

1 Minnesota Housing Finance Agency

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3 Adopted Rules Relating to Elderly Home Sharing Program

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5 Rules as Adopted

6 4900.1800 SCOPE.

7 Parts 4900.1800 to 4900.1803 govern the implementation of
8 the elderly home sharing program.

9 4900.1801 DEFINITIONS.

10 Subpart 1. Agency. "Agency" means the Minnesota Housing
11 Finance Agency.

12 Subp. 2. Applicant. "Applicant" means one or more
13 entities which submit an application to the agency for an
14 elderly home sharing program grant or loan.

15 Subp. 3. Application. "Application" means a submittal
16 requesting a grant or loan of funds to pay the cost of either
17 one or both of the following:

- 18 A. developing; or
 - 19 B. administering
- 20 an elderly home sharing program.

21 Subp. 4. Elderly home sharing program or
22 program. "Elderly home sharing program" or "program" means the
23 agency's plan and procedures designed to provide grants or loans
24 to eligible applicants for the development and administration of
25 home sharing programs which match existing low and moderate
26 income elderly homeowners with prospective tenants who will
27 contribute either rent or services to the homeowner.

28 Subp. 5. Low and moderate income elderly or elderly. "Low
29 and moderate income elderly" or "elderly" means persons 55 years
30 of age or older with incomes that do not exceed the greater of
31 80 percent of the statewide or area median household income as
32 estimated by the United States Department of Housing and Urban
33 Development, and who reside and have an ownership interest in a
34 single family house located in Minnesota.

35 Subp. 6. Tenant. "Tenant" means a person of any age who

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1 will pay rent and or provide services in exchange for being able
2 to share an elderly homeowner's residence.

3 4900.1802 ELIGIBILITY.

4 To be eligible for selection as a recipient of a grant or
5 loan under the program, an applicant must satisfy the following
6 requirements:

7 A. The applicant must be a nonprofit entity as
8 defined in part 4900.0010, subpart 21.

9 B. The applicant must provide a comprehensive plan
10 for providing an elderly home sharing program and document his
11 or her ability to establish and maintain that program for a
12 period of time specified by the agency. At a minimum this plan
13 must include:

14 (1) documentation of a need for this type of
15 service in the proposed geographical area;

16 (2) a description of the applicant's goals and
17 objectives in meeting the area's need for elderly home sharing;

18 (3) a detailed description of how the proposed
19 program would be administered, including qualifications of staff;

20 (4) a detailed budget for the specified period
21 showing all costs and sources of funds to pay them; and

22 (5) documentation of fiscal responsibility and
23 the ability to establish and maintain a home sharing program.

24 4900.1803 SELECTION CRITERIA.

25 The agency will take the following criteria into
26 consideration when determining whether an applicant will receive
27 a grant or loan under the program:

28 A. The prior experience of the applicant in
29 establishing and maintaining a home sharing or similar program.

30 B. The extent to which grant or loan funds are
31 combined with other funds from private or public sources to make
32 the program economically feasible.

33 C. The ability of the applicant to proceed
34 expeditiously with the program.

35 D. The documented need for the home sharing program

1 in the proposed location.

2 E. The geographic area to be served, to the end that
3 a reasonable distribution of programs throughout the state can
4 be achieved.

5 F. The extent of community support for the project.