



2009 Major Housing Issues

Federal:

- ✚ **State Dollars are needed to access Federal dollars**
 1. For every \$16 of SAIL Appropriates “buys” \$84 of federal bonds and tax credits
- ✚ **Program Description for implementation of Federal “Making Home Affordable”**
 1. Home Affordable Refinance Program for Responsible Homeowners Suffering From Falling Home Prices
 2. A Comprehensive \$75 Billion Home Affordable Modification Program
 - A Loan Modification Plan to Reach up to 3 to 4 Million Homeowners
 - o Shared Effort with Lenders to Reduce Mortgage Payments
 - o Incentives to Servicers and Borrowers
 - Clear and Consistent Guidelines for Loan Modifications
 - Required Participation by Financial Stability Plan Participants
 - Modifications of Home Mortgages During Bankruptcy
 - Strengthen Hope for Homeowners and Other FHA Loan Programs
 - Support Local Communities and Help Displaced Renters
 3. Support Low Mortgage Rates by Strengthening Confidence in Fannie Mae and Freddie Mac

State:

Fund the Sadowski Trust Fund and appropriate housing monies for Housing in 2009 to accelerate Florida’s economy.

Housing is the greatest economic engine: when the engine is fueled our economy thrives, when that engine is starved our economy dies. By using the funds dedicated for housing to fund housing and not to fill the general revenue deficits:

Every one million dollars of state appropriations for housing produces:
\$4.62 million of housing
\$7.66 million of economic activity
77 jobs

If full Sadowski Funding of 175.4 Million was appropriated in 2009:
Housing Units: 7,060 Economic Activity: 1.34 billion Income 521.8 million Jobs:
13,656 State Sales Revenue: 12,804,480

Challenge:

Legislators believe that due to the “foreclosed” homes in the pipeline, and housing that is built and not sold, there is no new housing needed. These homes will not be available to the same families that are served by the state housing dollars. In addition, soft dollars are needed for down payment assistance for those that can purchase homes. Single family home prices are down – apartment rates are not. The deficit of affordable rental housing continues to grow. Many families losing homeownership are in need of rentals. Florida’s workforce needs affordable rental housing.