

WHAT'S NEW

2019 INCOME LIMITS RELEASED

HUD Assisted Programs: [Click HERE](#)

Multi-Family Tax Subsidy Program: [Click HERE](#)

FDIC: [Click HERE](#)

POLICY UPDATES

QUALIFIED CONTRACTS

The final Qualified Contract policy has been posted [HERE](#) on the Asset Management website.

COMPLIANCE CORNER

UPDATES TO INSPECTIONS & AUDITS

Did you miss the Special Edition Blast on 4/9/2019? Click [HERE](#) to view the Updates and Changes to the Monitoring and Review processes, as featured in the Blast.

CORRECTION

The [Pre-Audit Checklist](#) has been revised; **Bullet 2** should be *Tenant lease* [no specific format required] and **Bullet 3** should be *Rent Roll in Excel Format*.

ASSET MANAGEMENT

CORRECT NON-COMPLIANCE

A request for a Project Concept Changes (PCC) or Qualified Contract (QC) will not be approved by DCA until all findings of non-compliance noted in the most recent DCA Compliance Review Close Letter are corrected.

MITAS

Remember, Mitas reporting must be in compliance (all tenant information uploaded by the 10th of each month) **prior to** a PCC or QC approval.

REINSPECTIONS

There is a Non-Compliant Reinspection fee due to DCA for any reinspections related to verification of uncorrected non-Compliance. The fee must be **paid prior** to a PCC or QC approval. The fee is a minimum of \$75 per unit, plus travel expenses, as found in the [2019 QAP](#).

AUDITED FINANCIAL STATEMENTS

Properties that have not submitted Audited Financial statements as of the due date

yesterday, April 30th, will receive an administrative finding of non-compliance. Please submit the statements as soon as possible to cure your finding. A finding of non-compliance on your property directly impacts Property Management scoring for future rating purposes.

REMEMBER: Annual audited financial statements **are only required** for properties that were funded with a HOME loan or for Tax Exchange properties. DCA policy changes currently under consideration may result in Tax Credit properties being required to provide copies of audited financial statements as requested or annually. Advance notice of this policy change will be provided through the DCA Office of Portfolio Management email blast with regard to the effective date of such a requirement.

If your property was not funded with a HOME loan, the above audit due date notice does not apply to your property.

A HELPING HAND

HOME OWNERSHIP VS RENTING

The cost of owning versus renting can be as much as \$400 more for Georgia homeowners. A recent article published by CNBC spotlights the recent spike in homeownership costs that cause the variance. Check out the article [HERE](#) to weigh in on the age old question; *Should I buy or should I rent?*

DON'T FORGET TO REMEMBER. . .

HOME TRAINING

Need to brush up on your HOME Investment Partnership Program knowledge? If you have been searching for a training to capture HOME fundamentals, [TDA Consulting](#) will host a 3-day HOME training in Birmingham, Alabama, June 4 to June 6. Check out more registration information [HERE](#).

MEMORIAL DAY

The DCA offices will closed on Monday, May 27th, in observation of Memorial Day.

Georgia Housing Search

Listing on GeorgiaHousingSearch.org is completely free and can be done online at GeorgiaHousingSearch.org or via a toll-free call center at 877-428-8844. For GeorgiaHousingSearch.org questions, please call 877-428-8844 (quickest and easiest!) or register online at www.GeorgiaHousingSearch.org.

Previous Notifications

Placed In Service Notification to DCA

To sign up for this **DCA Compliance Blast**, click [here](#) and join our email group for updates!

DCA should be notified using the **Placed In Service Notification** no later than 30 days after the first building in your development is placed in service. The required notification form can be found on the [Compliance Monitoring](#) site, select the "Form" icon.

The form includes instructions for setting the



 [DCA Fair Housing Statement](#)








 [DCA Compliance](#)

development up in MITAS and obtaining initial access to MITAS for the property. For questions about the form or set up, send your email to compliance@dca.ga.gov.

The Georgia Department of Community Affairs is committed to providing all persons with equal access to its services, programs, activities, education and employment regardless of race, color, national origin, religion, sex, familial status, or disability.

For reasonable accommodations or alternate format information please contact compliance@dca.ga.gov



-  [Website Mitas](#)
-  [MTSP Income Limits](#)
-  [HOME Income Limits](#)
-  [HOME Rent Limits](#)
-  [Georgia Housing Search](#)
-  [DCA Allocation Documents by Year](#)
-  [Applicants & Funded Projects](#)

Quick Links

[GA Affordable Housing Coalition](#)

[2013 HOME Final Rule](#)

 [Violence Against Women Act \(VAWA\)](#)

 [Fair Housing Limited English Proficiency \(LEP\)](#)

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