

# Cornerstones



**One Man's Journey**  
from Receiving to Giving Back..... 4



**Community Collaboration**  
**CATCHing On**  
in the Treasure Valley.... 8



**More Than HOPES:**  
Program Helps Dreams  
Come True..... 12

**Coordinating Assistance for Those in Need** ..... 3

**Avenues for Hope: Bringing Families Off the Street**.... 6

**Housing Developments Statewide**.... 9

**IHFA's Community Involvement** ... 13

**Calendar of Events**..... 15

## Faces of Those Without a Home

Argie and Jorge are a hard-working couple who recently found themselves without a place to call home. They were not considered homeless by standard definitions because they were not "living on the streets." However, Argie and Jorge considered themselves homeless as many others typically do in their situation.

Jorge was working as a milker in Parma and

Argie worked part-time helping to feed the animals at the same dairy for many years until they were both laid off in September of 2010. Losing a job can be devastating, but for this couple it was particularly devastating as the house they were living in was owned by their former employer and so they instantly became homeless as well. With little savings, Argie and Jorge did not have many options and moved in with their daughter, son-in-law, and three grandchildren.

"The move was very difficult," said Argie. "I was used to being in charge of our household; being the provider for our children, not the other way around."

With one of the bedrooms being used as an office, there were only three bedrooms for seven people, which made the living arrangements cramped. "The lack of privacy for everyone involved was extremely difficult," said Argie. At one

Argie with her daughter and grandchildren.



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## Market Trends: Education is for Everyone



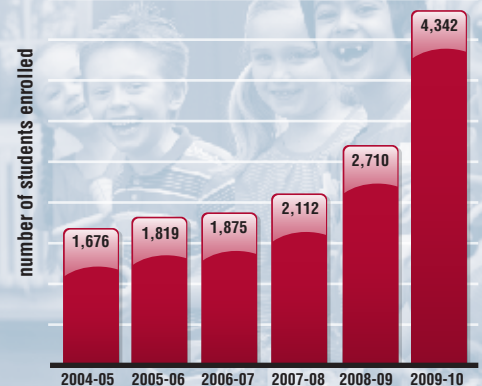
We all remember the trepidations we felt during our school years. Like hoping to have a friend to sit by during lunch or play with during recess. Imagine adding wondering where you would sleep at night to the things you had to worry about when you were of school age. Witnessing people in need of housing can be heart-breaking, but perhaps none more heart-breaking than children in need. Luckily there are programs in place that look after these children's educational needs.

The McKinney-Vento Homeless Assistance Act ensures that each child of a homeless individual and each homeless youth in grades K-12 has equal access to the same free, appropriate public education provided to other children and youth.

The act assures that education agencies will designate an appropriate staff person as a local educational agency liaison for homeless children and youth. Among other duties, these liaisons work with the Title I and homeless education coordinator with

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### Homeless Children in Idaho Schools 2004-2010 McKinney-Vento K-12 Enrolled



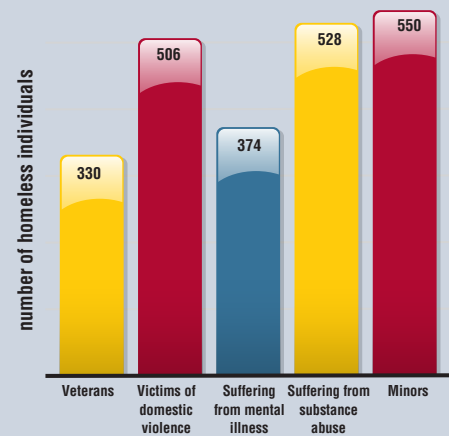
# Faces of Those Without a Home

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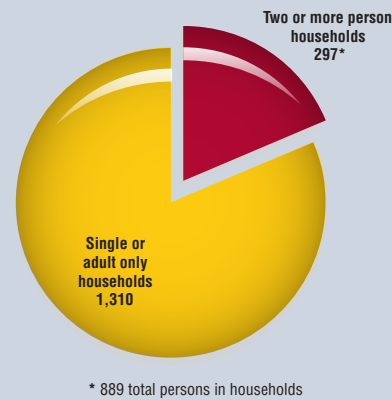
## Snapshot of Idaho's Homeless Point-in-Time Count 2011

2011

(Total number of homeless individuals: 2,199)

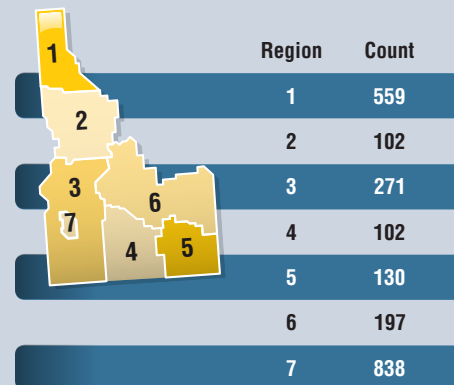


### Household Types



\* 889 total persons in households

### Count by Region



point a member of their son-in-law's family came for an extended visit, which made the living arrangement even more cumbersome. "The situation was getting tense and we needed to leave for everyone's sake, but had no place to go," said Argie. Thankfully that changed

Argie and Jorge represent a classification of homeless that are often hidden or overlooked by the system—and are considered "precariously housed". With the economy in a slump, this group is becoming more prevalent and most of us will likely know one or more individuals, whether it is an acquaintance, friend, or relative, who find themselves homeless or "precariously housed" at some point in our lifetime. "This is not something confined to one social class or ethnicity, it could happen to anyone at any time," said Leanne Trappen, community services director for South Central Community Action Partnership.

Getting a clear picture of homelessness in Idaho can be difficult at best. To help remedy this, Idaho has conducted an annual Point-in-Time (PIT) count of the homeless in the state for the past six years. Any Continuums of Care (CoCs) who operate within Idaho to organize, deliver, and report on housing services for people who are experiencing homelessness, must conduct a PIT count at least once

every two years during the last ten days of January. The PIT count not only helps present a more clear understanding of the homeless population, but also provides information to the U.S. Department of Housing and Urban Development (HUD) that helps them determine the amount of funding to award Idaho's homeless

programs and raises public awareness of this issue.

The PIT count is a snapshot that is gathered on one night at the end of January. At the time of the count, individuals are considered homeless only when they reside in a place not meant for human habitation or if they reside in an

**"This is not something confined to one social class or ethnicity, it could happen to anyone at any time."**

— Leanne Trappen, community services director, South Central Community Action Partnership

emergency shelter, transitional housing, or supportive housing. Volunteers count the homeless they encounter in their community and add the data to that collected by shelters, transitional houses, and other service providers via the Homeless Management Information System (HMIS). The PIT count does not include persons who may be staying with friends or family, in a hotel, a treatment facility, or jail. These "precariously housed" individuals are often characterized as being at imminent risk of becoming homeless. "Since the majority of people we work with are those at imminent risk of becoming homeless, not including these individuals can often skew the issues facing Idaho when it comes to homelessness prevention needs," said Trappen.

In fact, the last PIT count results conducted in 2011, showed more than a six percent decrease in homeless individuals throughout the state from 2,346 in 2010 to 2,199 in 2011, which came as a surprise to many. "When the latest Census numbers show a 13 percent increase in the number of people living at the poverty level in Idaho, you don't expect the homeless count to decline," said Karen Seay, coordinator for Title I and homeless education for the State Department of Education. "We know there are individuals around the state who live in makeshift 'homes' such as train cars, storage units, and even some made out of straw bales, that probably do not get counted," continued Seay.

"The PIT count is a useful tool, but there are so many things that could affect the outcome that need to be considered," said Trappen. "In South Central Idaho we see more transient homeless in the summer that move on before winter hits, when the count is taken. Also there are many who are homeless due to a mental illness that are not approachable and hide or don't want to talk. This seems especially true in more rural areas." According to Trappen, if we could broaden the picture of the homeless somehow, the need for more homelessness prevention services and affordable housing would become more clear. Keeping these issues in mind is important as we work toward homelessness prevention. ■

# Coordinating Assistance for Those in Need

Idaho is filled with individuals, businesses, organizations, and others assisting those with homelessness issues. The needs of individuals who are homeless or at risk of becoming homeless run the gamut from homelessness prevention to shelter, transitional housing, and permanent supportive housing. These individuals also have a variety of other needs whether it is basic necessities such as transportation, food, and clothing or more specific needs to deal with why they are in their situation, such as counseling. Adding to the variety of this mix is the fact that the issues facing these individuals typically change depending on what part of the state they are in.

The multitude of organizations that participate in homeless assistance programs are part of two Continuum of Care (CoC) networks within the state, established by the U.S. Department of Housing and Urban Development (HUD) to encourage coordination of housing and homeless issues. For the CoC networks to deal with the complexity of these issues throughout the state, HUD realized better coordination was needed to avoid duplication of services and to better serve those in need and began requiring those in the CoC networks to meet regularly, and, thus, the Idaho Homeless Coordinating Committee (IHCC) was created.



Idaho Homeless Coordinating Committee meeting.

IHFA was appointed as the coordinator and chair of IHCC meetings to lead the statewide efforts of the IHCC by a Governor's Executive Order. The IHCC consists of service providers from regional coalitions, representatives from each state department, and two consumers who were formerly homeless. For over ten years, these individuals and others in the CoCs have been meeting on a quarterly basis to coordinate their efforts and improve homelessness services whenever possible. What began as a HUD requirement has grown into so much more. "The relationships between the nonprofits through the IHCC is vital," said Jeff Conroy executive director for St. Vincent de Paul. "This collaboration of efforts has really served the homeless population."

The IHCC recently introduced three committees to be responsible for specific tasks within the IHCC. The committees' tasks, among others, include:

- **Governance Committee** – develops policies and procedures for IHCC and ensures shared communication.
- **Strategic Planning Committee** – determines goals for IHCC and determines what strategies are the most effective in ending homelessness.
- **Data Collection, Reporting, and Evaluation Committee** – provides oversight of the Homeless Management Information System (HMIS) and works on projects involving HMIS and other data sources within the Continuum to provide a comprehensive picture of clients, services provided, and unmet needs within the CoC.

In addition to the quarterly IHCC meetings the organizations in the CoCs hold monthly meetings in each region and conference calls whenever necessary to address more pressing issues. Members of the IHCC and CoCs constantly work on ways to improve the homeless situation within the state. The most current example is the development of an expansion grant to provide a more robust HMIS that can better track the needs of homeless throughout the state. Being able to provide a more clear understanding of those in need will in turn help provide more services for these individuals. ■



Argie and her grandchildren.

when Jorge found another job in May of 2011. They were able to save enough money to rent a trailer, and moved out just a few weeks shy of a full year of living with their daughter's family.

# One Man's Journey from Receiving to Giving Back



There are many factors that contribute to individuals and families being displaced with no safe, stable place to live and call home. It could be a loss of employment, chronic illness or injury, or a life changing event they

have no control over. Whatever the cause, there is a real need in Idaho for services to prevent homelessness, house those in need, and assist them in getting back into their own homes.

After 20 successful years as a teacher and later as a business owner, Randy is one person who never thought he would experience needing these services. Randy opened a hobby and game shop when he was presented with a chance to

with goal setting and building life skills. Randy left Idaho for a short time, but illness in the family brought him back. Still unable to keep his depression in check, and out of work again, he began seeing a counselor at the Department of Health and Welfare who suggested he contact Sojourners' Alliance.

"My experience with Sojourners' was great from the beginning," he said. "I immediately went into transitional housing, and I had a job within a week." In six months, Randy saved enough money for a deposit and first month's rent on an apartment, but after putting the money down on the apartment, he was injured at work and was not able to complete the move. Unable to work for six weeks, when he returned, his

"When he took over the position, he was fully trained and able to step into it in full swing."

As a case manager, Randy works with clients to help get them acclimated to Sojourners', provides referrals to other agencies when needed, and helps clients develop plans to attain their goal of getting back into their own housing. He said the work is very individualized for each client. Randy talked about his work at Sojourners', "I love what I do; it's wonderful and challenging work. I am really grateful for the time to train and work up to the position; I was able to process everything that goes on here." Randy said he is also grateful for the experience of having been a client. "It gives me greater understanding of what people go through. It is very gratifying to see people make progress with support and encouragement, and become contributing members of society. When a person arrives they are in a lifeboat (survival mode), I know I was. For people who are willing to put forth the effort, it becomes a springboard into a productive future."

## Find Local Services

If you know someone in need of assistance, contact a local provider. Lists of providers are available at the following resources:

- Visit [Idaho Housing and Finance Association's website \[www.ihfa.org\]\(http://www.ihfa.org\)](http://Idaho Housing and Finance Association's website) and click on the 'Homelessness in Idaho Services/Reports' button
- Visit [housingidaho.com](http://housingidaho.com) and click on the 'Shelter Options' link
- Call the Idaho Care Line at 211
- Call the Idaho Housing Hotline toll-free at 1-877-438-4472



"It is very gratifying to see people make progress with support and encouragement, and become contributing members of society."

— Randy, case manager, Sojourners' Alliance

sublease space in his partner's building. Having struggled with chronic depression as a teenager and eventually turning to alcohol to deal with and self-treat his depression, reaching his dream of owning his own business was a real lift for Randy. "Owning the business is what really led to my sobriety," he said, "but I still had to deal with the depression." When Randy's partner decided to sell his business and the building, Randy was forced to liquidate his business too. He was able to live off the proceeds of selling his business for a couple years. When he ran out of resources, he found temporary work as a case manager for an agency serving adults with developmental disabilities, primarily assisting clients

job was reduced to only 20 hours a week, putting him back in the position of not being able to pay rent and make ends meet.

Randy stayed in transitional housing for two years, and then went into 'Project Warmth' for six months. Steve Bonnar, executive director of Sojourners' Alliance, said, "Randy wanted to volunteer and started coming in one day a week. He was really doing a great job, so when our case manager position opened up, it was a natural choice to ask Randy to join us and start training for the position." Bonnar said Randy trained one day a week for four months until the full-time position was available in June 2011.



Steve Bonnar (left), Sojourner's Alliance executive director, discusses projects with St. Vincent de Paul Director Jeff Conroy.

Bonnar has been the executive director at Sojourners' for over five years and says they are unable to keep up with the need for services in the Moscow area, "We are turning away 10 to 20 households every week." With only four staff members, Sojourners' provides services through numerous programs including Emergency Shelter, Transitional Housing, Project Warmth rental assistance program, Housing Opportunities for Persons with AIDS (HOPWA), and case management. "We are serving clients who are on

"We are the voice for those that have no voice, the advocates for those that are not heard."

— Steve Bonnar, executive director, Sojourners' Alliance

the waiting list for the Section 8 Housing Choice Voucher (HCV) program," Bonnar said, "Currently the Section 8 wait list in the Moscow/Lewiston region is approximately two years."

Bonnar and Randy both go out into the community to speak to local groups whenever the opportunity arises as another way to create community awareness of the needs of some of its citizens. Bonnar said he really enjoys what he does, saying, "It's the best job I've ever had." Bonnar is very dedicated to his work and the clients they serve. "We are the voice for those that have no voice, the advocates for those that are not heard." ■

## Market Trends

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the State Department of Education to gather reliable, valid, and comprehensive information on the extent of the issues facing homeless children and youth in the school system.

These efforts provide another way to better understand what Idaho is facing with homeless issues. According to the State Department of Education, the number of homeless children and youth in the school system increased by 60.2 percent to 4,342 in the 2009-10 school year from 2,710 in the 2008-09 school year. Data is still being collected and verified for the 2010-11 school year, but preliminary information shows yet another increase.



To get a clearer picture of what this data might show and what trends are occurring, we asked school district liaisons around the state what changes they are seeing in their area.

"We have had huge increases of homeless children over the past three years, and are already seeing signs of another large increase this year. With shelters having waiting lists, many are living in some sort of trailer set-up as well as couching it with friends."

— Rose Culley, Vallivue District Homeless Liaison, Caldwell.

"We have been hovering around 230 students out of 10,000 in a homeless situation, which jumped to 311 last year. I expect an unbelievably dramatic increase again this year as people are asking for help from the get-go instead of waiting until the cold season as in the past."

— James Curb, Homeless Liaison and Grants Coordinator for Coeur d'Alene District, Coeur d'Alene.

"In the two years that I have been here, I have not seen a significant change. People here are very aware of the McKinney-Vento Act, so students are well-connected with transitional housing and other services."

— Gail Rochelle, Director of Student Achievement and School Improvement Idaho Falls District, Idaho Falls.

"We have seen increases in the last three years, particularly with those kids in a 'doubled-up' situation living with friends or family. There are many families on the edge as well who are struggling each month to find ways to pay at least part of their rent to stay in a home."

— Donna Stalley, Homeless Liaison for Wings Charter School, Twin Falls. ■

# Avenues For Hope: Bringing Families Off The Street

There is a desperate need for funding to prevent homelessness in Idaho, as many are at risk of being left out in the cold this winter. Donations are needed in all regions of the state and they will be put to work to prevent families from becoming homeless or to help them get into safe, stable housing. A gift of any size has an impact in the community where it's invested. Every dollar helps. Here is a breakdown of the impact your donation can have:

- \$25 can provide one night at an emergency shelter for a displaced family, or \$50 can provide a hotel room if emergency shelters are full.
- \$50 can provide a homeless student the supplies or fees they need to stay active in their school.
- \$130 can keep one Idahoan on the brink of homelessness in their rental home.

The Home Partnership Foundation, brought to you by Idaho Housing and Finance Association, and Idaho homeless shelters and housing service providers are challenging Idahoans to help bring families off the street by donating through the online campaign, Avenues for Hope Housing Challenge, which will run from November 14 to December 31. The challenge allows community members to select their favorite participating nonprofit to donate to and, by doing so, they increase the chances for the nonprofit to earn challenge grants. The Foundation will award \$25,000 dollars in challenge grants (ranging from \$500 to \$5,000) to participating housing providers. Another \$2,000 has been donated by the KeyBank Foundation to encourage leadership donations of \$100 or more.

Nonprofit participants will promote this campaign through traditional and social media to educate their community about

the needs in their respective areas. Participants in the challenge campaign (both donors and recipients) can track their positions online and compare their fundraising to other participants throughout the state.

The Home Partnership Foundation is coordinating and promoting the challenge statewide. Additionally, the Foundation is providing nonprofit participants with the tools they need to raise as many donations as possible, such as hosting the online challenge, training to maximize the capabilities of the website tool, and preparing communication resources to help spread the word about the campaign.

"We created this campaign to help prevent homelessness throughout Idaho this winter," said Gerald Hunter, IHFA president and executive director, and Home Partnership Foundation president. "The Foundation's work to enhance resources helps local nonprofits meet the growing needs for safe and stable housing in their community. Through the Avenues for Hope Housing Challenge, we are uniting efforts to help stabilize communities through the generous donations of Idaho residents."

The Home Partnership Foundation is an independent 501(c)(3) with the mission to help people build a strong foundation for their lives through safe, stable, and affordable housing.

Gifts from private citizens, foundations, and employers are invested in Idaho communities. The Foundation's programs support the operating and capital needs of transitional housing and emergency shelters; help families and individuals avoid eviction actions to stabilize households and prevent homelessness; encourage asset-building and education to help Idahoans achieve economic independence; build equity-sharing funds to make workforce housing attainable; and facilitate tax-advantaged land donations for affordable housing purposes.

You can help bring Idaho families off the street by giving now to your favorite nonprofit at [www.avenuesforhope.org](http://www.avenuesforhope.org). To learn more about the Foundation, visit [www.homepartnershipfoundation.org](http://www.homepartnershipfoundation.org) or contact Deanna Ward, development director at 208-424-7010 or [deannaw@ihfa.org](mailto:deannaw@ihfa.org).



One of many homeless families seeking refuge at an shelter in SW Idaho.

## David's Story

David is just one of the many people who have previously received support from an Idaho service provider. On his way to recovery from substance abuse, he almost found himself with no place to live, and because of

**"If it wasn't for this support, I'd be living in my truck. I had no support group, nowhere to go."**

— David

donors like you, he is now in transitional housing and getting back on his feet.

"If it wasn't for this support, I'd be living in my truck. I had no support group, nowhere to go. But thanks to the funds that support transitional housing I can now concentrate in continuing my recovery and get a handle on my financial situation," he said. David is now in a substance free environment and receiving support to find a job and become self-sufficient once again. ■

**Avenues for Hope Housing Challenge is uniting efforts with nonprofits and donors statewide to help bring families off the streets. The online campaign is encouraging donations to support Idahoans in need of safe shelter or stable housing. Below is a list of nonprofit providers participating to earn a share of \$25,000 in challenge grants. Visit [avenuesforhope.org](http://avenuesforhope.org) to view campaign participants by region, select the nonprofit of your choice, and make your gift today.**

Organization	City
Advocates Against Family Violence (Hope's Door)	Caldwell
Aid for Friends	Pocatello
Alternatives to Violence of the Palouse	Moscow
Bonner County Homeless Task Force	Sandpoint
Catholic Charities of Idaho*	Boise
Charitable Assistance to Community's Homeless (CATCH)	Boise
CLUB, Inc.	Idaho Falls
Community Organization for Rehabilitative Efforts	Twin Falls
El-Ada Community Action Partnership	Boise
Family Care Center, Inc.	Idaho Falls
Family Promise of Lewis Clark Valley	Lewiston
Family Services Alliance of Southeast Idaho	Pocatello
Home Partnership Foundation*	Boise
Idaho Development and Housing Organization, Inc.	Caldwell
Interfaith Sanctuary Housing Services	Boise
Lemhi County Crisis Intervention (Mahoney House)	Salmon
Mini-Cassia Shelter	Rupert
Oneida Crisis Center	Malad City
Organization Assisting the Homeless Student (OATHS)	Boise
Pocatello Neighborhood Housing Services, Inc.	Pocatello
Shepherd's Home, Inc.	McCall
Sojourners' Alliance	Moscow
South Central Community Action Partnership	Twin Falls
St. Vincent de Paul North Idaho	Coeur d'Alene
Supportive Housing and Innovative Partnerships, Inc. (SHIP)	Boise
The Advocates	Hailey
The Jesse Tree of Idaho	Boise
The Salvation Army	Boise
Valley Crisis Center	Nampa
Western Idaho Community Action Partnership, Inc.	Payette

\* Organizations with statewide impact



**Donate today in three easy steps at [www.avenuesforhope.org](http://www.avenuesforhope.org):**

1. Pick a region
2. Pick a provider
3. Make your gift today

*Share the opportunity with friends.*



# Community Collaboration CATCHing On in the Treasure Valley



When Greg Morris graduated from Trinity University in San Antonio, Texas, with a B.A. in political science and speech communications, his plan was to go on to law school. That's when he began working with inner-city, at-risk youth, coordinating summer youth programs for the Fort Worth Independent School District (FWISD). Morris said, "This was how I got hooked on social service programs; needless to say, I decided against law school." He continued to work for FWISD for almost ten years coordinating various programs for at-risk youth.

When Morris and his wife moved to Boise ten years ago he supervised the Hays Shelter Home, a program of the Idaho Youth Ranch serving runaway and homeless youth. In 2005 he was hired by



the city of Boise to manage Community House which, at the time, was the largest homeless shelter in Idaho. "It was this experience," he said, "that opened my eyes to the challenges facing homeless families with children, and the need for more shelter beds in our community."

Rather than adding another emergency shelter, Morris thought, why not partner

with local faith congregations and businesses to help families out of shelter and into their own apartments? With that thought in mind, he developed the proposal that gave birth to Charitable Assistance to Community's Homeless (CATCH).

Boise's Mayor, Dave Bieter, was immediately behind the proposal. To see if local congregations were willing to support one family at a time, Morris and the Mayor hosted a breakfast and invited faith leaders from all over Boise to hear a presentation of the CATCH strategy. Initially, over 15 congregations expressed an interest in supporting a homeless family. CATCH was born in 2006, and since then congregations continue to partner with CATCH and several local businesses, banks, corporations, and the United Way have become partners by donating funds and resources.

Morris began to share the CATCH program model with other communities and in 2009 CATCH of Canyon County was launched by the city of Caldwell; also with the great support of the city's leaders, including Mayor Nancolas. Morris is currently working with the city of Meridian to create the partnerships, sponsors, and funding needed to launch the CATCH program there.

Designed to rapidly re-house homeless families with children, CATCH provides housing first, then coordinates social services and case management to address the issues that contributed to the episode of homelessness, and to prevent subsequent episodes. Local businesses and congregations of faith sponsor a family, and pay their rent, for up to six months. A licensed social worker is assigned to each family and works with them to set and keep goals, such as finding a job, keeping appointments, budget planning, attending classes, or preparing a resume.

The administrative budget is funded by the city of Boise and the United Way, and covers all administrative costs such as personnel, office space, and supplies. The community budget is funded by

donations from congregations, businesses, foundations, and individuals; 100 percent of these funds directly benefit CATCH families through rent payments, food, clothing, utilities, furnishings, car repairs, and other expenses.

CATCH truly represents community collaboration, and is the first program of its kind to collaborate within the community to privately fund housing costs for homeless families. Both Mayor Bieter and Mayor Nancolas have been instrumental, as political leaders, in backing the program and rallying their communities' support. According to Morris, since its launch in Boise in 2006, and addition of the Canyon County program in 2009, CATCH has served almost 200 families in the Treasure Valley. Approximately 87 percent of the families served have been able to pay their own rent, and become self sufficient within six months. Morris said, "This simply proves that 'housing first', with caring and professional case management, really is the best solution for families experiencing homelessness." While the program continues to grow, so does the need; both locations have a waiting list of families being referred by local shelters.

The CATCH program has received national recognition as a semi-finalist for Harvard's JFK Innovations in American Government Award, and silver recognition by the National League of Cities Awards for Municipal Excellence.

Greg Morris continues to be a very busy and dedicated supporter of housing programs in the Treasure Valley. In addition to his position as CATCH program manager, Morris works as the ADA/504/fair housing coordinator for the city of Boise. About his change in career from law to social service, Morris said, "Looking back, I am very thankful for my life experiences and for being open to how sometimes life chooses us, rather than the other way around. I could never have guessed this path 20 years ago, but today it makes perfect sense."

For more information call 208-493-2503 or e-mail [gmmorris@cityofboise.org](mailto:gmmorris@cityofboise.org). ■

# Housing Developments Statewide



## The Springs, McCall

Residents of The Springs in McCall started moving in this past May and they won't have to worry about energy bills this winter. "The new 36-unit affordable housing project apartments have been built with energy efficiency in mind and developers have applied green building strategies to the property," said Douglas Peterson, director of The Housing Company (THC), the project owner and developer. Peterson estimates that current tenants in three-bedroom units will pay an average of \$75/

month in utilities, including heat, AC, and electric appliances.

The project, which was funded with \$734,000 in TCAP and \$4,659,074 in Tax Credit Exchange funds, received the "Idaho Smart Growth 2011" award in the residential category.



Top: The Springs, McCall  
Above: Groundbreaking in Boise  
Left: HOPE Plaza, Caldwell.

## HOPE Plaza, Caldwell

HOPE Plaza in Caldwell welcomed its new tenants in August. The 48-unit complex includes one- two- and three-bedroom units and was developed by New Beginnings Housing and sponsored by Advocates Against Family Violence (AAFV), which works to eliminate violence in families and homes through advocacy, support, affordable housing, education, awareness, and community involvement. "AAFV will have offices on site to administer supportive services to those residents who transitioned from the nearby shelter," said Kim Ivacek, executive director of AAFV.

HOPE Plaza received \$4.95 million through Tax Credit Exchange funds administered by IHFA. An on-site daycare and learning center makes this project unique in the area, and something families will appreciate as they move in. Other amenities include a computer room,

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IHFA's diverse portfolio of financial support to multifamily projects is providing new affordable housing units for seniors, families, and individuals in Idaho. Some of the latest projects are already welcoming tenants, while others just broke ground. The funds to build these new units come from sources as varied as the Low-Income Housing Tax Credits (LIHTC), Tax Credit Assistance Program (TCAP), Neighborhood Stabilization Program (NSP), and Tax Credit Exchange funds.

## 12th and River St. Housing, Boise

A groundbreaking ceremony was held for 12th & River Senior Apartments in Boise in August. This 53-unit senior project is being built by Mercy Housing Northwest-Idaho, and it is the first new multi-unit construction project within the city of Boise in two years. Revitalizing the Pioneer Corridor path is one of the city's

priorities and this project is a welcome addition to the area.

"This housing development will supply much needed housing for the senior population in Boise," said Robert E. Reed Jr., director of Housing Development for Mercy Housing Northwest-Idaho. "Among other advantages, residents will be able to live within walking distance of downtown Boise and the greenbelt." Amenities include two elevators, laundry facilities on each floor, additional storage space for each unit, and a large community room with a patio. The non-smoking apartments will be 540 square feet each. Monthly rent will be determined by the tenants' income qualifications.

The senior complex received \$806,988 in LIHTC funds administered by IHFA, as well as a HUD202 loan, and a city of Boise HOME loan.

# Programs and Services Updates

## Hundreds Assisted with the Emergency Homeowners' Loan Program (EHLPL)

IHFA was able to utilize the entire \$13 million fund allocation to assist over 300 families during the six month long EHLPL. The EHLPL, provided by the U.S. Department of Housing and Urban Development (HUD), allocated these funds to the state to help Idaho homeowners who were in jeopardy of losing their homes.

EHLPL was designed to assist qualified unemployed or underemployed families make their mortgage payments for up to 24 months by providing zero-interest, forgivable loans. The family's gross income had to be less than 120 percent of area median income, they had to be in imminent danger of facing foreclosure, must have had a 15 percent loss of income, and must have reasonably expected to resume mortgage payments upon successful re-employment.

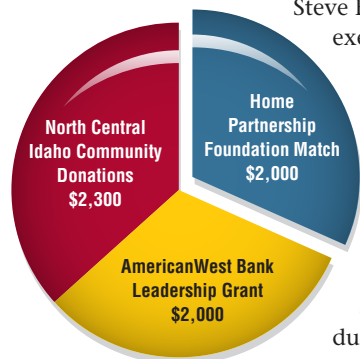


Richard still lives in his home in Kuna thanks to EHLPL.

## \$6,300 Raised in Challenge Grant Spearheaded by Home Partnership Foundation

During a month-long challenge the community in North Central Idaho donated \$2,300, which the Home Partnership Foundation was able to match \$2,000 of. AmericanWest Bank awarded a \$2,000 leadership grant to kick off the fundraising efforts for Sojourners' Alliance, bringing the total funds raised to help prevent homelessness this winter to \$6,300.

"The funds will help fill a tremendous need in our region," said Steve Bonnar, Sojourners' Alliance executive director. Funds raised will support area families on the brink of homelessness—many who are confronting homelessness for the first time, and will supplement federal Stewart B. McKinney Emergency Shelter Grant funds, which provided \$4,400 this year to help individuals and families avoid eviction or utility shut-off during the harsh winter months.



The Home Partnership Foundation is brought to you by Idaho Housing and Finance Association, and works with communities to help meet their most pressing housing needs. Donations to help prevent homelessness can be made at [www.homepartnershipfoundation.org](http://www.homepartnershipfoundation.org).

## Small Business Collateral Support Program



Small business owners can now access funding needed to support their business through the Small Business Collateral Support program. This program helps Idaho small businesses receive additional collateral funding in the form of cash deposits administered by IHFA but made available through Idaho banking institutions. The funds are pledged to the lenders by IHFA and the small business as security for the qualified loan. When

the loan is paid back, the savings would come back to IHFA and would be reinvested in new small business loans. If the borrower were to default, the pledged funds would be used by the lender to cover losses. The loan can be used to cover a wide variety of purposes, such as start up costs, working capital, business acquisitions and expansions, or construction, among others.

Funding for the program is provided by the U.S. Department of the Treasury under the State Small Business Credit Initiative (SSBCI), authorized under the Small Business Jobs Act of 2010. IHFA was approved as administrator for Idaho's \$13.2 million allocation in August 2011. The program is a collaborative partnership between the U.S. Department of the Treasury, Idaho Department of Commerce, IHFA, and the Idaho Bankers Association.

Small businesses statewide interested in this program will need to work through their local banking and lending institutions to qualify. For additional information, visit [www.ihfa.org](http://www.ihfa.org).

## New Resource for Homelessness in Idaho

IHFA recently launched a dedicated webpage with information and links designed to assist providers of homelessness services and those seeking homelessness services. "This is a great resource for providers, people looking for resources, and any community member," said Julie Williams, IHFA's executive vice president.

"Preventing homelessness is one of our significant program activities. The site links to partner organizations, and educates about the numbers, status, issues, and efforts in Idaho to provide services to end homelessness."

If you want to learn more, a new button can be found on the right side of the IHFA website at [www.ihfa.org](http://www.ihfa.org).



## Idaho Community Review: IHFA Makes a House Call



Idaho Rural Partnership Director, Mike Fields, greets locals at Community Review meeting.

Idaho's Silver Valley recently hosted the first regional Community Review led by the Idaho Rural Partnership. The typical Community Review brings expert "focus teams" into a single rural Idaho community for a two- to three-day visit. Visitors meet with local residents and leaders; assess focus areas such as land-use, infrastructure, housing, etc.; and conduct public conversations to discover local issues and priorities.

The visiting team then prepares a report of essential observations and recommendations, including a list of practical resources to address local needs.

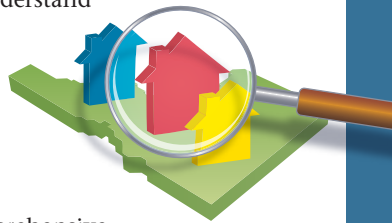
This review was unique because the focus was on an entire valley with seven distinct communities, a daunting task in such a short time. IHFA's Housing Resources Coordinator Erik Kingston led a housing focus team consisting of experts from HUD, Rural Development, and The Housing Company. Together they worked with locals to explore challenges and assets in the areas of single-family, multifamily, and transitional housing.

"We are not there to fix things or tell communities what to do," says Kingston of the review process. "We mostly listen and observe, hold up a mirror to reflect it all back to the community,

and present available tools, strategies, and technical assistance to help locals manage change on their own terms." Kingston adds that visitors were impressed with how valley residents and leaders were dealing with the ongoing impacts of a Superfund site, a legacy of under-regulated mining practices. "Any region that can effectively manage a project on that scale and create opportunities for development and growth has enormous potential."

## 2011 Analysis of Impediments

IHFA recently published the draft of the 2011 Analysis of Impediments (AI). The AI examines policies and procedures involving the sale, rental, or financing of housing, along with land-use and zoning practices from Idaho's 44 counties. The purpose of the AI is to understand current or potential barriers to fair housing, and to propose actions that reduce or address those barriers. The report is available online at [www.ihfa.org](http://www.ihfa.org), by searching for 2011 Analysis of Impediments.



The current report is Idaho's most comprehensive and collaborative AI process to date. The included action plan will serve as a guide for policy makers and housing professionals looking to increase compliance and reduce liability. Inclusive housing practices reflect sound fiscal and economic policy by supporting diverse, vibrant cities that attract more creative class entrepreneurs, businesses, and investors. The report is important for local governments and housing providers seeking to avoid costly compliance failures or lawsuits. ■

## Housing Developments Statewide

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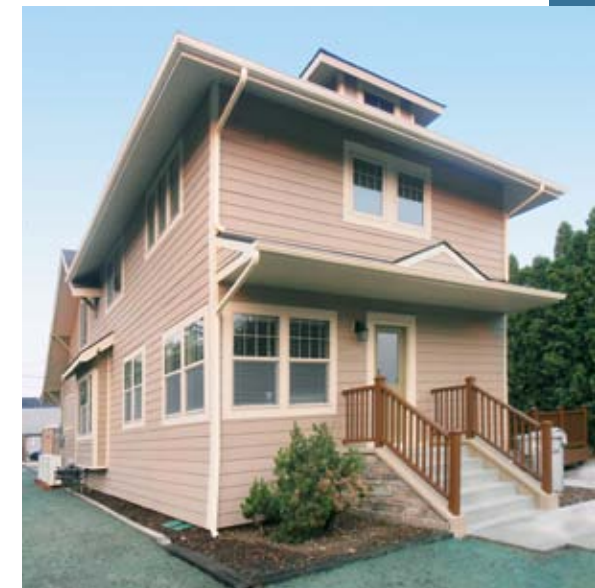
exercise room, laundry facilities, meeting room, a playground, and a half-acre park. The apartments are open to anyone based on income eligibility.

### Arthur Street House, Caldwell

Six young people who are making the transition from foster care into independent living are the new tenants at the Arthur Street House in Caldwell. The Housing Company rehabilitated this McMansion into a seven-bedroom house, where youth participants will work with Mana staff to set and achieve their educational and work goals, as well as learning real-life skills to find success in life. The Mana Transition Program works

with foster youth aging out of care. This unique partnership allows THC to help those in need by providing affordable housing while utilizing the experience of local service providers.

Funding for the rehabilitation project came from NSP funds. "We are excited to be part of this project," said Jennifer Ah You, Mana program director. "We believe the Arthur Street House is a great place to live. The location of the house will be crucial in the success of the project, as the young tenants need a place located close to public transportation, community colleges, and employment opportunities in order to make a successful transition to adulthood and independence." ■



Arthur Street House, Caldwell.

## More than HOPES: Program Helps Dreams Come True



Everybody knows a little help can go a long way, but if you ask Lauri, she can attest to the truth of that statement just by sitting in the living room of her recently purchased home. Lauri was the first graduate of the Homeownership Promotes Economic Stability (HOPES) program – offered by the Home Partnership Foundation, brought to you by Idaho Housing and Finance Association (IHFA). As a participant in the program, she received \$4,000 towards her home's down payment.

Through the HOPES program, the Foundation offers funds to help families build assets and enter the financial mainstream. Through a matched savings account, the Home Partnership Foundation offers a 200 percent match on a qualified individual's savings of up to \$2,000. Individuals can then take their \$2,000 and add it to the match of \$4,000 for a down payment totaling \$6,000.

"My dream forever was to own a house," Lauri said. "My parents were entrepreneurs and owned houses, and I always thought, 'That's when you make it, when you own a home;' and now, at 52, I made it."

The story of Lauri's home purchase started long before she knew that she'd attain her long-time dream of homeownership. Lauri was receiving rental assistance through the federal Section 8 Housing Choice Voucher (HCV) program administered through IHFA's branch office in Coeur d'Alene. Because of that, she qualified to participate in the Family Self-Sufficiency (FSS) program offered by IHFA.

The FSS program is a voluntary program that helps families become economically independent. Through this program, households learn to set goals that include employment and often homeownership. Once employment and savings are secured, buying a place to call home is the next logical step for many participants. "The experience of participating in the FSS program has been awesome. Everybody was really kind to me, patient, and willing to help," Lauri said.

Lauri and her caseworker agreed that she was in a good financial position to purchase a home. She had a part-time job in addition to other income. With her finances in good shape, she only had to eliminate a few barriers to achieve her goal of homeownership.

"I took classes about how to budget, and a *Finally Home!* class for first-time homebuyers, among other classes, and they all

really helped. I think most people don't know where they stand financially, I know I didn't. I had income and good credit, but I lacked financial knowledge. I didn't know I could buy a home, and this program improved the things I already knew and made them appear easier for me to do," Lauri said.

Her caseworker from the IHFA Coeur d'Alene branch office encouraged Lauri to apply for a USDA Rural Development loan. "IHFA's staff offered a lot of assistance through the entire process. Although they don't do the work for you, they hold your hand, and I knew I wasn't alone," Lauri said.

"I knew there was sunshine at the end of the tunnel; I just never thought I'd be basking in it in my own backyard."

— Lauri, Rathdrum



At that point in time, things happened really fast. Lauri was accepted into the HOPES program in April 2011, and she knew then that with financial help from the HOPES program and her savings she would be able to purchase a house. In May, Lauri had a purchase agreement approved by the USDA and, in June, she was the owner of her home in Rathdrum.

One of the Home Partnership Foundation's goals when creating HOPES was to reduce the amount of time it takes motivated FSS participants to achieve

homeownership. Additionally, by buying a home, HOPES graduates move off of the Section 8 HCV program, which frees up much needed space for new families who might have been on the rental assistance waiting list for three to five years.

"Homeownership is great, and I'm only paying just a little bit more in monthly mortgage payments than I was paying in rent," explained Lauri. "I can do things to make the place look like a home, that as a renter, I couldn't. I painted the walls in bright colors, and I got a greyhound, something I always wanted, and I can do it now that I have a fully-fenced backyard."

Lauri is excited about the move and has great plans for the future, including building a small pole barn in her yard to use as an office for her own business digitizing embroidery for clothes. "Without HOPES and the FSS program I wouldn't have known homeownership was possible," she said. "I knew there was sunshine at the end of the tunnel; I just never thought I'd be basking in it in my own backyard." ■

## IHFA's Community Involvement Statewide

Idaho Housing and Finance Association's (IHFA) commitment to Idaho communities is an integral part of the way we do business. Because of this, IHFA partners with stakeholders to expand housing opportunities, build self sufficiency, and foster economic development statewide. We attend numerous events to share important information about our many programs and services, including homeownership through our *IdaMortgage* loan programs; *housingidaho.com* — a free rental and listing locator service; housing counseling; *Finally Home!* Homebuyer Education; the Home Partnership Foundation, Economic Development, Rental Assistance; Family Self-Sufficiency; and Multifamily Development. Recent events include:

### Nampa REALTOR® Association Luncheon – Nampa

IHFA sponsored a luncheon for the Nampa REALTOR® Association. The sponsorship provided IHFA the opportunity to present information on *IdaMortgage* programs to nearly 100 REALTORS® in attendance.

### Canyon County Parade of Homes – Caldwell

IHFA provided a "garage sponsorship" for this event, allowing us to network with over 150 housing industry professionals who took part in the Parade of Homes.

### Idaho Association of Mortgage Professionals (IAMP) Golf Tournament – Boise

IHFA sponsored this annual event for the IAMP providing us the opportunity to network with over 100 mortgage brokers and other housing industry professionals in attendance.

### Association of Idaho Cities (AIC) Annual Conference – Boise

IHFA participated at this annual event as an exhibitor during the two-day tradeshow held in conjunction with the conference. IHFA showcased its programs and services to over 150 city councilmen,



IHFA sponsored the Canyon County Parade of Homes.

mayors, other city officials, and several dozen youth delegates from around the state at the tradeshow.

### Women's Council of REALTORS® (WCR) Breakfast Sponsorship – Boise

IHFA sponsored the WCR's Capital City chapter's breakfast. The sponsorship provided IHFA the opportunity to present information on its *IdaMortgage* programs to over 75 REALTORS® in attendance.

### Caldwell Board of REALTORS® Lunch – Caldwell

IHFA provided a lunch sponsorship allowing us to network with over 50 REALTORS® and other housing industry professionals in attendance.

### Ada County Association of REALTORS® (ACAR) Golf Tournament – Boise

IHFA sponsored the 15th annual Stan Thomas Memorial ACAR Give-Back Golf Tournament. Funds raised during the event were used to support the REALTORS® Community Foundation, which provides grants to local nonprofit organizations with a focus to meet basic shelter needs, or provides services to help individuals stay in homes or become homeowners. In addition to partnering

with this organization, the sponsorship provided an opportunity to network with nearly 150 area REALTORS® and other housing industry professionals.



Housing Roundtables: Stakeholders discuss housing issues during Treasure Valley roundtable.

### Housing Roundtables – Statewide

Lewiston, Post Falls, Boise, Pocatello, and Twin Falls all served as location sites for these forums, which are hosted by IHFA, and are open to local and regional housing stakeholders and interested parties. Attendees discussed housing issues relevant to their community including federal programs, statewide initiatives, funding availability, the Home Partnership Foundation, and legislation affecting participating organizations.

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# IHFA's Community Involvement Statewide

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## Caldwell/Nampa REALTOR® Golf Tournament – Caldwell

IHFA sponsored the 26th annual golf tournament hosted by the Caldwell Board of REALTORS® and the Nampa Association of REALTORS®. One-hundred percent of the funds raised from the tournament were provided to 15 Canyon County area high schools to assist in organizing alcohol and drug free graduation celebrations, helping keep graduating students safe for that special night. In addition to partnering with these organizations, the sponsorship provided an opportunity to network with over 100 area REALTORS® and other housing industry professionals.



Idaho Association of REALTORS® Annual Business Conference: REALTORS® learn more about IdaMortgage during IAR Conference.

## Idaho Association of REALTORS® (IAR) Annual Business Conference – Sun Valley

IHFA participated at this annual event as a major conference sponsor. The sponsorship provided IHFA networking opportunities with over 200 housing industry professionals in attendance.

## South Central Community Action Partnership (SCCAP) Annual Event – Twin Falls

IHFA participated with over 75 nonprofit and financial organizations as a vendor at this 5th annual event. The event was held to provide information about services available to low-income individuals and families across the Magic Valley. Education on homeownership for affordable housing and financial management with credit and debt



Attendees visit a variety of vendors during Smart Women, Smart Money Conference.

counseling was the event's focus. More than 2,000 individuals attended.

## Community Information and Resource Fair – Boise

IHFA participated alongside other community agencies to provide a forum to promote and educate individuals in need about the availability of transition or re-entry services.

## Idaho Association of Counties (IAC) Conference – Moscow

IHFA provided sponsorship to this annual event held for county elected officials and staff from around the state.

## Smart Women, Smart Money Conference – Boise

IHFA sponsored this conference held annually at the Boise Centre on the Grove. More than 800 attendees learned about retirement planning, budgeting, credit, insurance, and many other money-related topics throughout the day.

## Pocatello Chamber Tradeshow and After Hours - Pocatello

IHFA participated alongside 50 vendors at this 2nd annual event hosted by the Pocatello Chamber of Commerce. The event allowed IHFA to showcase our services and programs to over 300 consumers and businesspeople from the Pocatello area.

## Compliance Trainings – Statewide

IHFA, in partnership with Idaho AHMA, recently held its annual fall/winter workshop series on Section 8 and Tax Credit/HOME Compliance throughout the state. Among other topics, those in attendance learned about the U.S. Department of Housing and Urban Development's (HUD) updates and changes, policies and procedures, common areas of noncompliance and solutions for correcting errors, tenant data collection requirements, creation and submission of monthly HAP vouchers, special claims and HUD mandated protocol for repayment plans.

The trainings were open to on-site managers, owners, and management agents. In 13 sessions, 375 individuals learned vital information during these trainings. ■



Section 8 Tax Credit/HOME Compliance Training

Look for IHFA at community events listed on p. 15



# Calendar of Events

## November

- 9-12 National League of Cities 2011 Congress of Cities and Exposition, Phoenix, AZ, 202-626-3000
- 9-13 Women's Council of REALTORS® (WCR) 2011 National Conference, Anaheim, CA, 800-245-8512
- 11-14 National Association of REALTORS® (NAR) 2011 Conference and Expo, Anaheim, CA, 800-874-6500
- 11 Veterans Day, IHFA Offices Closed
- 14 (through December 31) Avenues for Hope Housing Challenge, [www.avenuesforhope.org](http://www.avenuesforhope.org), 208-331-4756
- 16 Ada County IdaMortgage REALTOR® Appreciation Luncheon, Boise, 208-331-4774
- 17 Idaho Real Estate Commission (IREC) Meeting, Boise, 208-334-3285
- 19 Rake Up Boise, Boise, 208-343-4065
- 24-25 Thanksgiving, IHFA Offices Closed

## December

- 4-6 National Council of State Housing Agencies (NCSHA) 2011 Board of Directors Meeting and Executive Directors Forum, Washington, D.C., 202-624-7710
- 26 Christmas Holiday Observed, IHFA Offices Closed

## January

- 2 New Year's Day Observed, IHFA Offices Closed
- 8-13 National Council of State Housing Agencies (NCSHA) 2012 HFA Institute, Washington, D.C., 202-624-7710
- 16 Martin Luther King, Jr. Day, IHFA Offices Closed
- 19 Idaho Real Estate Commission (IREC) Meeting, Boise, 208-334-3285
- 25 Annual Statewide Homeless Point-in-Time Count

## February

- 6-10 Idaho Association of Counties (IAC) Midwinter Legislative Conference, Boise, 208-345-9126
- 8-11 National Association of Home Builders (NAHB) International Builders' Show, Orlando, FL, 800-368-5242
- 10 LIHTC/HOME Application Deadline
- 14 Spokane/Kootenai County Real Estate Forum, Coeur d'Alene, 208-667-0664
- 16 Idaho Real Estate Commission (IREC) Meeting, Boise, 208-334-3285
- 20 President's Day, IHFA Offices Closed
- 21 Chamber After Hours Business Fair, Coeur d'Alene, 208-664-3194

## Save the Date: 2012 Idaho Conference on Housing



- Mark your calendars for the 2012 Idaho Conference on Housing, **October 22 – 23, 2012** at the at the Riverside Hotel in Boise.
- Sponsorship opportunities and exhibit spaces are available.
- Registration materials will be available in spring 2012.

For more information, call IHFA's Marketing and Communications Department at 208-331-4884 or visit [www.2012housingconf.org](http://www.2012housingconf.org).



# Finally Home!®

## Homebuyer Education Classes

Classes are specifically designed for first-time homebuyers and are taught throughout the state by regional training partners. Contact the location nearest you for class schedules or go to [www.ihfa.org](http://www.ihfa.org) and follow the links.

## Regional Training Partner Locations:

**Benewah, Kootenai, and Shoshone Counties:** Coeur d'Alene Association of REALTORS®, 208-667-0664

**Bonner and Boundary Counties:** Bonner Community Housing Agency; registration is handled by the Selkirk Association of REALTORS® at 208-265-2227.

**Boise/Meridian:** Neighborhood Housing Services, Inc., 208-343-4065 ext. 118, or visit [www.nhsid.org/services/homebuyer.html](http://www.nhsid.org/services/homebuyer.html)

**Caldwell:** Caldwell Board of REALTORS®, 208-459-3301

**Idaho Falls:** Greater Idaho Falls Association of REALTORS®, 208-523-1477 (English and Spanish classes available)

**Lewiston:** Community Action Partnership, 208-746-3351

**Nampa:** Nampa Association of REALTORS®, 208-467-9534

**Pocatello:** Pocatello Neighborhood Housing Services, 208-232-9468

**Twin Falls:** College of Southern Idaho, 208-732-6442, or e-mail [dgause@csi.edu](mailto:dgause@csi.edu) (English and Spanish classes available)

**Finally Home!® Online:** The *Finally Home!*® Homebuyer Education course is offered online and is available in English and Spanish. Cost is \$50 at [www.finallyhomecourse.com](http://www.finallyhomecourse.com).



# Cornerstones

Cornerstones is published triannually by IHFA for stakeholders, policy makers, and affordable housing partners. IHFA is a housing and finance business organization dedicated to providing and promoting affordable housing solutions throughout Idaho. Please direct questions and comments to the IHFA Marketing and Communications Department.

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## IHFA Facts:

- IHFA has invested more than \$5.6 billion for 73,810 home loans for Idahoans.
- Since the program's inception, IHFA has awarded \$50.4 million in Low-Income Housing Tax Credits which have generated over \$380 million in equity towards the construction and rehabilitation of 10,228 rental units in 228 developments.
- IHFA provides service for 22,731 Idaho home loans (single-family).

# Our sons dreamed of raking leaves

and jumping in a giant pile in our new backyard



## Smart steps to homeownership:

- Start with *Finally Home!*® Homebuyer Education, which prepares you for homeownership
- Make it affordable and get the right loan product with a great interest rate
- Take advantage of down payment assistance
- Don't miss out on homebuyer tax credits, which are still available only through IdaMortgage.

Check your eligibility online today!

Start smart.  
Start here.

**IdaMortgage.com**

Brought to you by Idaho Housing and Finance Association

Programs are subject to change at any time. Funds are limited and certain restrictions apply.



## IHFA Numbers to Know

<b>Existing Home Loans</b>	<b>(208) 331-4888</b>
Toll-Free in Idaho	1-800-526-7145
<b>Lenders and Mortgage Brokers</b>	<b>(208) 331-4883</b>
Toll-Free in Idaho	1-800-219-2285
<b>IdaMortgage (New Home Loans)</b>	<b>(208) 424-7066</b>
Toll-Free in Idaho	1-866-432-4066
Website: <a href="http://www.idamortgage.com">www.idamortgage.com</a>	
<b>Administration</b>	<b>(208) 331-4889</b>
<b>Bond or Investor Information</b>	<b>(208) 331-4885</b>
<b>Grant Programs</b>	<b>(208) 331-4881</b>
Toll-Free in Idaho	1-877-447-2687
<b>Hearing and Speech Impaired</b>	
Toll-Free in Idaho	1-800-545-1833 Ext. 400
<b>Homebuyer Education and Housing Counseling</b>	<b>(208) 331-4876</b>
Toll-Free in Idaho	1-877-888-3135
Website: <a href="http://www.ihfa.org">www.ihfa.org</a>	
<b>Home Partnership Foundation</b>	<b>(208) 424-7010</b>
Website: <a href="http://www.homepartnershipfoundation.org">www.homepartnershipfoundation.org</a>	
<b>The Housing Company</b>	<b>(208) 331-4890</b>
Toll-Free in Idaho	1-800-361-5181
Hearing and Speech Impaired	1-800-545-1833 Ext. 628
Website: <a href="http://www.thehousingcompany.org">www.thehousingcompany.org</a>	
<b>Housing Information &amp; Referral Center</b>	
Toll-Free in Idaho	1-877-438-4472
Website: <a href="http://www.housingidaho.com">www.housingidaho.com</a>	
<b>Human Resources</b>	
Toll-Free in Idaho	1-888-900-3713
<b>Multifamily Development</b>	<b>(208) 331-4880</b>
<b>Rental Assistance</b>	<b>(208) 331-4886</b>
Toll-Free in Idaho	1-800-219-2286
Coeur d'Alene	(208) 667-3380 or 1-866-621-2994
Idaho Falls	(208) 522-6002 or 1-866-684-3756
Lewiston	(208) 743-0251 or 1-866-566-1727
Twin Falls	(208) 734-8531 or 1-866-234-3435
<b>Housing Authority Numbers for Southwest Idaho</b>	
Boise City/Ada County Housing Authority	(208) 345-4907
Southwest Idaho Cooperative Housing Authority	(208) 585-9325
(Adams, Boise, Canyon, Blaine, Gem, Owyhee, Payette, Valley, & Washington Counties)	