maintain control of their projects at Year 15
- Includes certain provisions of AHCI
- Increases resources for HTF, Vouchers
- Includes NHIA, MIHTC, Refundable First-Time Home Buyer Tax Credit

Housing Credit “Asks”

- Cosponsor the Affordable Housing Credit Improvement Act upon its introduction
- Increase Housing Credit 9 percent program production by restoring to baseline the 12.5 percent lost after 2021 and raising the cap by 50 percent
- Lower the bond financing threshold from 50 to 25 percent to maximize 4 percent program production
- Close the qualified contract loophole and protect nonprofit sponsors so that they can maintain control of their properties after Year 15

Housing Credit Key Points

- Rising rents are not only a burden on low-income renter households but a major driver of inflation.
- The insufficient supply of affordable rental homes is driving the housing crisis and pushing up rents.
- The Housing Credit is the most important tool we have to build and preserve affordable housing.
- The Housing Credit is a public-private partnership that transfers risk from the taxpayer to private-sector investors.

AHCIA Advocacy Resources

Low-Income Housing Tax Credit

Impact in the United States

The ACTION Campaign represents over 2,400 organizations and businesses working to address our nation's severe shortage of affordable rental housing by supporting the Low-Income Housing Tax Credit.

The Housing Credit's Benefits For Low-Income Families And The Economy, 1986 - 2021

- 3.74 million homes developed or preserved
- 8.06 million low-income households served
- 6.08 million jobs supported for one year
- \$239 billion in tax revenue generated
- \$688.5 billion in wages & business income generated

The Need for Affordable Housing
Though the Housing Credit has had a tremendous impact across the country, much more affordable housing is still needed to meet the growing demand.

- 11.6 million renter households nationwide pay more than half of their monthly income on rent, leaving too little for other expenses like health care, transportation, and nutritious food
- In order to afford a one-bedroom apartment at the national average fair market rent, a minimum wage worker has to work 75 hours per week

Visit rentalhousingaction.org for data sources and methodologies.

Updated December 2022



The ACTION Campaign

The Low-Income Housing Tax Credit (Housing Credit) is a proven solution to help address the affordable housing crisis.

The Housing Credit is our nation's most successful tool for encouraging private investment in affordable rental housing.

It has financed over 3.7 million homes for low-income families and individuals nationwide since 1986.

The ACTION Campaign calls on Congress to:

- Expand the Housing Credit to address the severe shortage of affordable housing.
- Strengthen the Housing Credit to maximize impact in communities facing the greatest need.
- Enhance multifamily Housing Bonds, which provide critical financing to about 50 percent of Housing Credit homes.

Addressing Our Nation's Severe Shortage Of Affordable Housing

Up to 1,930,000 additional affordable homes could be financed across the United States and territories by the primary unit financing provisions in the Affordable Housing Credit Improvement Act.

State and District Fact Sheets

AHCIA Background Material and issue-specific fact sheets

Social Media Guide



AHBEA Lead Sponsors



SENATE



Catherine
Cortez Masto
(D-NV)



TBD



HOUSE



TBD



Gwen Moore
(D-WI)

What's in AHBEA?

- Adopts long-standing NCSHA priorities for strengthening MRBs and MCCs
- Increases the MRB home improvement loan limit from \$15,000 to \$50,000 and indexes the limit for inflation
- Allows MRBs to be used to fund refinancing loans
- Permits states to re-designate carryforward authority and use it for either single-family or multifamily housing during the carryforward period
- Extends the MCC expiration period from two years to four and the MCC revocation period from one year to two.

What's in AHBEA?

- Changes the MCC benefit calculation to a simple percentage of the original loan balance
- Reduces the time period for the MRB and MCC recapture tax from nine years to five
- Eliminates MCC lender reporting requirement
- Shortens the MCC comment period from 90 to 30 days
- Mandates IRS reporting on states' use of PAB cap

MRB and MCC “Asks”

- Cosponsor the Affordable Housing Bond Enhancement Act upon its introduction.
- Support the inclusion of AHBEA provisions in larger legislative packages or tax extenders bills.
- Oppose efforts to weaken PABs.

MRB and MCC Key Points

- A healthy and affordable housing market is crucial for economic growth.
- MRBs and MCC are vital to making homeownership possible for credit-worthy working families.
- With rising interest rates and diminishing supply driving up housing costs for working families, MRBs and MCC are more important than ever.

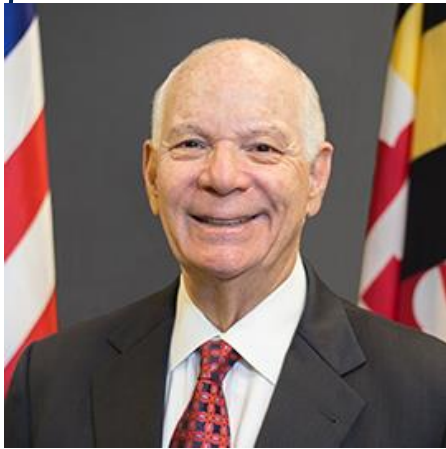
MRB and MCC Key Points

- AHBEA will expand homeownership opportunities and increase housing supply through simple and impactful improvements to the MRB and MCC programs.
- AHBEA is cost-effective and responsible. It does not require additional resources. Rather, it makes current resources more flexible, efficient, and effective.

NHIA Lead Sponsors



SENATE



Ben Cardin
(D-MD)



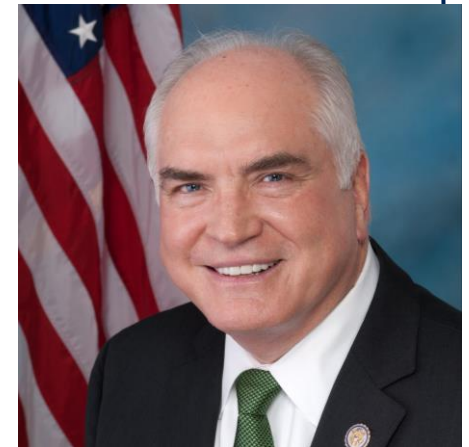
Todd Young
(R-IN)
New



HOUSE



Brian Higgins
(D-NY)



Mike Kelly
(R-PA)

Neighborhood Homes Investment Act

S. 657: 4 Cosponsors (2 Ds and 2 Rs)

House Bill Expected to Be Introduced Soon

- Neighborhood Homes Investment Act authorizes the Neighborhood Homes Credit
- Tax credit for production of single-family affordable housing in distressed areas
- State administered
- Eligible area maps available at neighborhoodhomesinvestmentact.org



Neighborhood Homes Credit “Asks”

- To all Senators: Cosponsor the Neighborhood Homes Investment Act (S. 657) and enact that legislation as soon as possible
- To House Members: Cosponsor the Neighborhood Homes Investment Act upon its introduction.
- To all Members: Support inclusion of the NHIA in tax extenders bill or other larger legislative package.



Neighborhood Homes Credit Key Points

- Focus on Republican support
- Emphasize the importance of increasing the supply of available for-sale homes to combatting inflation and helping potential home buyers become homeowners
- Note the NHIA is based on the successful Housing Credit model



How might all of this move forward?

- Ways and Means Chairman Jason Smith quoted as saying he could “find some common ground” with Senate Finance Committee Chairman Wyden on housing tax credits...
- Potential vehicles:
 - Debt ceiling
 - FAA reauthorization
 - Farm Bill
 - Most likely: end-of-year tax legislation

The Legislative Landscape: Housing Policy



Senate Banking, Housing, and Urban Affairs Committee



CHAIR

Sherrod Brown
(D-OH)

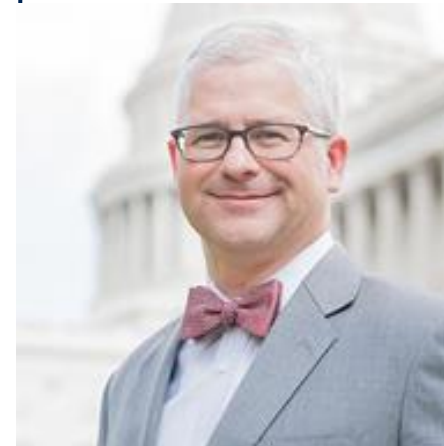


RANKING MEMBER

Tim Scott
(R-SC)



House Financial Services Committee



CHAIR

Patrick McHenry
(R-NC)



RANKING MEMBER

Maxine Waters
(D-CA)

Senate Banking, Housing, and Urban Affairs Committee

DEMOCRATS

CHAIR: Sherrod Brown (OH)

Jack Reed (RI)

Robert Menendez (NJ)

Jon Tester (MT)

Mark Warner (VA)

Elizabeth Warren (MA)

Chris Van Hollen (MD)

Catherine Cortez Masto (NV)

Tina Smith (MN)

Kyrsten Sinema (AZ)

Raphael Warnock (GA)

John Fetterman (PA)

REPUBLICANS

RANKING MEMBER: Tim Scott (SC)

Mike Crapo (ID)

Mike Rounds (SD)

Thom Tillis (NC)

John Kennedy (LA)

Bill Hagerty (TN)

Cynthia Lummis (WY)

Kevin Cramer (ND)

Steve Daines (MT)

J.D. Vance (OH)

Katie Britt (AL)



House Financial Services Committee



REPUBLICANS

CHAIR: Patrick McHenry (NC)

Frank Lucas (OK)	Bryan Steil (WI)
Pete Sessions (TX)	William Timmons (SC)
Bill Posey (FL)	Ralph Norman (SC)
Blaine Luetkemeyer (MO)	Dan Meuser (PA)
Bill Huizenga (MI)	Young Kim (CA)
Ann Wagner (MO)	Byron Donalds (FL)
Andy Barr (KY)	Andrew Garbarino (NY)
Roger Williams (TX)	Scott L. Fitzgerald (WI)
French Hill (AR)	Mike Flood (NE)
Tom Emmer (MN)	Mike Lawler (NY)
Barry Loudermilk (GA)	Monica De La Cruz (TX)
Alex Mooney (WV)	Andy Ogles (TN)
Warren Davidson (OH)	Erin Houchin (IN)
John Rose (TN)	Zach Nunn (IA)

DEMOCRATS

RANKING MEMBER: Maxine Waters (CA)

Nydia Velázquez (NY)	Vicente Gonzalez (TX)
Brad Sherman (CA)	Sean Casten (IL)
Gregory Meeks (NY)	Ayanna Pressley (MA)
David Scott (GA)	Steven Horsford (NV)
Stephen Lynch (MA)	Rashida Tlaib (MI)
Al Green (TX)	Ritchie Torres (NY)
Emanuel Cleaver (MO)	Sylvia Garcia (TX)
Jim Himes (CT)	Nikema Williams (GA)
Bill Foster (IL)	Wiley Nickel (NC)
Joyce Beatty (OH)	Brittany Pettersen (CO)
Juan Vargas (CA)	
Josh Gottheimer (NJ)	

HOME Program Reauthorization “Ask”

- Congress can do more to strengthen HOME by increasing program flexibilities and removing needless red tape.
- Tell all members of Congress that NCSHA is working on HOME reauthorization legislation, and **you will be asking them to support that legislation once introduced.**
- For Republican Senate offices: **Ask if they would be interested in being the lead sponsor.**

Catherine Cortez
Masto (D-NV)



HOME Reauthorization Key Points

- Increase authorized funding level to \$5 billion
- Changes to CHDO set-aside
- Raise cap on operating assistance to 10 percent
- Allow for pro-rated repayment for noncompliance
- Increase administration resources to 15 percent

HOME Reauthorization Key Points

- Eliminate 24-month commitment deadline
- Allow national standard for inspections
- Eliminate certain resale restrictions
- Modify PJ qualification threshold
- Establish HOME loan guarantee
(mirror CDBG Section 108)

HOME Rulemaking

- HUD is working on a proposed rule to modernize and streamline HOME regulations, to the extent permitted by statute
- NCSHA/HOME Coalition have provided more than 30 specific recommendations for HUD to consider, related to:
 - Simplified consolidated plan
 - Streamlined environmental reviews
 - Property inspections
 - Utility allowances

HOME Rulemaking “Ask”

- Congress can and should reauthorize and modernize the HOME statute, which hasn’t been touched since 1994.
- In the meantime, HUD has authority to make significant improvements to the program and make PJs’ work easier.
- In addition to asking your member to cosponsor HOME reauthorization legislation once introduced, **ask them to consider contacting HUD to encourage them to issue a proposed rule to improve HOME.**

The Legislative Landscape: Spending



Senate Appropriations Committee



CHAIR

Patty Murray
(D-WA) *New*



RANKING MEMBER

Susan Collins
(R-ME) *New*



House Appropriations Committee



CHAIR

Kay Granger
(R-TX)



RANKING MEMBER

Rosa L. DeLauro
(D-CT)



Senate Appropriations Subcommittee on Transportation, Housing and Urban Development, and Related Agencies

DEMOCRATS

CHAIR: Brian Schatz (HI)

Jack Reed (RI)

Patty Murray (WA)

Richard Durbin (IL)

Dianne Feinstein (CA)

Christopher Coons (DE)

Christopher Murphy (CT)

Joe Manchin (WV)

Chris Van Hollen (MD)

REPUBLICANS

RANKING MEMBER: Cindy Hyde-Smith (MS)

Lindsey Graham (SC)

John Hoeven (ND)

John Boozman (AR)

Shelley Moore Capito (WV)

John Kennedy (LA)

Jerry Moran (KS)

Susan Collins (ME)



House Appropriations Subcommittee on Transportation, Housing and Urban Development, and Related Agencies

REPUBLICANS

CHAIR: Tom Cole (OK)

Mario Diaz-Balart (FL)

Steve Womack (AR)

John Rutherford (FL)

Tony Gonzales (TX)

David Valadao (CA)

Ben Cline (VA)

Ryan Zinke (MT)

Juan Ciscomani (AZ)

DEMOCRATS

RANKING MEMBER: Mike Quigley (IL)

Bonnie Watson Coleman (NJ)

Nora Torres (CA)

Pete Aguilar (CA)

Adriano Espaillat (NY)

Jennifer Wexton (VA)



Senate Appropriations Subcommittee on Agriculture, Rural Development, Food and Drug Administration, and Related Agencies

DEMOCRATS

CHAIR: Martin Heinrich (NM)

Tammy Baldwin (WI)

Dianne Feinstein (CA)

Jon Tester (MT)

Jeff Merkley (OR)

Gary Peters (MI)

Joe Manchin (WV)

REPUBLICANS

RANKING MEMBER: John Hoeven (ND)

Mitch McConnell (KY)

Susan Collins (ME)

Jerry Moran (KS)

Cindy Hyde-Smith (MS)

Deb Fischer (NE)



House Appropriations Subcommittee on Agriculture, Rural Development, Food and Drug Administration, and Related Agencies

REPUBLICANS

CHAIR: Andy Harris (MD)

David Valadao (CA)

John Moolenaar (MI)

Dan Newhouse (WA)

Julia Letlow (LA)

Ben Cline (VA)

Ashley Hinson (IA)

Jerry Carl (AL)

Scott Franklin (FL)

DEMOCRATS

RANKING MEMBER:

Sanford Bishop Jr. (GA)

Chellie Pingree (ME)

Lauren Underwood (IL)

Marcy Kaptur (OH)

Barbara Lee (CA)

Debbie Wasserman Schultz (FL)

HOME Appropriations “Asks”

- Thank all members of Congress for funding HOME at \$1.5 billion in FY 2023.
- Ask Congress to increase annual HOME funding to at least \$2.5 billion in FY 2024, given ongoing affordable housing challenges in your state.
- Senator Coons (D-DE) and Representative Beatty (D-OH) will soon be circulating congressional sign-on letters in support of FY 2024 HOME funding. **Ask your members to sign on.**
- Members may also submit their own requests to appropriators. **Ask your members to include HOME.**

HOME Appropriations Key Points

- HOME is the only federal program that provides the resources and flexibility to meet both the supply and demand challenges of the affordable housing crisis.
- Rents are rising, making it harder for people to stay in their homes and find stable housing.
- Increasing the supply of both affordable rental and for-sale housing is critical to tackling housing inflation.

HOME Appropriations Key Points

- HOME is a key source of soft funding to fill gaps in Housing Credit projects. Critically important as construction costs, labor shortages, and supply chain disruptions continue to impact housing development.
- Be prepared to discuss how your state plans to use HOME-ARP.

HOME Appropriations Advocacy Materials

Share data and stories about HOME in your state:

- HOME State Fact Sheets
- HOME Project Profiles



HOME Project Profile

Ohio | Marsh Brook Place

OVERVIEW

Marsh Brook Place provides permanent supportive housing for transition-aged youth (ages 18–24) who are impacted by homelessness, have recently aged out of foster care into unstable housing, are experiencing mental health conditions and substance use disorders, or have been victims of domestic violence or human trafficking.

Community Housing Network developed and manages the property. The Huckleberry House provides on-site supportive services using evidence-based approaches such as blended management, trauma-informed care, harm reduction strategies, and critical time intervention principles. Residents have the opportunity to learn basic living skills, overcome developmental delays, and address limited employment and education experience. Marsh Brook Place is part of the Community Shelter Board Community Plan for Youth Initiative funded by the U.S. Department of Housing and Urban Development.

FUNDING

Funding Sources	Investment Amount
HOME	\$1,488,713
LIHTC	\$6,694,075
Private Funds	\$770,037
Total Investments	\$8,952,825

HIGHLIGHTS

- Location: Columbus, OH
- Program Type: Rental housing
- Beneficiaries: Youth experiencing homelessness or impacted by developmental and mental challenges
- Total Units: 40
- HOME Units: 12



ncsha.org/home-coalition

HOME'S IMPACT IN DELAWARE

For nearly 30 years, the HOME Investment Partnerships Program (HOME) has been one of the most effective, locally driven tools to help states and communities improve access to safe, decent, and affordable housing.

Why HOME Works

HOME is the only federal housing program exclusively focused on providing states and local communities with flexible financing to address their most pressing affordable housing needs.

- Successful Track Record.** Since 1992, HOME has invested \$35.9 billion to help build and preserve more than 1.34 million affordable homes and to provide direct rental assistance to nearly 361,000 families. The HOME Coalition estimates that this investment has supported roughly 1.95 million jobs and generated \$128 billion in local income.
- Unmatched Flexibility and Local Control.** Communities decide how to best use HOME funds to address their unique housing needs and goes to support homeownership, rental housing construction and rehabilitation, and rental assistance.
- Cost-Effective.** Every \$1 of HOME leverages more than \$4.59 in additional investments. To date, HOME has leveraged an additional \$163 billion in public and private resources for a total investment of \$200 billion.
- Essential Gap Financing.** HOME is a source of gap financing for the Low-Income Housing Tax Credit and has been used to finance 165 LIHTC units in Delaware since 2010. HOME is also used to help build and preserve USDA rural housing units.
- Targeted To Serve Those With The Greatest Needs.** By law, HOME is targeted exclusively to low-income families but often serves even more households including seniors, people with disabilities, families with children, veterans, and people experiencing homelessness.
- Serves All Communities.** HOME is used in every congressional district and in rural, suburban, and urban communities alike.

HOME in Delaware (1992-2021)*

- \$118 million** HOME funds invested
- \$661 million** total leveraged investments
- 2,903** homes built or preserved
- 44** families received rental assistance
- 6,825** jobs supported
- \$483 million** local income generated

Calculated using HUD data and National Association of REALTORS® and National Association of Home Builders formulas.

Learn More About HOME's Impact In Your State

The HOME Coalition is comprised of about 40 national organizations—ranging from housing developers, state and local government agencies, and advocates. It is exclusively focused on restoring HOME Investment Partnerships program funding. For more information, visit www.ncsha.org/HOMECalition

Access online

Section 8 and Vouchers

Appropriations “Asks”

- **Support Project-Based Section 8 Rental Assistance**
 - Ask Congress to provide funding for all Section 8 contract renewals and adequate funding for contract administration.
 - Emphasize that HFAs play an important role in the administration of PBRA as Performance Based Contract Administrators.
Congress should codify this role.

Section 8 and Vouchers

Appropriations “Asks”

- **Support Housing Choice Vouchers**
 - Congress should work to provide sufficient funding to renew all authorized vouchers and support new ones in FY 2024.
 - Congress also should ensure program administrators are compensated fairly for their work with adequate administrative fees, which have been underfunded in recent years.

USDA Appropriations “Ask”

- **Support USDA Rural Housing Programs**
Congress should provide at least current-level funding for USDA’s rural housing programs and facilitate their coordination with the Housing Credit and other HFA-administered programs.





2023 LEGISLATIVE CONFERENCE



Advocacy materials are available
on ncsha.org.



Questions?