



# Louisiana Housing Corporation

## 2024 Qualified Allocation Plan

### Additional Frequently Asked Questions

**NOTE: the questions below are only minimally edited and are in the same or nearly the same form as submitted to the Corporation. Responses to the Frequently Asked Questions are provided as a courtesy to our developers and are meant to provide clarification with regard to the 2024 Qualified Allocation Plan (QAP). Be advised that the QAP is the controlling document and responses below are not intended to circumvent or substitute any of the directives or requirements of the QAP.**

- 1. Please clarify the threshold of “combine resources, share ownership, governance, returns and risks” as outlined in the scoring criteria Appendix A. V.I**

**LHC’s Previous Response:** The minority joint venture is between one or more MBEs, WBEs, and another company, in which the percentage of profit or loss to which the certified firm or firms is entitled or exposed for participation in the contract, as outlined in the joint venture agreement, is at least 25% of the total profit or loss.

**LHC’s Revised Response:** While it is the agency’s intent to incentivize meaningful participation in the JV initiative, the 25% minimum as expressed in its previous FAQ response will not be enforced in this funding round. The executed agreement between the two parties that agree to combine resources, share ownership, governance, returns and risks shall be submitted for review.

- 2. Please clarify requirements of Non-Profit entities under the Material Participation and Joint Venture initiative?**

**LHC Response:** A non-profit entity is eligible to receive points as an Owner/Developer and/or Management Agent if a minimum of fifty-one percent (51%) of the members of their board are minorities, women or veterans as evidenced by the nonprofit’s organizational documents. Additionally, the non-profit must meet the qualifications of a qualified small business.

- 3. Provide clarification regarding whether the Joint Venture partner must be both a MOB, WOB, VOB, SDVOB AND a qualified small business. The QAP uses the word “OR” instead of “AND”, meaning that a qualified small business that is not a MOB, WOB, etc. would qualify as a JV partner.**

LHC Response: The QAP states “LHC may award 5 points to Joint venture partnerships with a certified minority-owned business, woman-owned business, veteran-owned business, service disabled veteran-owned business or a qualified small business. The ownerships must be certified by either: Louisiana Minority Supplier Development Council (LAMSDC), Women’s Business Enterprise Council South (WBEC), or U.S. Department of Transportation or the State of Louisiana and meet the criteria of a qualified small business.” This language is meant to convey that entities entering into a JV must meet the stated criteria of being a “Qualified Small Business” and be classified as a MOB, WOB, VOB, or SDVOB.

4. **Where is the list of acceptable newspaper and journals? I was not successful in finding it on the website.**

LHC Response: The list of Official Parish Journals will be available for download on our webpage under the 2024 QAP Funding Round. See the link below:

[Official Parish Journals](#)

5. **What is the pre-submission packet? It is not clear what the "packet" is or where to find it.**

LHC Response: The “packet” is just a collection of individual required items. It should consist of the [market study checklist](#), market study fee, listing of the [location characteristics](#), legal description and site map for your project.

6. **Where should the pre-submission packet be sent?**

LHC Response: The pre-submission documents must be sent to: [gapcomments@lhc.la.gov](mailto:gapcomments@lhc.la.gov)

7. **In what format or template should the location characteristics be submitted?**

LHC Response: Developers must provide a site location map along with the Neighborhood Characteristics form found on the LHC’s website at the link below:

[Location Characteristics Form](#)