

9308 RATING AND RANKING OF APPLICATIONS

9308.1 If DCHA proceeds under Subsection 9304.2 of this title, the following criteria may be used to rate and rank applications:

- (a) The property's ability to meet one or more of the five criteria listed in Section 9300 of this title;
- (b) In properties with four or more units, a weighted average bedroom size exceeding 1.4;
- (c) Experience of the Owner and Development Team in successful completion of one or more mixed income, HUD subsidized residential development projects;
- (d) Demonstrated market demand for the property if the project will require a lease up from a predominantly vacant condition or will have a rent increase of more than fifteen percent (15%) in the market units;
- (e) The experience and professionalism of the proposed management company in providing high quality management of innovative projects and the quality of the proposed Management and Maintenance Plan;
- (f) The convenience of the facilities and amenities of the neighborhood and, if the property is located in a poverty impacted neighborhood, a comprehensive neighborhood revitalization strategy must be underway or realistically expected to begin implementation in the next three (3) years.
- (g) Such other factors as are published in an announcement.

9308.2 Subsidies will be awarded up to the annual percentage of the total DCHA Housing Choice Voucher Program allocation established pursuant to Subsection 9302.3 of this title.

9308.3 In the event that there are more units qualifying for Partnership Program subsidies than are available, Partnership Program subsidies will be reserved for successful applications based on the rating and ranking performed by DCHA.

SOURCE: Final Rulemaking published at 49 DCR 5800 (June 21, 2002); as amended by Emergency and Proposed Rulemaking published at 51 DCR 974 (January 23, 2004) [EXPIRED]; as amended by Final Rulemaking published at 51 DCR 5016 (May 14, 2004).