

**State of Alaska  
FY2015 Governor's Operating Budget**

**Department of Revenue  
Alaska Corporation for Affordable Housing  
Component Budget Summary**

**Component: Alaska Corporation for Affordable Housing****Contribution to Department's Mission**

The primary purpose of the subsidiary Alaska Corporation for Affordable Housing (ACAH) is to allow AHFC to take advantage of financing options in order to expand of public housing. Examples include usage of the Low Income Housing Tax Credit program, accessing tax exempt bond financing, and partnering with private sector developers.

**Major Component Accomplishments in 2013**

This is a new component, however, ACAH has been incorporated, bank accounts are set-up, a 501(c)(3) application to the IRS has been completed and the subsidiary has purchased a lot in Mountain View using federal Neighborhood Stabilization Program funding. The Development Team has refined the focus and begun the process of acquiring a development partner.

In May, 2011 HB 119 was signed into law, amending AS 18.56.086 to include “the acquisition, development, management, or operation of affordable housing” to the category of activities for which AHFC could create a subsidiary corporation. As discussed in the department’s mission, the primary purpose of this subsidiary is to allow AHFC to take advantage of a variety of financing options for the expansion of public housing, including the Low Income Housing Tax Credit Program and tax exempt bond financing.

The subsidiary created by is known by HUD as an “instrumentality” under HUD’s definition. This model has been used by other public housing authorities to increase affordable housing. It will follow existing AHFC administrative policies and procedures. AHFC’s Board of Directors serves as the Board of Directors for the subsidiary corporation and the officers include one board member, the CEO of AHFC and the Director of the Public Housing Division.

**Key Component Challenges**

- Maneuvering through the Federal, State, and Local approval processes to expend funding in an efficient manner. For example, the HUD demolition/disposition application for redevelopment of the 16 family housing units on San Roberto Street in Anchorage has been delayed. Although, the disposition application to HUD on the San Roberto properties continues to move forward, an engineering firm had to be contracted to update the site assessment and cost estimate, due to HUD determination that a more current analysis was needed;
- Selection of private-sector developers as long-term partners; and
- Working with local community councils and other interested groups to keep them informed of the progress and updates on development plans.

**Significant Changes in Results to be Delivered in FY2015**

After a developer is selected, taking advantage of a variety of financing options for the expansion of public housing, including the Low Income Housing Tax Credit Program and tax exempt bond financing will be finalized and construction will begin on both the San Roberto and the Mountain View sites.

**Statutory and Regulatory Authority**

In May, 2011 HB 119 was signed into law amending AS 18.56.086 to include “the acquisition, development, management, or operation of affordable housing” to the category of activities for which AHFC could create a subsidiary corporation.

**Contact Information**

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**Alaska Corporation for Affordable Housing  
Component Financial Summary**

*All dollars shown in thousands*

	FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
<b>Non-Formula Program:</b>			
<b>Component Expenditures:</b>			
71000 Personal Services	0.0	257.5	259.5
72000 Travel	0.0	25.0	25.0
73000 Services	0.0	125.0	125.0
74000 Commodities	0.0	29.5	29.5
75000 Capital Outlay	0.0	35.0	35.0
77000 Grants, Benefits	0.0	0.0	0.0
78000 Miscellaneous	0.0	0.0	0.0
<b>Expenditure Totals</b>	<b>0.0</b>	<b>472.0</b>	<b>474.0</b>
<b>Funding Sources:</b>			
1002 Federal Receipts	0.0	304.9	305.5
1061 Capital Improvement Project Receipts	0.0	167.1	168.5
<b>Funding Totals</b>	<b>0.0</b>	<b>472.0</b>	<b>474.0</b>

**Estimated Revenue Collections**

Description	Master Revenue Account	FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
<b>Unrestricted Revenues</b>				
Capital Improvement Project Receipts	51200	0.0	167.1	168.5
Federal Receipts	51010	0.0	304.9	305.5
<b>Unrestricted Total</b>		<b>0.0</b>	<b>472.0</b>	<b>474.0</b>
<b>Restricted Revenues</b>				
None.		0.0	0.0	0.0
<b>Restricted Total</b>		<b>0.0</b>	<b>0.0</b>	<b>0.0</b>
<b>Total Estimated Revenues</b>		<b>0.0</b>	<b>472.0</b>	<b>474.0</b>

**Summary of Component Budget Changes  
From FY2014 Management Plan to FY2015 Governor**

*All dollars shown in thousands*

	<u>Unrestricted Gen (UGF)</u>	<u>Designated Gen (DGF)</u>	<u>Other Funds</u>	<u>Federal Funds</u>	<u>Total Funds</u>
<b>FY2014 Management Plan</b>	<b>0.0</b>	<b>0.0</b>	<b>167.1</b>	<b>304.9</b>	<b>472.0</b>
<b>Adjustments which will continue current level of service:</b>					
-FY2015 Salary Increases	0.0	0.0	1.6	0.8	2.4
-FY2015 Health Insurance and Working Reserve Rate Reductions	0.0	0.0	-0.2	-0.2	-0.4
<b>FY2015 Governor</b>	<b>0.0</b>	<b>0.0</b>	<b>168.5</b>	<b>305.5</b>	<b>474.0</b>

**Alaska Corporation for Affordable Housing  
Personal Services Information**

<b>Authorized Positions</b>			<b>Personal Services Costs</b>	
	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>		
Full-time	2	2	Annual Salaries	155,388
Part-time	0	0	COLA	2,247
Nonpermanent	0	0	Premium Pay	0
			Annual Benefits	102,353
			<i>Less 0.19% Vacancy Factor</i>	(488)
			Lump Sum Premium Pay	0
<b>Totals</b>	<b>2</b>	<b>2</b>	<b>Total Personal Services</b>	<b>259,500</b>

**Position Classification Summary**

<b>Job Class Title</b>	<b>Anchorage</b>	<b>Fairbanks</b>	<b>Juneau</b>	<b>Others</b>	<b>Total</b>
Administrative Assistant IV	1	0	0	0	1
Manager, Special Project	1	0	0	0	1
<b>Totals</b>	<b>2</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>2</b>

**Component Detail All Funds**  
**Department of Revenue**

**Component:** Alaska Corporation for Affordable Housing (AR15558) (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

	FY2013 Actuals	FY2014 Conference Committee	FY2014 Authorized	FY2014 Management Plan	FY2015 Governor	FY2014 Management Plan vs FY2015 Governor	
71000 Personal Services	0.0	255.3	257.5	257.5	259.5	2.0	0.8%
72000 Travel	0.0	25.0	25.0	25.0	25.0	0.0	0.0%
73000 Services	0.0	125.0	125.0	125.0	125.0	0.0	0.0%
74000 Commodities	0.0	29.5	29.5	29.5	29.5	0.0	0.0%
75000 Capital Outlay	0.0	35.0	35.0	35.0	35.0	0.0	0.0%
77000 Grants, Benefits	0.0	0.0	0.0	0.0	0.0	0.0	0.0%
78000 Miscellaneous	0.0	0.0	0.0	0.0	0.0	0.0	0.0%
<b>Totals</b>	<b>0.0</b>	<b>469.8</b>	<b>472.0</b>	<b>472.0</b>	<b>474.0</b>	<b>2.0</b>	<b>0.4%</b>
<b>Fund Sources:</b>							
1002Fed Rcpts (Fed)	0.0	304.2	304.9	304.9	305.5	0.6	0.2%
1061CIP Rcpts (Other)	0.0	165.6	167.1	167.1	168.5	1.4	0.8%
<b>Unrestricted General (UGF)</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0%</b>
<b>Designated General (DGF)</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0</b>	<b>0.0%</b>
<b>Other Funds</b>	<b>0.0</b>	<b>165.6</b>	<b>167.1</b>	<b>167.1</b>	<b>168.5</b>	<b>1.4</b>	<b>0.8%</b>
<b>Federal Funds</b>	<b>0.0</b>	<b>304.2</b>	<b>304.9</b>	<b>304.9</b>	<b>305.5</b>	<b>0.6</b>	<b>0.2%</b>
<b>Positions:</b>							
Permanent Full Time	0	2	2	2	2	0	0.0%
Permanent Part Time	0	0	0	0	0	0	0.0%
Non Permanent	0	0	0	0	0	0	0.0%

**Change Record Detail - Multiple Scenarios with Descriptions**  
**Department of Revenue**

**Component:** Alaska Corporation for Affordable Housing (3048)

**RDU:** Alaska Housing Finance Corporation (46)

Scenario/Change Record Title	Trans Type	Totals	Personal Services	Travel	Services	Commodities	Capital Outlay	Grants, Benefits	Miscellaneous	Positions		NP
										PFT	PPT	
***** Changes From FY2014 Conference Committee To FY2014 Authorized *****												
<b>FY2014 Conference Committee</b>												
	ConfCom	469.8	255.3	25.0	125.0	29.5	35.0	0.0	0.0	2	0	0
1002 Fed Rcpts		304.2										
1061 CIP Rcpts		165.6										
<b>Compensation of Non-Covered Employees Ch47 SLA2013 (SB95) (Sec2 Ch14 SLA2013 P43 L10 (HB65) and Sec2 Ch15 P8 L10 (HB66))</b>												
	FisNot	2.2	2.2	0.0	0.0	0.0	0.0	0.0	0.0	0	0	0
1002 Fed Rcpts		0.7										
1061 CIP Rcpts		1.5										
SB95 relates to the compensation, allowances, geographic differentials in pay, and leave of certain public officials, officers, and employees not covered by collective bargaining agreements, and relates to certain petroleum engineers and petroleum geologists employed by the Department of Natural Resources.												
<b>Subtotal</b>		<b>472.0</b>	<b>257.5</b>	<b>25.0</b>	<b>125.0</b>	<b>29.5</b>	<b>35.0</b>	<b>0.0</b>	<b>0.0</b>	<b>2</b>	<b>0</b>	<b>0</b>
***** Changes From FY2014 Authorized To FY2014 Management Plan *****												
<b>Subtotal</b>		<b>472.0</b>	<b>257.5</b>	<b>25.0</b>	<b>125.0</b>	<b>29.5</b>	<b>35.0</b>	<b>0.0</b>	<b>0.0</b>	<b>2</b>	<b>0</b>	<b>0</b>
***** Changes From FY2014 Management Plan To FY2015 Governor *****												
<b>FY2015 Salary Increases</b>												
	SalAdj	2.4	2.4	0.0	0.0	0.0	0.0	0.0	0.0	0	0	0
1002 Fed Rcpts		0.8										
1061 CIP Rcpts		1.6										
Cost of living allowance for certain bargaining units: \$2.4												
Year two cost of living allowance for non-covered employees - 1%: \$2.4												
<b>FY2015 Health Insurance and Working Reserve Rate Reductions</b>												
	SalAdj	-0.4	-0.4	0.0	0.0	0.0	0.0	0.0	0.0	0	0	0
1002 Fed Rcpts		-0.2										
1061 CIP Rcpts		-0.2										
FY2015 budget reduction for decrease in the AlaskaCare health insurance premium and working reserve rates: \$-0.4												
AlaskaCare health benefit decrease from \$1,389 to \$1,371: \$-0.4												
<b>Totals</b>		<b>474.0</b>	<b>259.5</b>	<b>25.0</b>	<b>125.0</b>	<b>29.5</b>	<b>35.0</b>	<b>0.0</b>	<b>0.0</b>	<b>2</b>	<b>0</b>	<b>0</b>

**Personal Services Expenditure Detail**  
**Department of Revenue**

**Scenario:** FY2015 Governor (11059)  
**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

PCN	Job Class Title	Time Status	Retire Code	Barg Unit	Location	Salary Sched	Range / Step	Comp Months	Split / Count	Annual Salaries	COLA	Premium Pay	Annual Benefits	Total Costs	GF Amount
04-073X	Administrative Assistant IV	FT	1	--	Anchorage	-A	14E / F	12.0		51,180	740	0	39,341	91,261	0
04-078X	Manager, Special Project	FT	1	--	Anchorage	-A	21L / M	12.0		104,208	1,507	0	63,012	168,727	0
													<b>Total Salary Costs:</b>	155,388	
													<b>Total COLA:</b>	2,247	
													<b>Total Premium Pay:</b>	0	
													<b>Total Benefits:</b>	102,353	
													<b>Total Pre-Vacancy:</b>	259,988	
													<b>Minus Vacancy Adjustment of 0.19%:</b>	(488)	
													<b>Total Post-Vacancy:</b>	259,500	
													<b>Plus Lump Sum Premium Pay:</b>	0	
													<b>Personal Services Line 100:</b>	259,500	
<b>Total Component Months:</b>		24.0													

<b>PCN Funding Sources:</b>	<b>Pre-Vacancy</b>	<b>Post-Vacancy</b>	<b>Percent</b>
1002 Federal Receipts	91,261	91,090	35.10%
1061 Capital Improvement Project Receipts	168,727	168,410	64.90%
<b>Total PCN Funding:</b>	<b>259,988</b>	<b>259,500</b>	<b>100.00%</b>

Note: If a position is split, an asterisk (\*) will appear in the Split/Count column. If the split position is also counted in the component, two asterisks (\*\*) will appear in this column. [No valid job title] appearing in the Job Class Title indicates that the PCN has an invalid class code or invalid range for the class code effective date of this scenario.

**Line Item Detail**  
**Department of Revenue**  
**Personal Services**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

Line Number	Line Name		FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
71000	Personal Services		0.0	257.5	259.5
<b>Expenditure Account</b>			<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
		<b>Servicing Agency</b>			
		<b>Explanation</b>			
<b>71000 Personal Services Detail Totals</b>			<b>0.0</b>	<b>255.3</b>	<b>255.3</b>
71000	Total Personal Services		0.0	255.3	255.3

**Line Item Detail**  
**Department of Revenue**  
**Travel**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

Line Number	Line Name		FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
72000	Travel		0.0	25.0	25.0
Expenditure Account	Servicing Agency	Explanation	FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
<b>72000 Travel Detail Totals</b>			<b>0.0</b>	<b>25.0</b>	<b>25.0</b>
72100	Instate Travel		0.0	15.0	15.0
72400	Out Of State Travel		0.0	10.0	10.0

**Line Item Detail**  
**Department of Revenue**  
**Services**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

Line Number	Line Name		FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
73000	Services		0.0	125.0	125.0
<b>Expenditure Account</b>			<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
		<b>Servicing Agency</b>			
		<b>Explanation</b>			
<b>73000 Services Detail Totals</b>			<b>0.0</b>	<b>125.0</b>	<b>125.0</b>
73750	Other Services (Non IA Svcs)		0.0	125.0	125.0

**Line Item Detail**  
**Department of Revenue**  
**Commodities**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

<b>Line Number</b>	<b>Line Name</b>		<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
74000	Commodities		0.0	29.5	29.5
<b>Expenditure Account</b>	<b>Servicing Agency</b>	<b>Explanation</b>	<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
		<b>74000 Commodities Detail Totals</b>	<b>0.0</b>	<b>29.5</b>	<b>29.5</b>
74200	Business		0.0	29.5	29.5

**Line Item Detail**  
**Department of Revenue**  
**Capital Outlay**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

Line Number	Line Name		FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
75000	Capital Outlay		0.0	35.0	35.0
Expenditure Account	Servicing Agency	Explanation	FY2013 Actuals	FY2014 Management Plan	FY2015 Governor
<b>75000 Capital Outlay Detail Totals</b>			<b>0.0</b>	<b>35.0</b>	<b>35.0</b>
75753	Automobiles/Trucks		0.0	35.0	35.0

**Unrestricted Revenue Detail**  
**Department of Revenue**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

<b>Master Account</b>	<b>Revenue Description</b>				<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
51010	Federal Receipts				0.0	304.9	305.5
<b>Detail Information</b>							
<b>Revenue Amount</b>	<b>Revenue Description</b>	<b>Component</b>	<b>Collocation Code</b>	<b>AKSAS Fund</b>	<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
51010	Federal Receipts				0.0	304.9	305.5

**Unrestricted Revenue Detail**  
**Department of Revenue**

**Component:** Alaska Corporation for Affordable Housing (3048)  
**RDU:** Alaska Housing Finance Corporation (46)

<b>Master Account</b>	<b>Revenue Description</b>				<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
51200	Capital Improvement Project Receipts				0.0	167.1	168.5
<b>Detail Information</b>							
<b>Revenue Amount</b>	<b>Revenue Description</b>	<b>Component</b>	<b>Collocation Code</b>	<b>AKSAS Fund</b>	<b>FY2013 Actuals</b>	<b>FY2014 Management Plan</b>	<b>FY2015 Governor</b>
51200	Cap Improv Proj Rec	AHFC Operations			0.0	167.1	168.5