

110TH CONGRESS  
1ST SESSION

# S. 2330

To authorize a pilot program within the Departments of Veterans Affairs and Housing and Urban Development with the goal of preventing at-risk veterans and veteran families from falling into homelessness, and for other purposes.

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## IN THE SENATE OF THE UNITED STATES

NOVEMBER 8, 2007

Mr. REID (for Mr. OBAMA (for himself and Mr. MENENDEZ)) introduced the following bill; which was read twice and referred to the Committee on Banking, Housing, and Urban Affairs

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## A BILL

To authorize a pilot program within the Departments of Veterans Affairs and Housing and Urban Development with the goal of preventing at-risk veterans and veteran families from falling into homelessness, and for other purposes.

1 *Be it enacted by the Senate and House of Representa-*  
2 *tives of the United States of America in Congress assembled,*

3 **SECTION 1. SHORT TITLE.**

4 This Act may be cited as the “Veterans Homelessness  
5 Prevention Act”.

1 **SEC. 2. PILOT PROGRAM TO PROVIDE SUPPORTIVE HOUS-**  
2 **ING FOR VERY LOW-INCOME VETERAN FAMI-**  
3 **LIES.**

4 (a) PURPOSE.—The purposes of this section are—

5 (1) to expand the supply of permanent housing  
6 for very low-income veteran families; and

7 (2) to provide supportive services through such  
8 housing to support the needs of such veteran fami-  
9 lies.

10 (b) ESTABLISHMENT OF PILOT PROGRAM.—

11 (1) IN GENERAL.—The Secretary of Housing  
12 and Urban Development shall establish a pilot pro-  
13 gram to provide assistance to private nonprofit orga-  
14 nizations and consumer cooperatives to expand the  
15 supply of supportive housing for very low-income  
16 veteran families

17 (2) AUTHORITY TO PROVIDE ASSISTANCE.—The  
18 Secretary shall, to the extent amounts are made  
19 available for assistance under this section and the  
20 Secretary receives approvable applications for such  
21 assistance, provide assistance to private nonprofit  
22 organizations and consumer cooperatives to carry  
23 out the pilot program established under paragraph  
24 (1).

25 (3) NATURE OF ASSISTANCE.—The assistance  
26 provided under this subsection—

1 (A) shall be available for use to plan for  
2 and finance the acquisition, construction, recon-  
3 struction, or moderate or substantial rehabilita-  
4 tion of a structure or a portion of a structure  
5 to be used as supportive housing for very low-  
6 income veteran families in accordance with this  
7 section; and

8 (B) may also cover the cost of real prop-  
9 erty acquisition, site improvement, conversion,  
10 demolition, relocation, and other expenses that  
11 the Secretary determines are necessary to ex-  
12 pand the supply of supportive housing for very  
13 low-income veteran families.

14 (4) CONSULTATION.—In meeting the require-  
15 ment of this subsection, the Secretary shall consult  
16 with—

17 (A) the Secretary of Veterans Affairs; and

18 (B) the Special Assistant for Veterans Af-  
19 fairs, as such Special Assistant was established  
20 under section 4(g) of the Department of Hous-  
21 ing and Urban Development Act.

22 (c) FORMS OF ASSISTANCE.—Assistance under this  
23 section shall be made available in the following forms:

1           (1) Assistance may be provided as a grant for  
2 costs of planning a project to be used as supportive  
3 housing for very low-income veteran families.

4           (2) Assistance may be provided as a capital ad-  
5 vance under this paragraph for a project, such ad-  
6 vance shall—

7                   (A) bear no interest;

8                   (B) not be required to be repaid so long as  
9 the housing remains available for occupancy by  
10 very low-income veteran families in accordance  
11 with this section; and

12                   (C) be in an amount calculated in accord-  
13 ance with the development cost limitation estab-  
14 lished pursuant to subsection (j).

15           (3) Assistance may be provided as project rent-  
16 al assistance, under an annual contract that—

17                   (A) obligates the Secretary to make  
18 monthly payments to cover any part of the  
19 costs attributed to units occupied (or, as ap-  
20 proved by the Secretary, held for occupancy) by  
21 very low-income veteran families that is not met  
22 from project income;

23                   (B) provides for the project not more than  
24 the sum of the initial annual project rentals for  
25 all units so occupied and any initial utility al-

1 lowances for such units, as approved by the  
2 Secretary;

3 (C) any contract amounts not used by a  
4 project in any year shall remain available to the  
5 project until the expiration of the contract; and

6 (D) provides that the Secretary shall, to  
7 the extent appropriations for such purpose are  
8 made available, adjust the annual contract  
9 amount if the sum of the project income and  
10 the amount of assistance payments available  
11 under this paragraph are inadequate to provide  
12 for reasonable project costs.

13 (d) TENANT RENT CONTRIBUTION.—A very low-in-  
14 come veteran family shall pay as rent for a dwelling unit  
15 assisted under this section the highest of the following  
16 amounts, rounded to the nearest dollar:

17 (1) 30 percent of the veteran family's adjusted  
18 monthly income.

19 (2) 10 percent of the veteran family's monthly  
20 income.

21 (3) If the veteran family is receiving payments  
22 for welfare assistance from a public agency and a  
23 part of such payments, adjusted in accordance with  
24 the veteran family's actual housing costs, is specifi-  
25 cally designated by such agency to meet the veteran

1 family's housing costs, the portion of such payments  
2 which is so designated.

3 (e) TERM OF COMMITMENT.—

4 (1) USE LIMITATIONS.—All units in housing as-  
5 sisted under this section shall be made available for  
6 occupancy by very low-income veteran families for  
7 not less than 15 years.

8 (2) CONTRACT TERMS.—

9 (A) INITIAL TERM.—The initial term of a  
10 contract entered into under subsection (e)(2)  
11 shall be 60 months.

12 (B) EXTENSION.—The Secretary shall, to  
13 the extent approved in appropriation Acts, ex-  
14 tend any expiring contract for a term of not  
15 less than 12 months.

16 (C) AUTHORITY OF SECRETARY TO MAKE  
17 EARLY COMMITMENTS.—In order to facilitate  
18 the orderly extension of expiring contracts, the  
19 Secretary may make commitments to extend ex-  
20 piring contracts during the year prior to the  
21 date of expiration.

22 (f) APPLICATIONS.—

23 (1) IN GENERAL.—Amounts made available  
24 under this section shall be allocated by the Secretary

1 among approvable applications submitted by private  
2 nonprofit organizations and consumer cooperatives.

3 (2) CONTENT OF APPLICATION.—

4 (A) IN GENERAL.—Applications for assist-  
5 ance under this section shall be submitted by an  
6 applicant in such form and in accordance with  
7 such procedures as the Secretary shall estab-  
8 lish.

9 (B) REQUIRED CONTENT.—Applications  
10 for assistance under this section shall contain—

11 (i) a description of the proposed hous-  
12 ing;

13 (ii) a description of the assistance the  
14 applicant seeks under this section;

15 (iii) a description of—

16 (I) the supportive services to be  
17 provided to the persons occupying  
18 such housing;

19 (II) the manner in which such  
20 services will be provided to such per-  
21 sons, including, in the case of frail el-  
22 derly persons (as such term is defined  
23 in section 202 of the Housing Act of  
24 1959 (12 U.S.C. 1701q)), evidence of  
25 such residential supervision as the

1 Secretary determines is necessary to  
2 facilitate the adequate provision of  
3 such services; and

4 (III) the public or private sources  
5 of assistance that can reasonably be  
6 expected to fund or provide such serv-  
7 ices;

8 (iv) a certification from the public of-  
9 ficial responsible for submitting a housing  
10 strategy for the jurisdiction to be served in  
11 accordance with section 105 of the Cran-  
12 ston-Gonzalez National Affordable Housing  
13 Act (42 U.S.C. 12705) that the proposed  
14 project is consistent with the approved  
15 housing strategy; and

16 (v) such other information or certifi-  
17 cations that the Secretary determines to be  
18 necessary or appropriate to achieve the  
19 purposes of this section.

20 (3) REJECTION.—The Secretary shall not reject  
21 any application for assistance under this section on  
22 technical grounds without giving notice of that rejec-  
23 tion and the basis therefore to the applicant.

1 (g) SELECTION CRITERIA.—The Secretary shall es-  
2 tablish selection criteria for assistance under this section,  
3 which shall include criteria—

4 (1) based upon—

5 (A) the ability of the applicant to develop  
6 and operate the proposed housing;

7 (B) the need for supportive housing for  
8 very low-income veteran families in the area to  
9 be served;

10 (C) the extent to which the proposed size  
11 and unit mix of the housing will enable the ap-  
12 plicant to manage and operate the housing effi-  
13 ciently and ensure that the provision of sup-  
14 portive services will be accomplished in an eco-  
15 nomical fashion;

16 (D) the extent to which the proposed de-  
17 sign of the housing will meet the physical needs  
18 of very low-income veteran families;

19 (E) the extent to which the applicant has  
20 demonstrated that the supportive services iden-  
21 tified pursuant to subsection (f)(2)(B)(iii) will  
22 be provided on a consistent, long-term basis;

23 (F) the extent to which the proposed de-  
24 sign of the housing will accommodate the provi-  
25 sion of supportive services that are expected to

1 be needed, either initially or over the useful life  
2 of the housing, by the very low-income veterans  
3 the housing is intended to serve; and

4 (G) such other factors as the Secretary de-  
5 termines to be appropriate to ensure that funds  
6 made available under this section are used ef-  
7 fectively; and

8 (2) appropriate to consider the need for sup-  
9 portive housing for very low-income veteran families  
10 in nonmetropolitan areas and by Indian tribes.

11 (h) PROVISION OF SUPPORTIVE SERVICES TO VET-  
12 ERAN FAMILIES.—

13 (1) IN GENERAL.—The Secretary of Veterans  
14 Affairs shall ensure that any housing assistance pro-  
15 vided to veterans or veteran families includes a  
16 range of services tailored to the needs of the very  
17 low-income veteran families occupying such housing,  
18 which may include services for—

19 (A) outreach;

20 (B) health (including counseling, mental  
21 health, substance abuse, post-traumatic stress  
22 disorder, and traumatic brain injury) diagnosis  
23 and treatment;

24 (C) habilitation and rehabilitation;

25 (D) case management;

- 1 (E) daily living;
- 2 (F) personal financial planning;
- 3 (G) transportation;
- 4 (H) vocation;
- 5 (I) employment and training;
- 6 (J) education;
- 7 (K) assistance in obtaining veterans bene-
- 8 fits and public benefits, including health and
- 9 medical care provided by the Department of
- 10 Veterans Affairs;
- 11 (L) assistance in obtaining income support;
- 12 (M) assistance in obtaining health insur-
- 13 ance;
- 14 (N) fiduciary and representative payee;
- 15 (O) legal aid;
- 16 (P) child care;
- 17 (Q) housing counseling;
- 18 (R) service coordination; and
- 19 (S) other services necessary for maintain-
- 20 ing independent living.

21 (2) LOCAL COORDINATION OF SERVICES.—

22 (A) IN GENERAL.—The Secretary shall en-

23 sure that owners of housing assisted under this

24 section have the managerial capacity to—

1 (i) assess on an ongoing basis the  
2 service needs of residents;

3 (ii) coordinate the provision of sup-  
4 portive services and tailor such services to  
5 the individual needs of residents; and

6 (iii) seek on a continuous basis new  
7 sources of assistance to ensure the long-  
8 term provision of supportive services.

9 (B) CLASSIFICATION OF COSTS.—Any cost  
10 associated with this subsection shall be an eligi-  
11 ble cost under subsections (c)(3) and (i).

12 (i) FINANCIAL ASSISTANCE FOR SERVICES.—

13 (1) IN GENERAL.—The Secretary of Veterans  
14 Affairs shall, to the extent amounts are available for  
15 assistance under this subsection, provide financial  
16 assistance for the provision of supportive services,  
17 and for coordinating the provision of such services,  
18 to very low-income veteran families occupying as-  
19 sisted housing. Such assistance shall be made  
20 through payments to owners of such housing for  
21 each resident of the housing based on the formula  
22 established under paragraph (2).

23 (2) FORMULA.—The Secretary of Veterans Af-  
24 fairs shall establish a formula to determine the rate  
25 of the payments to be provided under this sub-

1 section. The formula shall determine a rate for each  
2 resident of the housing assisted under this section  
3 (which shall be adjusted not less than annually to  
4 take into consideration changes in the cost of living).

5 (3) AUTHORIZATION OF APPROPRIATIONS.—

6 (A) IN GENERAL.—There is authorized to  
7 be appropriated for the Department of Veterans  
8 Affairs to carry out this subsection amounts as  
9 follows:

10 (i) For fiscal year 2008, \$1,000,000.

11 (ii) For each fiscal year after fiscal  
12 year 2008, such sums as may be necessary  
13 for such fiscal year.

14 (B) AVAILABILITY.—Amounts authorized  
15 to be appropriated by subparagraph (A) shall  
16 remain available until expended.

17 (j) DEVELOPMENT COST LIMITATIONS.—

18 (1) IN GENERAL.—The Secretary shall periodi-  
19 cally establish development cost limitations by mar-  
20 ket area for various types and sizes of supportive  
21 housing for very low-income veteran families by pub-  
22 lishing a notice of the cost limitations in the Federal  
23 Register.

24 (2) CONSIDERATIONS.—The cost limitations es-  
25 tablished under paragraph (1) shall reflect—

1 (A) the cost of construction, reconstruc-  
2 tion, or moderate or substantial rehabilitation  
3 of supportive housing for very low-income vet-  
4 eran families that meets applicable State and  
5 local housing and building codes;

6 (B) the cost of movables necessary to the  
7 basic operation of the housing, as determined  
8 by the Secretary;

9 (C) the cost of special design features nec-  
10 essary to make the housing accessible to very  
11 low-income veteran families;

12 (D) the cost of congregate space necessary  
13 to accommodate the provision of supportive  
14 services to veteran families;

15 (E) if the housing is newly constructed, the  
16 cost of meeting the energy efficiency standards  
17 promulgated by the Secretary in accordance  
18 with section 109 of the Cranston-Gonzalez Na-  
19 tional Affordable Housing Act (42 U.S.C.  
20 12709); and

21 (F) the cost of land, including necessary  
22 site improvement.

23 (3) USE OF DATA.—In establishing development  
24 cost limitations for a given market area under this  
25 subsection, the Secretary shall use data that reflect

1 currently prevailing costs of construction, recon-  
2 struction, or moderate or substantial rehabilitation,  
3 and land acquisition in the area.

4 (4) CONGREGATE SPACE.—For purposes of  
5 paragraph (1), a congregate space shall include  
6 space for cafeterias or dining halls, community  
7 rooms or buildings, workshops, child care, adult day  
8 health facilities or other outpatient health facilities,  
9 or other essential service facilities.

10 (5) COMMERCIAL FACILITIES.—Neither this  
11 section nor any other provision of law may be con-  
12 strued as prohibiting or preventing the location and  
13 operation, in a project assisted under this section, of  
14 commercial facilities for the benefit of residents of  
15 the project and the community in which the project  
16 is located, except that assistance made available  
17 under this section may not be used to subsidize any  
18 such commercial facility.

19 (6) ACQUISITION.—In the case of existing hous-  
20 ing and related facilities to be acquired, the cost lim-  
21 itations shall include—

22 (A) the cost of acquiring such housing;

23 (B) the cost of rehabilitation, alteration,  
24 conversion, or improvement, including the mod-  
25 erate or substantial rehabilitation thereof; and

1 (C) the cost of the land on which the hous-  
2 ing and related facilities are located.

3 (7) ANNUAL ADJUSTMENTS.—The Secretary  
4 shall adjust the cost limitation not less than annu-  
5 ally to reflect changes in the general level of con-  
6 struction, reconstruction, and moderate and substan-  
7 tial rehabilitation costs.

8 (8) INCENTIVES FOR SAVINGS.—

9 (A) SPECIAL HOUSING ACCOUNT.—

10 (i) IN GENERAL.—The Secretary shall  
11 use the development cost limitations estab-  
12 lished under paragraph (1) or (6) to cal-  
13 culate the amount of financing to be made  
14 available to individual owners.

15 (ii) ACTUAL DEVELOPMENTAL COSTS  
16 LESS THAN FINANCING.—Owners which  
17 incur actual development costs that are  
18 less than the amount of financing shall be  
19 entitled to retain 50 percent of the savings  
20 in a special housing account.

21 (iii) BONUS FOR ENERGY EFFI-  
22 CIENCY.—The percentage established  
23 under clause (ii) shall be increased to 75  
24 percent for owners which add energy effi-  
25 ciency features which—

1 (I) exceed the energy efficiency  
2 standards promulgated by the Sec-  
3 retary in accordance with section 109  
4 of the Cranston-Gonzalez National Af-  
5 fordable Housing Act (42 U.S.C.  
6 12709);

7 (II) substantially reduce the life-  
8 cycle cost of the housing; and

9 (III) reduce gross rent require-  
10 ments.

11 (B) USES.—The special housing account  
12 established under subparagraph (A) may be  
13 used—

14 (i) to provide services to residents of  
15 the housing or funds set aside for replace-  
16 ment reserves; or

17 (ii) for such other purposes as deter-  
18 mined by the Secretary.

19 (9) DESIGN FLEXIBILITY.—The Secretary shall,  
20 to the extent practicable, give owners the flexibility  
21 to design housing appropriate to their location and  
22 proposed resident population within broadly defined  
23 parameters.

24 (10) USE OF FUNDS FROM OTHER SOURCES.—  
25 An owner shall be permitted voluntarily to provide

1 funds from sources other than this section for amen-  
2 ities and other features of appropriate design and  
3 construction suitable for supportive housing under  
4 this section if the cost of such amenities is—

5 (A) not financed with the advance; and

6 (B) is not taken into account in deter-  
7 mining the amount of Federal assistance or of  
8 the rent contribution of tenants.

9 (k) TENANT SELECTION.—

10 (1) IN GENERAL.—An owner shall adopt writ-  
11 ten tenant selection procedures that are—

12 (A) satisfactory to the Secretary and which  
13 are—

14 (i) consistent with the purpose of im-  
15 proving housing opportunities for very low-  
16 income veteran families; and

17 (ii) reasonably related to program eli-  
18 gibility and an applicant's ability to per-  
19 form the obligations of the lease; and

20 (B) compliant with subtitle C of title VI of  
21 the Housing and Community Development Act  
22 of 1992 (42 U.S.C. 13601 et seq.) and any reg-  
23 ulations issued under such subtitle.

1           (2) NOTIFICATION OF REJECTION.—Owners  
2 shall promptly notify in writing any rejected appli-  
3 cant of the grounds for any rejection.

4           (3) INFORMATION REGARDING HOUSING.—

5           (A) IN GENERAL.—The Secretary shall  
6 provide, to the Secretary of Veterans Affairs  
7 and the Secretary of Labor, information regard-  
8 ing the availability of the housing assisted  
9 under this section.

10           (B) SHARING OF INFORMATION WITH AD-  
11 DITIONAL AGENCIES.—Within 30 days of re-  
12 ceipt of the information, the Secretary of Vet-  
13 erans Affairs and Secretary of Labor shall pro-  
14 vide such information to agencies in the area of  
15 the housing that receive assistance from the  
16 Department of Veterans Affairs and the De-  
17 partment of Labor for providing medical care,  
18 housing, supportive services or employment and  
19 training services to homeless veterans.

20           (l) MISCELLANEOUS PROVISIONS.—

21           (1) TECHNICAL ASSISTANCE.—The Secretary  
22 shall make available appropriate technical assistance  
23 to ensure that prospective applicants are able to par-  
24 ticipate more fully in the program carried out under  
25 this section.

1           (2) CIVIL RIGHTS COMPLIANCE.—Each owner  
2 shall certify, to the satisfaction of the Secretary,  
3 that assistance made available under this section will  
4 be conducted and administered in conformity with  
5 title VI of the Civil Rights Act of 1964 (42 U.S.C.  
6 2000a et seq.), the Fair Housing Act (42 U.S.C.  
7 3601 et seq.), and other Federal, State, and local  
8 laws prohibiting discrimination and promoting equal  
9 opportunity.

10           (3) OWNER DEPOSIT.—

11           (A) IN GENERAL.—The Secretary shall re-  
12 quire an owner of housing, assisted under this  
13 section, to deposit an amount not to exceed  
14 \$15,000 in a special escrow account to ensure  
15 the owner’s commitment to the housing.

16           (B) REDUCTION OF REQUIREMENT.—

17           (i) IN GENERAL.—The Secretary may  
18 reduce or waive the owner deposit specified  
19 under subparagraph (A) for individual ap-  
20 plicants if the Secretary finds that such  
21 waiver or reduction is necessary to achieve  
22 the purposes of this section and the appli-  
23 cant demonstrates to the satisfaction of  
24 the Secretary that it has the capacity to

1 manage and maintain the housing in ac-  
2 cordance with this section.

3 (ii) NONPROFITS.—The Secretary  
4 may reduce or waive the requirement of  
5 the owner deposit under subparagraph (A)  
6 in the case of a nonprofit applicant that is  
7 not affiliated with a national sponsor, as  
8 determined by the Secretary.

9 (4) NOTICE OF APPEAL.—

10 (A) IN GENERAL.—The Secretary shall no-  
11 tify an owner not less than 30 days prior to  
12 canceling any reservation of assistance provided  
13 under this section.

14 (B) APPEAL.—

15 (i) FILING DEADLINE.—During the  
16 30-day period following the receipt of any  
17 notice required under subparagraph (A),  
18 an owner may appeal the proposed can-  
19 cellation.

20 (ii) TIMING OF DECISION.—Any ap-  
21 peal undertaken under clause (i), including  
22 review by the Secretary, shall be completed  
23 not later than 45 days after the appeal is  
24 filed.

25 (5) LABOR.—

1           (A) IN GENERAL.—The Secretary shall  
2 take such action as may be necessary to ensure  
3 that all laborers and mechanics employed by  
4 contractors and subcontractors in the construc-  
5 tion of housing with 12 or more units assisted  
6 under this section shall be paid wages at rates  
7 not less than the rates prevailing in the locality  
8 involved for the corresponding classes of labor-  
9 ers and mechanics employed on construction of  
10 a similar character, as determined by the Sec-  
11 retary of Labor in accordance with subchapter  
12 IV of chapter 31 of title 40, United States  
13 Code.

14           (B) EXEMPTION.—Subparagraph (A) shall  
15 not apply to any individual who—

16                   (i) performs services for which the in-  
17 dividual volunteered;

18                   (ii) does not receive compensation for  
19 such services or is paid expenses, reason-  
20 able benefits, or a nominal fee for such  
21 services; and

22                   (iii) is not otherwise employed at any  
23 time in the construction work.

24           (6) ACCESS TO RESIDUAL RECEIPTS.—

1           (A) IN GENERAL.—The Secretary shall au-  
2           thorize the owner of a housing project assisted  
3           under this section to use any residual receipts  
4           held for the project in excess of \$500 per unit  
5           (or in excess of such other amount prescribed  
6           by the Secretary based on the needs of the  
7           project) for activities to retrofit and renovate  
8           the project as described under section 802(d)(3)  
9           of the Cranston-Gonzalez National Affordable  
10          Housing Act (42 U.S.C. 8011(d)(3)) or to pro-  
11          vide supportive services to residents of the  
12          project.

13          (B) REPORT.—Any owner that uses resid-  
14          ual receipts under this paragraph shall submit  
15          to the Secretary a report, not less than annu-  
16          ally, describing the uses of the residual receipts.

17          (C) DETERMINATION OF AMOUNT.—In de-  
18          termining the amount of project rental assist-  
19          ance to be provided to a project under sub-  
20          section (c)(3) of this section, the Secretary may  
21          take into consideration the residual receipts  
22          held for the project only if, and to the extent  
23          that, excess residual receipts are not used under  
24          this paragraph.

1           (7) OCCUPANCY STANDARDS AND OBLIGA-  
2           TIONS.—Each owner shall operate housing assisted  
3           under this section in compliance with subtitle C of  
4           title VI of the Housing and Community Develop-  
5           ment Act of 1992 (42 U.S.C. 13601 et seq.) and  
6           any regulations issued under such subtitle.

7           (8) USE OF PROJECT RESERVES.—

8                   (A) IN GENERAL.—Amounts for project re-  
9                   serves for a project assisted under this section  
10                  may be used for costs, subject to reasonable  
11                  limitations as the Secretary determines appro-  
12                  priate, for reducing the number of dwelling  
13                  units in the project that are currently obsolete  
14                  or unmarketable.

15                  (B) APPROVAL OF SECRETARY RE-  
16                  QUIRED.—Any use described in subparagraph  
17                  (A) of amounts for project reserves for a  
18                  project assisted under this section shall be sub-  
19                  ject to the approval of the Secretary to ensure  
20                  that such use is designed to retrofit units that  
21                  are currently obsolete or unmarketable.

22           (m) DEFINITIONS.—In this section, the following  
23           definitions shall apply:

24                   (1) CONSUMER COOPERATIVE.—The term “con-  
25                   sumer cooperative” has the same meaning given

1 such term for purposes of the supportive housing for  
2 the elderly program under section 202 of the Hous-  
3 ing Act of 1959 (12 U.S.C. 1701q).

4 (2) VERY LOW-INCOME VETERAN FAMILY.—The  
5 term “very low-income veteran family” means a vet-  
6 eran family whose income does not exceed 50 per-  
7 cent of the median income for the area, as deter-  
8 mined by the Secretary with adjustments for smaller  
9 and larger families, except that the Secretary may  
10 establish an income ceiling higher or lower than 50  
11 percent of the median for the area on the basis of  
12 the Secretary’s findings that such variations are nec-  
13 essary because of prevailing levels of construction  
14 costs or fair market rents (as determined under sec-  
15 tion 8 of the United States Housing Act of 1937 (42  
16 U.S.C. 1437f)), or unusually high or low family in-  
17 comes.

18 (3) OWNER.—The term “owner” means a pri-  
19 vate nonprofit organization or consumer cooperative  
20 that receives assistance under this section to develop  
21 and operate supportive housing for very low-income  
22 veteran families.

23 (4) PRIVATE NONPROFIT ORGANIZATION.—The  
24 term “private nonprofit organization” means—

1 (A) any incorporated private institution or  
2 foundation—

3 (i) no part of the net earnings of  
4 which inures to the benefit of any member,  
5 founder, contributor, or individual;

6 (ii) which has a governing board that  
7 is responsible for the operation of the  
8 housing assisted under this section; and

9 (iii) which is approved by the Sec-  
10 retary as to financial responsibility;

11 (B) a for-profit limited partnership the  
12 sole general partner of which is an organization  
13 meeting the requirements under clauses (i), (ii),  
14 and (iii) of subparagraph (A);

15 (C) a corporation wholly owned and con-  
16 trolled by an organization meeting the require-  
17 ments under clauses (i), (ii), and (iii) of sub-  
18 paragraph (A); and

19 (D) a tribally designated housing entity, as  
20 such term is defined in section 4 of the Native  
21 American Housing Assistance and Self-Deter-  
22 mination Act of 1996 (25 U.S.C. 4103).

23 (5) SECRETARY.—The term “Secretary” means  
24 the Secretary of Housing and Urban Development,  
25 except where specifically provided otherwise.

1           (6) STATE.—The term “State” includes the  
2 several States, the District of Columbia, the Com-  
3 monwealth of Puerto Rico, and the possessions of  
4 the United States.

5           (7) SUPPORTIVE HOUSING FOR VERY LOW-IN-  
6 COME VETERAN FAMILIES.—The term “supportive  
7 housing for very low-income veteran families” means  
8 housing that is designed to accommodate the provi-  
9 sion of supportive services that are expected to be  
10 needed, either initially or over the useful life of the  
11 housing, by the veteran families that the housing is  
12 intended to serve.

13           (8) VETERAN.—The term “veteran” has the  
14 meaning given the term in section 101 of title 38,  
15 United States Code.

16           (9) VETERAN FAMILY.—The term “veteran  
17 family” includes a veteran who is a single person, a  
18 family (including families with children) whose head  
19 of household (or whose spouse) is a veteran, and one  
20 or more veterans living together with 1 or more per-  
21 sons.

22           (n) ALLOCATION OF FUNDS.—Of any amounts made  
23 available for assistance under this section:

1           (1) PLANNING GRANTS.—Not more than 2.5  
2 percent shall be available for planning grants in ac-  
3 cordance with subsection (c)(1).

4           (2) CAPITAL ADVANCES.—Such sums as may be  
5 necessary shall be available for capital advances in  
6 accordance with subsection (c)(2).

7           (3) PROJECT RENTAL ASSISTANCE.—Such sums  
8 as may be necessary shall be available for project  
9 rental assistance in accordance with subsection  
10 (c)(3).

11           (4) TECHNICAL ASSISTANCE.—Not more than 1  
12 percent shall be available for technical assistance in  
13 accordance with subsection (l)(1).

14           (o) AUTHORIZATION OF APPROPRIATIONS FOR HOUS-  
15 ING ASSISTANCE.—

16           (1) IN GENERAL.—There is authorized to be  
17 appropriated to the Department of Housing and  
18 Urban Development for assistance under this section  
19 \$25,000,000 for fiscal year 2008 and such sums as  
20 may be necessary for each fiscal year thereafter.

21           (2) AVAILABILITY.—Amounts authorized to be  
22 appropriated by paragraph (1) shall remain available  
23 until expended.

1 **SEC. 3. ASSESSMENT OF PILOT PROGRAM.**

2 (a) IN GENERAL.—Upon the expiration of the 2-year  
3 period beginning on the date of the enactment of this Act,  
4 the Secretary of Veterans Affairs, in consultation with the  
5 Secretary of Housing and Urban Development, shall con-  
6 duct an assessment of the pilot program carried out under  
7 section 2 to determine the effectiveness and limitations of,  
8 and potential improvements for, such program.

9 (b) SUBMISSION OF ASSESSMENT TO CONGRESS.—  
10 Not later than 180 days after the expiration of the 2-year  
11 period described in subsection (a), the Secretary of Vet-  
12 erans Affairs shall submit a report to the Congress regard-  
13 ing the results of the assessment required under sub-  
14 section (a).

15 **SEC. 4. TECHNICAL ASSISTANCE GRANTS FOR HOUSING AS-**  
16 **SISTANCE FOR VETERANS.**

17 (a) IN GENERAL.—The Secretary of Housing and  
18 Urban Development shall, to the extent amounts are made  
19 available in appropriation Acts for grants under this sec-  
20 tion, make grants to eligible entities under subsection (b)  
21 to provide to nonprofit organizations technical assistance  
22 appropriate to assist such organizations in—

23 (1) sponsoring housing projects for veterans as-  
24 sisted under programs, including any pilot programs,  
25 administered by the Department of Housing and  
26 Urban Development;

1           (2) fulfilling the planning and application pro-  
2           esses and requirements necessary under such pro-  
3           grams administered by the Department; and

4           (3) assisting veterans in obtaining housing or  
5           homeless assistance under programs administered by  
6           the Department.

7           (b) ELIGIBLE ENTITIES.—An eligible entity under  
8           this subsection is a nonprofit entity or organization having  
9           such expertise as the Secretary shall require in providing  
10          technical assistance to providers of services for veterans.

11          (c) SELECTION OF GRANT RECIPIENTS.—The Sec-  
12          retary of Housing and Urban Development shall establish  
13          criteria for selecting applicants for grants under this sec-  
14          tion to receive such grants and shall select applicants  
15          based upon such criteria.

16          (d) FUNDING.—Of any amounts made available in  
17          fiscal year 2008 or any fiscal year thereafter to the De-  
18          partment of Housing and Urban Development for salaries  
19          and expenses, \$750,000 shall be available, and shall re-  
20          main available until expended, for grants under this sec-  
21          tion.

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