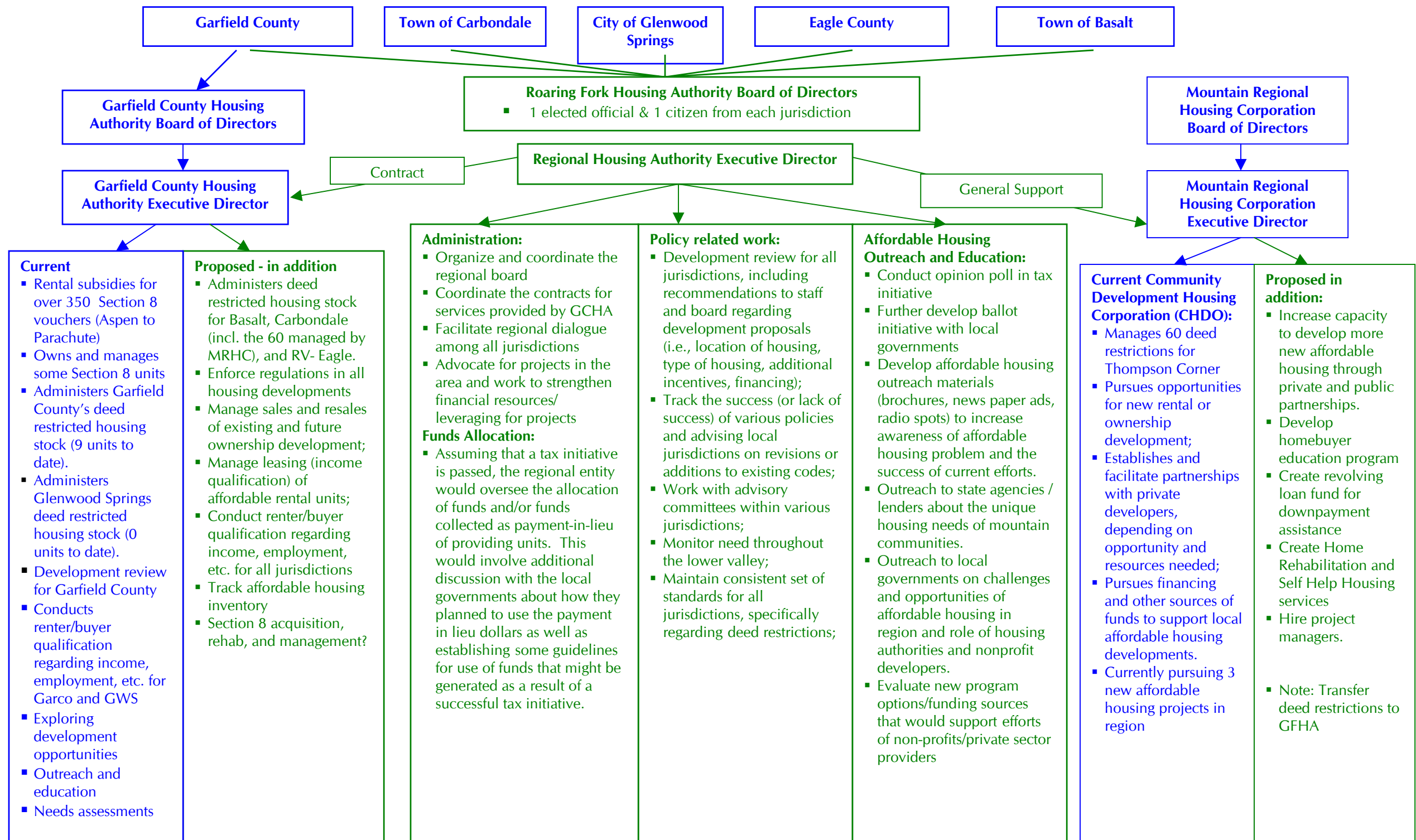


**Housing Organization Chart and Work Programs – DRAFT A**

Blue = Current conditions      Green = Proposed work program and relationships



- Current**
- Rental subsidies for over 350 Section 8 vouchers (Aspen to Parachute)
  - Owns and manages some Section 8 units
  - Administers Garfield County's deed restricted housing stock (9 units to date).
  - Administers Glenwood Springs deed restricted housing stock (0 units to date).
  - Development review for Garfield County
  - Conducts renter/buyer qualification regarding income, employment, etc. for Garco and GWS
  - Exploring development opportunities
  - Outreach and education
  - Needs assessments

- Proposed - in addition**
- Administers deed restricted housing stock for Basalt, Carbondale (incl. the 60 managed by MRHC), and RV- Eagle.
  - Enforce regulations in all housing developments
  - Manage sales and resales of existing and future ownership development;
  - Manage leasing (income qualification) of affordable rental units;
  - Conduct renter/buyer qualification regarding income, employment, etc. for all jurisdictions
  - Track affordable housing inventory
  - Section 8 acquisition, rehab, and management?

- Administration:**
- Organize and coordinate the regional board
  - Coordinate the contracts for services provided by GCHA
  - Facilitate regional dialogue among all jurisdictions
  - Advocate for projects in the area and work to strengthen financial resources/leveraging for projects
- Funds Allocation:**
- Assuming that a tax initiative is passed, the regional entity would oversee the allocation of funds and/or funds collected as payment-in-lieu of providing units. This would involve additional discussion with the local governments about how they planned to use the payment in lieu dollars as well as establishing some guidelines for use of funds that might be generated as a result of a successful tax initiative.

- Policy related work:**
- Development review for all jurisdictions, including recommendations to staff and board regarding development proposals (i.e., location of housing, type of housing, additional incentives, financing);
  - Track the success (or lack of success) of various policies and advising local jurisdictions on revisions or additions to existing codes;
  - Work with advisory committees within various jurisdictions;
  - Monitor need throughout the lower valley;
  - Maintain consistent set of standards for all jurisdictions, specifically regarding deed restrictions;

- Affordable Housing Outreach and Education:**
- Conduct opinion poll in tax initiative
  - Further develop ballot initiative with local governments
  - Develop affordable housing outreach materials (brochures, news paper ads, radio spots) to increase awareness of affordable housing problem and the success of current efforts.
  - Outreach to state agencies / lenders about the unique housing needs of mountain communities.
  - Outreach to local governments on challenges and opportunities of affordable housing in region and role of housing authorities and nonprofit developers.
  - Evaluate new program options/funding sources that would support efforts of non-profits/private sector providers

- Current Community Development Housing Corporation (CHDO):**
- Manages 60 deed restrictions for Thompson Corner
  - Pursues opportunities for new rental or ownership development;
  - Establishes and facilitate partnerships with private developers, depending on opportunity and resources needed;
  - Pursues financing and other sources of funds to support local affordable housing developments.
  - Currently pursuing 3 new affordable housing projects in region

- Proposed in addition:**
- Increase capacity to develop more new affordable housing through private and public partnerships.
  - Develop homebuyer education program
  - Create revolving loan fund for downpayment assistance
  - Create Home Rehabilitation and Self Help Housing services
  - Hire project managers.
  - Note: Transfer deed restrictions to GFHA