

E N R O L L E D

COMMITTEE SUBSTITUTE

for

H. B. 2810

(BY DELEGATE(S) GUTHRIE, PUSHKIN,
BYRD, ROWE, MCCUSKEY, B. WHITE,
STANSBURY AND WALTERS)

[Passed March 14, 2015;
in effect ninety days from passage.]

AN ACT to amend the Code of West Virginia, 1931, as amended, by adding thereto a new section, designated §31-18-28, generally relating to implementing the West Virginia Property Rescue Initiative; providing legislative findings relating to the need of such program; requiring the West Virginia Housing Development Fund to facilitate the West Virginia Property Rescue Initiative; providing that the West Virginia Housing Development Fund provide technical assistance to counties and municipalities for identification, purchase, removal and rehabilitation of dilapidated

properties; requiring that the West Virginia Housing Development Fund establish and fund a revolving loan fund; directing the West Virginia Housing Development Fund to deposit monies into the revolving loan fund over a five year period; providing that no obligation of the state shall be created by the West Virginia Property Rescue Initiative; and requiring annual reports over five years; and requiring a final report on the effectiveness of the West Virginia Property Rescue Initiative.

Be it enacted by the Legislature of West Virginia:

That the Code of West Virginia, 1931, as amended, be amended by adding thereto a new section, designated §31-18-28, to read as follows:

ARTICLE 18. WEST VIRGINIA HOUSING DEVELOPMENT FUND.

§31-18-28. West Virginia Property Rescue Initiative: findings; technical assistance and revolving loan program for removal of dilapidated housing; reporting required.

1 (a) The program set forth in this section shall be known as
2 the “West Virginia Property Rescue Initiative”.

3 (b) The Legislature finds that a great number of dilapidated
4 housing structures exist throughout the state and that county and
5 municipal officials often lack the training and resources to
6 identify, purchase, remove, or rehabilitate these structures and
7 return the property to a condition beneficial to their
8 communities. The Legislature further finds that these structures
9 contribute to increased crime in neighborhoods, including illicit
10 drug use and sales; pose threats to health and safety; decrease the
11 values of surrounding properties; and reduce the quality of life
12 in their communities and neighborhoods. The Legislature further
13 finds that improved properties expand housing opportunities,
14 increase property values and enhance the quality of life in
15 communities and neighborhoods.

16 (c) The Legislature finds that the housing development fund,
17 as a public body corporate and the state's leading housing
18 authority, has the expertise and resources to lead a property
19 rescue initiative to assist counties and municipalities in removing
20 or rehabilitating dilapidated housing and improving their
21 communities and neighborhoods by providing technical
22 assistance, training and consultation as well as needed financial
23 resources.

24 (d) The housing development fund shall implement the West
25 Virginia Property Rescue Initiative to provide technical
26 assistance, training and consultation to counties and
27 municipalities which include, but are not limited to, the
28 following: (1) maintaining lists of contractors, developers,
29 nonprofit organizations, disposal companies and land fills
30 available to assist counties and municipalities in the removal or
31 rehabilitation of dilapidated properties; (2) providing
32 information on the use of the West Virginia Property Rescue
33 Initiative in other jurisdictions; and (3) conducting or facilitating
34 seminars in strategic areas of the state to encourage and inform
35 community leaders in counties and municipalities on how to
36 successfully use the West Virginia Property Rescue Initiative to
37 improve their communities and neighborhoods individually and
38 in combination with other counties or municipalities for
39 economies of scale and efficient use of local resources.

40 (e) For the purpose of the West Virginia Property Rescue
41 Initiative, the housing development fund shall establish and fund
42 a revolving loan program to make funding available to counties
43 and municipalities for the removal of dilapidated structures on
44 such terms for repayment of loans, with or without interest, as
45 the housing development fund finds appropriate and to provide
46 technical assistance, training and consulting services to counties
47 and municipalities regarding the identification, purchase,
48 removal and rehabilitation of properties to maximize the benefits
49 of the West Virginia Property Rescue Initiative on an ongoing

50 basis, with a commitment by the housing development fund to
51 deposit at least \$5 million dollars to the West Virginia Property
52 Rescue Initiative Revolving Loan Fund over a five year period
53 beginning on July, 2015, at the rate of at least \$1 million dollars
54 per fiscal year.

55 (f) Notwithstanding any other provision to the contrary, the
56 revolving loan fund established in this section shall not be
57 considered or construed as an obligation of the state.

58 (g) To enhance the success of the West Virginia Property
59 Rescue Initiative, the housing development fund may, as a form
60 of its technical assistance, seek grants and awards of funding to
61 be made to the housing development fund or directly to counties
62 and municipalities for their property rescue initiatives, from
63 public and private organizations and government agencies,
64 federal and state, in order to provide both for additional funding
65 for the property rescue revolving loan fund or the repayment of
66 loans and for grants to counties and municipalities with dire need
67 and limited resources such that special aid and funding is needed
68 to begin and complete their local property rescue initiatives.

69 (h) The executive director of the housing development fund
70 shall report on the West Virginia Property Rescue Initiative to
71 the Joint Committee on Government and Finance annually
72 during the initial five years of the West Virginia Property Rescue
73 Initiative. At the end of the initial five years of the West Virginia
74 Property Rescue Initiative, the housing development fund board
75 of directors shall evaluate participation and success of the West
76 Virginia Property Rescue Initiative as well as other aspects of
77 the West Virginia Property Rescue Initiative in order determine
78 whether and how to adjust services and levels of funding under
79 this section.

That Joint Committee on Enrolled Bills hereby certifies that the foregoing bill is correctly enrolled.

Chairman, House Committee

Chairman, Senate Committee

Originating in the House.

In effect ninety days from passage.

Clerk of the House of Delegates

Clerk of the Senate

Speaker of the House of Delegates

President of the Senate

The within _____ this the _____
day of _____, 2015.

Governor

