Wyoming State Snapshot: Affordable Housing Preservation

2017 LOW-INCOME HOUSING TAX CREDIT PRIORITIES (9%)

2017 QAP Preservation Definition
Rehabilitation properties must have a minimum expenditure of $30,000 of actual rehabilitation hard costs per apartment in Life, Safety, Health, or Code Requirements. No more than 30% of rehabilitation costs can go for required General Property Improvements.

PRESERVATION

2 Points
For projects that preserve project based assistance at risk of going market rate

Up to 35 Points
Awarded for energy efficiency and/or sustainability certification. Points are earned on an itemized basis.

GREEN/TOD

Up to 35 Points
Awarded to projects that commit to extended low-income use. Projects that commit to 35 additional years will earn the full point score.

Up to 5 Points
5 points can be earned for obtaining Energy Star Certification for every unit.

3 Points
3 points are awarded in secondary criteria for proximity to transit

ALLOCATIONS

9% Tax Credits (2014)
Properties Preserved
2
Apartments Preserved
76
% of Total Units Preserved
29%

4% Tax Credits (2014)
Properties Preserved
0
Apartments Preserved
0

ADDITIONAL STATE PRESERVATION RESOURCES

Wyoming Rehabilitation & Acquisition Program
WCDA’s Wyoming Rehabilitation & Acquisition Program (WRAP) uses funding through the federal Neighborhood Stabilization Program (NSP) to purchase and rehabilitate foreclosed homes. Once rehabilitation is complete, the homes are sold to qualified low or moderate income borrowers that have completed all the requirements of the WRAP Program.