

## Denver Housing Fund Doubling & Bond Proposal Factsheet

The Hancock administration is proposing a funding framework that partners with the Denver Housing Authority to double the [Affordable Housing Fund](#) annually – from \$15 million to \$30 million – and generate a new estimated \$105 million funding surge for affordable housing in the next five years.

The proposed partnership with DHA brings more funding in the form of bonds to accelerate building and preserving much-needed affordable housing, and increases the land available for future affordable housing use for Denver’s lowest-income residents and those experiencing homelessness.

By leveraging DHA’s expertise in serving those most in need, the proposal also expands the city’s ability to deliver on additional areas of housing needs identified in the [Housing an Inclusive Denver](#) five-year plan. The proposal will improve the alignment of Denver’s Affordable Housing Fund with the five-year housing plan.

In summary, Denver would double its creation and preservation estimates from 3,000 units to at least 6,400 units over five years. The proposal directs about half of the newly doubled Affordable Housing Fund to support those most burdened by housing costs (0-30% AMI and those experiencing homelessness) and allocates the other half to fulfill other priorities within the five-year plan.

### Proposal Framework:

- Appropriates half property tax mill from the Affordable Housing Fund to DHA annually to support bond issuance to generate an estimated \$105 million for affordable housing.
- Backfilling the half mill funding in the Affordable Housing Fund by increasing the city’s special marijuana sales tax from 3.5 percent to 5.5 percent, generating an estimated \$8 million per year.
- Contributing an additional yearly \$7 million General Fund to the Affordable Housing Fund starting in 2019.
- Directing about half of the newly doubled Affordable Housing Fund to support residents most burdened by housing costs (0-30% AMI and those experiencing homelessness) and allocates the other half to fulfill other priorities within the 5-year plan.
- Directing about half of the DHA bond proceeds to go towards building new and preserving current affordable homes managed by DHA, with the other half utilized for the land acquisition fund.
- Focusing the new land and property acquisition fund on securing small, geographically diverse sites across the city to create a pipeline for future projects that will serve very low-income residents and individuals experiencing homelessness.
- Administering the land and property acquisition fund in partnership with DHA, OED, Colorado Division of Housing and the Colorado Housing and Finance Authority.