

HOUSING TRUST FUND

YEAR 2022 RFP

APPLICATION ATTACHMENTS



ATTACHMENT A
CITY OF MILWAUKEE HOUSING TRUST FUND
INCOME LIMITS - 2022

| Income Level | Applicability | Household Size | | | | | | | |
|--------------|--|----------------|--------|--------|--------|---------|---------|---------|---------|
| | | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 |
| 30% of CMI | | 19,750 | 22,650 | 25,500 | 28,300 | 30,600 | 32,850 | 35,100 | 37,400 |
| 50% of CMI | Homeless Housing Projects (Any Amount of HTF Assistance) | 33,050 | 37,800 | 42,500 | 47,200 | 51,000 | 54,800 | 58,550 | 62,350 |
| 60% of CMI | Rental Housing Projects (Any Amount of HTF Assistance) | 39,638 | 45,300 | 50,963 | 56,625 | 61,163 | 65,700 | 70,238 | 74,775 |
| 65% of CMI | Owner-Occupied Housing - Substantial Projects (HTF Assistance More than \$5,000) | 42,941 | 49,075 | 55,209 | 61,344 | 66,259 | 71,175 | 76,091 | 81,006 |
| 80% of CMI | | 52,850 | 60,400 | 67,950 | 75,500 | 81,550 | 87,600 | 93,650 | 99,700 |
| 100% of CMI | Owner-Occupied Housing - Modest Projects Including Acquisition & Rehabilitation, Acquisition, New Construction or Rehabilitation of Owner-Occupied Housing (HTF Assistance is \$5,000 or less) | 66,063 | 75,500 | 84,938 | 94,375 | 101,938 | 109,500 | 117,063 | 124,625 |

1. Income Limits are based on the HUD HOME Program Limits and are subject to change annually.

ATTACHMENT C

Department of Administration
Purchasing Division

**Affidavit of Compliance with
Living Wage Provision**

Bid / RFP # _____

In accordance with Section 310-13 of the City of Milwaukee Code of Ordinances, living wage rates of pay are posted to the City of Milwaukee’s website on March 1st of each calendar year. The rates of pay can be found at <http://city.milwaukee.gov> > Directory > Purchasing Division > Forms & Affidavits > Living Wage Rates, History & Updates.

| <i>Effective Date</i> | <i>Base Wage Required (\$ per hour)</i> |
|-----------------------|---|
| March 1, 2022 | \$12.21 |

The undersigned hereby agrees to the following:

- To pay all workers employed by the Contractor in the performance of this contract, whether on a full-time or part-time basis, a base wage of not less than the living wage rate as determined yearly by the City of Milwaukee City Clerk.
- No rebate or refund of any part of the wages will be paid by the employee to the employer.
- New rates that go into effect will be adhered to promptly.
- To provide the Purchasing Division a sworn Affidavit every three (3) months during the contract term and within 10 days following the completion of the contract
- To procure and submit a like sworn Affidavit from every subcontractor employed by the contractor.

I/We hereby state that I/we will comply with Section 310-13 of the City of Milwaukee Code of Ordinances as stated above:

Company Name: _____

Authorized Signature: _____

Printed Name: _____

Date: _____

Personally came before me on this ____ day of _____, 20____,

(he/she) _____ who acknowledges that he/she executed the foregoing document for the purpose therein contained for and on behalf of said company. IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Notary Public Signature

Print Name

My commission expires: _____

| INCOME TARGETING TABLE | | *AMI Based On Average Household Size of 4 | |
|------------------------|---------------|---|---------------|
| AMI % | Rating Points | | |
| Up to 30% | 20 | 0 | 28,300 |
| >30% to 40% | 18 | 28,301 | 37,750 |
| >40% to 50% | 15 | 37,751 | 47,200 |
| >50% to 60% | 12 | 47,201 | 56,600 |
| >60% to 80% | 7 | 56,601 | 75,500 |
| >80% to 100% | 3 | 75,501 | 94,400 |

*County Median Income 4 person household

\$75,500

| UNIT FORMULA TABLE | | | | | |
|---|------------------|------------------|------------------|-----------------|------------------|
| Up to 30% AMI | >30% to 40% AMI | >40% to 50% AMI | >50% to 60% AMI | >60% to 80% AMI | >80% to 100% AMI |
| 20 $\frac{B}{A}$ | 18 $\frac{B}{A}$ | 15 $\frac{B}{A}$ | 12 $\frac{B}{A}$ | 7 $\frac{B}{A}$ | 3 $\frac{B}{A}$ |
| | | | | | |
| A = Total Units B = Units meeting HTF Income Targets | | | | | |

- Step 1: Determine which HTF target income level the project (or units) falls under (30% AMI, 40% AMI, 50% AMI, 60% AMI, 80% AMI, or 100% AMI)
- Step 2: Using the INCOME TARGETING TABLE, identify the income level which is appropriate for your project
- Step 3: Locate the Rating Points associated with the income target for your project (15, 12, 7, etc)
- Step 4: Using the Rating Points identified in step 3, locate the appropriate formula set to use in the UNIT FORMULA TABLE
- Step 5: Using the UNIT FORMULA TABLE, place the number of units meeting the project income target identified in step 2 as the Numerator (B).
- Step 6: Place the Total Number of units as the Denominator (A).
- Step 7: Run the calculation to determine the appropriate number of points awarded for this section (for mixed income projects the calculation must be ran for the number of units under each income target.
- If applicable*
- Step 8: Add the points together (from step 7) and round to the nearest whole number to get score.

Example:

- Project (Units) is in the 50% CMI category
- Project will have 50 units of which 25 are for households making at or around \$38,000/yr
- The above two facts results in the project (units) being given 15 rating points.

Calculation: $15 \text{ (rating points)} * (25 \text{ (# of units targeted)} \text{ over } 50 \text{ (total units)})$
 $15 * 25/50 = \text{or } 7.5 \text{ points.}$ (This assumes that the remaining 25 units are targeted for households greater than 100%)

If remaining units fall under 100% CMI run the calculation at the appropriate income level and number of units

Example:

- Remaining Units are in the 60% CMI category
- Project will have 50 units of which 25 are for households making at or around \$50,000/yr
- The above two facts results in the project (units) being given 12 rating points.

Calculation: $12 \text{ (rating points)} * (25 \text{ (# of units targeted)} \text{ over } 50 \text{ (total units)})$
 $12 * 25/50 = \text{or } 6 \text{ points.}$

Total points for this project is $7.5+6=13.5$ points