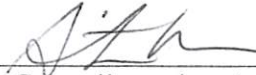



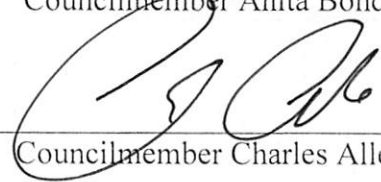
Councilmember David Grosso



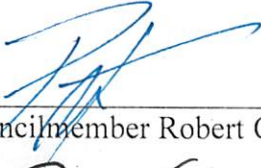
Councilmember Anita Bonds



Councilmember Brianne K. Nadeau



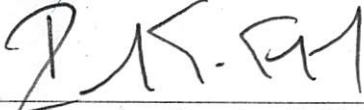
Councilmember Charles Allen



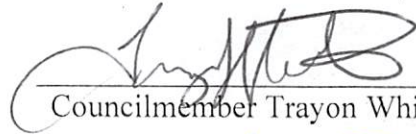
Councilmember Robert C. White, Jr.



Councilmember Mary M. Cheh



Councilmember Brandon T. Todd



Councilmember Trayon White, Sr.



Councilmember Jack Evans

A BILL

IN THE COUNCIL OF THE DISTRICT OF COLUMBIA

To amend the Home Purchase Assistance Fund Act of 1978 to increase the maximum amount of down payment assistance to \$100,000; to set the minimum amount of down payment assistance at \$30,000; to provide Home Purchase Assistance Program borrowers a grant for essential home repairs of a maximum of \$15,000; to no longer require HPAP inspection forms to include a requirement that a seller make repairs noted by an HPAP inspector for a borrower to be eligible for funding provided by the Program; and to remove any maximum amount of funding limitation for 203k renovation loans.

BE IT ENACTED BY THE COUNCIL OF THE DISTRICT OF COLUMBIA, That this act may be cited as the "Home Purchase Assistance Amendment Act of 2019".

Sec. 2. Section 3a of the Home Purchase Assistance Fund Act of 1978, effective September 12, 1978 (D.C. Law 2-103; D.C. Official Code § 2602.01), is amended as follows:

(a) Subsection (a)(2) is amended to read as follows:

22 “(a)(2)(A) The maximum amount of down payment assistance for the lowest income
23 applicant available under the Program shall be \$100,000.

24 “(B) The minimum amount of down payment assistance shall be \$30,000.

25 “(C) The maximum and minimum amounts of down payment assistance
26 shall be adjusted based on the applicant’s income according to 14 DCMR § 2503.1(b)(1).”.

27 (b) New subsections (c) through (e) are added to read as follows:

28 “(c) The Program shall provide a grant for a borrower to make essential repairs to a
29 home purchased with HPAP assistance in the maximum amount of \$15,000.

30 “(1) Repairs permitted by this subsection are:

31 “(A) Repairs mandated by an HPAP home inspection; and

32 “(B) Lender required repairs.

33 “(2) The grant may be used for a property appraisal, miscellaneous fees, title
34 insurance costs, and other such expenses incurred in implementing the grant.

35 “(3) The grant provided by this subsection shall be held in escrow by the title
36 company and be available to an HPAP borrower for 90 days beginning at settlement.

37 “(4) A borrower shall obtain a property appraisal by a licensed appraiser not more
38 than 90 day before commencing repair work.

39 “(5) All repair work funded by the grant shall be done by contractors licensed to
40 work in the District of Columbia.

41 “(6)(A)The title company shall be responsible for paying a licensed contractor.

42 “(B)(i) The contractor shall be paid 50% of the contracted amount at
43 settlement; and

44 “(ii) The remaining 50% shall be paid to the contractor after the
45 contracted work is completed and an HPAP inspector has signed off that the work was properly
46 performed.

47 “(7) A borrower shall submit documentation from a licensed contractor within 30
48 days of completion of all repairs funded by the grant.

49 “(8) After expiration of the 90 days of grant availability, any unused portion of
50 the grant shall return to the general HPAP budget.

51 “(9) In consultation with stakeholders, the Mayor shall provide a form to
52 implement this subsection. The form shall:

53 “(A) List inspection criteria and whether the contracted work has passed
54 or failed inspection;

55 “(B) Specify required repairs in the event the contracted work failed
56 inspection; and

57 “(C) State that the inspection would be satisfied upon completion of the
58 repairs listed in subparagraph (B) of this paragraph.

59 “(d) HPAP inspection forms shall not include a requirement that a seller make repairs
60 noted by an HPAP inspector for a borrower to be eligible for funding provided by the Program.

61 “(e) The Program shall not include a maximum amount of funding for 203k renovation
62 loans (12 U.S.C. 1709).”.

63 Sec. 3. Applicability.

64 (a) This Act shall apply upon the date of inclusion of their fiscal effect in an approved
65 budget and financial plan.

66 (b) The Chief Financial Officer shall certify the date of the inclusion of the fiscal effect in
67 an approved budget and financial plan and provide notice to the Budget Director of the Council
68 of the certification.

69 (c)(1) The Budget Director shall cause the notice of the certification to be published in
70 the District of Columbia Register.

71 (2) The date of publication of the notice of the certification shall not affect the
72 applicability of this act.

73 Sec. 4. Fiscal impact statement.

74 The Council of the District of Columbia adopts the fiscal impact statement in the
75 committee report as the fiscal impact statement required by section 4a of the General Legislative
76 Procedures Act of 1975, approved October 16, 2006 (120 Stat. 2038; D.C. Official Code § 1-
77 301.47a).

78 Sec. 5. Effective date.

79 This act shall take effect following approval by the Mayor (or in the event of veto by the
80 Mayor, action by Council to override the veto), a 30-day period of congressional review as
81 provided in section 602(c)(1) of the District of Columbia Home Rule Act, approved December
82 24, 1973 (87 Stat. 813; D.C. Official Code § 1-206.02(c)(1)), and publication in the District of
83 Columbia Register.