After many years of delay, the national Housing Trust Fund (HTF) was implemented in 2016. This means that new funds are available for the production, preservation, rehabilitation, and operation of rental housing that is affordable to extremely low income households, those with incomes at or below 30% of the area median income, or below the federal poverty line. The funds are distributed by HUD to the 50 states, the District of Columbia, Puerto Rico, and U.S. territories. The National Low Income Housing Coalition (NLIHC) is engaged in a multi-pronged strategy to assure that implementation is successful and the funds are used for maximum effectiveness.

One element of this strategy is to help organizations understand how best to overcome the challenges of developing and operating rental housing affordable to extremely low income (ELI) households. To that end, NLIHC has established an advisory group of nonprofit developers from around the county who have experience and expertise in developing and operating rental housing that ELI households can afford. The members of this group serve as a resource to potential HTF grant recipients, as well as to state housing coalition advocates and state officials involved in HTF planning and implementation.

HTF Developer Advisory Group members have agreed to make themselves available to answer questions posed by nonprofit developers, state housing coalition advocates, and state officials involved in NHTF planning and implementation. Here are their names, addresses, and contract information:

1. **Alan Arthur**  
   **Aeon**  
   901 N. 3rd Street, Suite 150  
   Minneapolis, MN 55401  
   612.341.3148 x 201  
   FAX: 612.341.4208  
   aarthur@aeonmn.org  
   Aeon is an affordable housing and community development nonprofit in Minneapolis that owns and manages approximately 2,600 units of affordable housing, more than half of which are affordable to extremely low-income households. Aeon’s affordable housing serves approximately 4,500 people in the Twin Cities area.

2. **Brian D’ Andrea**  
   **Century Housing**  
   1000 Corporate Pointe  
   Culver City, CA 90230  
   310.642.2059  
   310.663.9802 (direct)  
   bdandrea@centuryhousing.org  
   Century Housing Corporation is a CDFI that finances affordable housing throughout California, from acquisition loans to construction loans, for tax-credit and infill developers. Since inception Century has invested more than $1 billion in the creation of more than 25,000 affordable homes. Century Housing also develops and owns a portfolio of more than 1,100 units of affordable housing.
3. **Mitzi Barker, FAICP**  
The Planning Workshop  
24517 Teal Loop  
Chugiak, Alaska  99567  
907-862-5199  
mcbarker@gci.net  
The Planning Workshop provides strategic planning, organizational development, and technical services to non-profit organizations, tribes, and local governments, with a focus on affordable housing. Mitzi Barker was formerly with the Rural Alaska Community Action Program, and the Alaska Housing Finance Corporation, where she assisted rural communities with planning, financing, and managing homeownership and small-scale rental housing projects. She is a certified community planner, with special expertise in combining CDBG, HOME, Indian housing resources and private funds to meet locally-determined objectives and needs.

4. **Richard Froehlich**  
New York City Housing Development Corporation  
110 William Street, 10th floor  
New York, NY 10038  
Phone: 212-227-7435  
rroehlich@nychdc.com  
NYC HDC is a NY state public benefit corporation that finances affordable housing in New York City. Mostly, HDC issues private activity tax exempt bonds and taxable bonds coupled with low interest loans (made both with its own reserves as well as money lent by New York City’s Department of Housing Preservation and Development) and low income housing tax credits to spur the development and preservation of affordable housing. HDC’s bond proceeds are used to finance new construction as well as acquisition/rehabilitation of housing for persons with low and moderate incomes. HDC is consistently one of the largest affordable housing lenders (both in loan amount and units financed) in the country.

5. **Dora Leong Gallo**  
A Community of Friends  
3701 Wilshire Blvd. Suite 700  
Los Angeles, CA 90010  
213.480.0809 x 230  
213.309.0256 (m)  
FAX: 213.480.4189  
dgallo@acof.org  
A Community of Friends provides permanent supportive housing with onsite support services for people who have been homeless and have a mental illness. A Community of Friends owns and manages approximately 1,500 units of affordable and supportive housing.

6. **Scott A. Hoekman**  
Enterprise Community Investment, Inc.  
410.772.2508  
FAX: 410.772.2630  
shoekman@EnterpriseCommunity.com  
Enterprise Community Partners, Inc., is a national 501(c)(3) nonprofit organization that provides expertise for affordable housing and sustainable communities nationwide. Debt and equity financing for affordable housing is offered through its tax-exempt subsidiaries, Enterprise Community Loan Fund, Inc. and Enterprise Community Investment, Inc. Housing development and asset management services are offered through for-profit members of its family of companies, Enterprise Homes, Inc. and Enterprise Community Asset Management, Inc.

7. **Scott Kline**  
National Housing Trust  
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202.333.8931 x 112  
skline@nhtinc.org  
The National Housing Trust protects and improves existing affordable housing through public policy advocacy, real estate development and loans to developers. The National Housing Trust has preserved more than 25,000 affordable housing units in 42 states.
8. **Henry Korman**  
**Klein Horning LLP**  
101 Arch Street, Suite 11-1  
Boston, MA 02110  
617.224.0625 (d)  
617.519.3334 (m)  
hkorman@kleinhornig.com  
Klein Horning LLP serves clients to develop and preserve affordable housing. Its practice areas include housing development, LIHTC investments, co-ops/condos, public housing, HUD regulations, housing loans, non-profit organizations, housing preservation, mixed-use development and new markets/historic tax credits.

9. **Rita Markley**  
**Committee on Temporary Shelter (COTS)**  
PO Box 1616  
Burlington, VT 05402  
802.540.2476  
ritam@cotsonline.org  
The Committee on Temporary Shelter (COTS) is the largest service provider for the homeless in Vermont, and offers emergency shelter, prevention assistance, support services and transitional and permanent housing. COTS has family, single adult daytime and overnight shelters, and provides approximately 90 units of transitional housing.

10. **Kevin McCormack**  
**McCormack Baron Salazar**  
720 Olive Street, Suite 2500  
St. Louis, MO 63101-2313  
314.621.3400  
kevin.mccormack@mccormackbaron.com  
McCormack Baron Salazar is a for-profit developer, manager and asset manager of economically-integrated urban neighborhoods. The firm provides real estate and community development, consulting and management services and incorporates sustainability practices in its work. McCormack Baron Salazar has developed more than 20,000 units of housing and it helped pioneer the “mixed income/mixed finance” model for public housing.

11. **Marty Miller**  
**Office of Rural and Farmworker Housing**  
1400 Summitview Ave., #203  
Yakima, WA 98902  
Phone: 509-248-7014  
martym@orfh.org  
www.orfh.org  
The Office of Rural and Farmworker Housing (ORFH) is a private, statewide nonprofit that develops housing for farm workers and other rural, low-income residents of Washington State. ORFH provides direct, comprehensive development services to local nonprofit corporations, housing authorities and others interested in developing, owning and operating affordable housing in rural areas of WA State.

12. **Shannon Nazworth**  
**Ability Housing, Inc.**  
76 South Laura Street, Suite 303  
Jacksonville, FL 32202  
904.359.9650  
FAX: 904.359.9653  
snazworth@abilityhousing.org  
Ability Housing is a Florida non-profit that provides quality affordable and supportive housing for individuals and families experiencing or at risk of homelessness and adults with disabilities. Ability Housing operates over 400 units of affordable housing and serves low-income residents.

13. **Ann O’Hara**  
**Technical Assistance Collaborative**  
31 St. James Avenue, Suite 950  
Boston, MA 02116  
617.914.4652  
aohara@tacinc.org  
The Technical Assistance Collaborative (TAC) is a national nonprofit organization that advances solutions to the housing and community support services needs of low income people with disabilities and people who are homeless. For nearly 20 years, TAC has provided HUD-funded technical assistance (TA) to state and local homeless planning groups, known as Continuums of Care (CoCs). TAC also works directly with HUD staff to identify emerging trends in the field and advance best practices and is assisting with implementation of HUD’s Section 811 Project Rental Assistance (PRA) Program and with TA on employment strategies to prevent and end homelessness.
14. **John Parvensky**  
**Colorado Coalition for the Homeless**  
2111 Champa Street  
Denver, CO 80205  
303.293.2217  
FAX: 303.293.2309  
jparvensky@coloradocoalition.org

The Colorado Coalition for the Homeless advocates and provides affordable housing for homeless families and individuals with low incomes. The Colorado Coalition for the Homeless provides approximately 1,600 units of affordable housing and offers critical assistance to over 15,000 individuals and families each year.

15. **Greg Payne**  
**Maine Affordable Housing Coalition and Avesta Housing**  
307 Cumberland Avenue  
Portland, ME 04101  
207.245.3341 (s) 3341  
207.756.0751 (m)  
FAX: 207.553.7778  
gpayne@avestahousing.org

The Maine Affordable Housing Coalition is a group of more than 125 public and private sector organizations that advance solutions to create and preserve affordable housing in Maine. The coalition advocates for policies at the state and federal level to serve housing needs of Maine residents and has commissioned several research reports on affordable housing. Avesta Housing is an affordable housing and community development nonprofit organization that owns and manages 75 properties consisting of over 2,000 units of affordable housing.

16. **Nancy Rase**  
**Nancy Rase Consulting Services LLC**  
27 Acorn Drive  
Annapolis, MD 21401  
410.299.1569  
NancyRaseConsultingServicesLLC@comcast.net

Nancy Rase Consulting Services LLC is a consulting firm which provides services to non-profit organizations and public agencies to advance affordable housing. Nancy Rase is the former president and CEO of Homes for America, a nonprofit housing development corporation that specializes in developing and preserving affordable rental housing serving low and moderate income households, seniors and persons with special needs.

17. **Tony Salazar**  
**McCormack Baron Salazar**  
801 S. Grand Ave., Suite 780  
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213.236.2660  
213-236-2682 (direct)  
FAX: 213.236.0707  
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McCormack Baron Salazar is a for-profit developer, manager and asset manager of economically-integrated urban neighborhoods. The firm provides real estate and community development, consulting and management services and incorporates sustainability practices in its work. McCormack Baron Salazar has developed more than 20,000 units of housing and it helped pioneer the “mixed income/mixed finance” model for public housing.

18. **Ginger Segel**  
**Community Frameworks**  
907 W Riverside Ave  
Spokane, WA 99201  
360.377.7738 x 319  
206.271.7664 (h)  
gingers@communityframeworks.org

Community Frameworks is a Washington state organization that provides affordable housing to families by developing multi-family and supportive housing, and providing counseling on homeownership and housing financing.
19. **Patrick Sheridan**  
**Volunteers of America**  
1660 Duke Street  
Alexandria, VA 22314  
703.341.5000  
psheridan@voa.org  

Volunteers of America is a charitable non-profit organization that includes approximately 16,000 paid and professional employees who provide human service programs including housing and healthcare. Volunteers of America manages approximately 19,400 affordable housing units in 40 states and Puerto Rico and houses more than 25,000 people each year.

20. **Jim Yates**  
**Technical Assistance Collaborative**,  
31 Saint James Avenue, Suite 950  
Boston, MA 02116  
Phone: 617-266-5657 X121  
FAX: 617-266-4343  
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The Technical Assistance Collaborative (TAC) is a national nonprofit organization that advances solutions to the housing and community support services needs of low income people with disabilities and people who are homeless. For nearly 20 years, TAC has provided HUD-funded technical assistance (TA) to state and local homeless planning groups, known as Continuums of Care (CoCs). TAC also works directly with HUD staff to identify emerging trends in the field and advance best practices and is assisting with implementation of HUD’s Section 811 Project Rental Assistance (PRA) Program and with TA on employment strategies to prevent and end homelessness.