

Six Seminars on Nonprofit Sponsored Housing

Urban America, in cooperation with the Federal Housing Administration, is presenting six regional seminars on nonprofit sponsored housing. These seminars are designed to acquaint representatives of not-for-profit organizations and professionals working with them with the specifics of programs available for sponsoring lower income housing. These programs include:

The below market interest rate, Section 221(d)(3) program, designed for families with incomes in excess of limitations for low rent public housing;

The market rate of interest, Section 221(d)(3) Program with rents supplemented by a Federal grant, designed for families of low income, and
A new below market rate of interest program, Section 221(h)(1), which enables nonprofit groups to sponsor housing that is rehabilitated and sold to low income families.

Because of the complexities in utilizing these programs, because of the need to have well-informed nonprofit sponsors, and because of the problems inherent in managing properties for lower income families, it was felt that regional seminars describing and discussing these programs and the management of housing for lower income families would be of value to not-for-profit groups. Information on these programs will be presented by those who have successfully developed and are managing a nonprofit sponsored project, as well as representatives of FHA and Urban America.

Urban America, a national, nonprofit organization headquartered in Washington, D. C., is dedicated to improving the quality of life in the nation's cities. It represents a merger of the Action Council for Better Cities and the American Planning and Civic Association. The Nonprofit Housing Center of Urban America provides technical assistance to not-for-profit sponsors of lower income housing and helps communities organize revolving development funds and nonprofit housing development corporations. The center is financed by the Ford Foundation and the Episcopal, Methodist, United Presbyterian, and United Church of Christ churches.

Seminar 4 Region 3 Program Hotel Dinkler Plaza, Atlanta

Thursday, September 7

- 8:00 a.m. Registration
- 9:00 a.m. Welcoming Remarks
John M. Longo, Deputy Director
Nonprofit Housing Center
Urban America, Inc.
Edward H. Baxter
Regional Administrator, Department
of Housing and Urban Development
Region 3
- 9:15 a.m. Case Study:
Allen Temple Developments, Inc.
Atlanta, Georgia
151 Units, Sec. 221(d)(3) Project
1.4 Million Mortgage
Participants:
Sponsor: Dr. John A. Middleton
Rev. A. D. Powell
Allen Temple A.M.E. Church of
Atlanta, Inc.
Attorney: McCready Johnston
Johnston and Calhoun
General Contractor: Robert McIvor
DeSoto Construction Company
Architect: Milton Prassas, A.I.A.
Mortgagee: James M. Meyerholtz
Trust Company of Georgia
FHA Evaluation & Processing:
Ralph Johnston, Chief Underwriter
Atlanta Office, FHA
Commentator: Harold L. Kramer
Assistant Director
Nonprofit Housing Center
Urban America, Inc.
- 12:00 p.m. Luncheon

- 1:30 p.m. Rent Supplement Housing Program
Harold Albright
Assistant Regional Administrator for
FHA, HUD Region 3
John F. Thigpen
Director, Atlanta Insuring Office
- 4:30 p.m. Development Funds and
Housing Development Corporations
Milton P. Webster, Deputy Director
Nonprofit Housing Center
Urban America, Inc.
- 5:30 p.m. Reception
- 6:00 p.m. Dinner
Speaker: Haley Sofge
Executive Director
Metropolitan Dade County
Department of Housing and
Urban Development
Miami, Florida
Topic: "The Housing Gap—an
Opportunity for Nonprofit Groups"

Friday, September 8

- 9:00 a.m. Management of Lower Income
Housing
Q. V. Williamson
Q. V. Williamson & Co.
Atlanta, Georgia
- 10:30 a.m. Housing and Community Services:
The Bicentennial Story
Larry Krell, Director
The Bicentennial Corporation
St. Louis, Missouri
- 1:00 p.m. Project Consultation with
Urban America and FHA staff

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