



Governor Mills and lawmakers at the State House made housing a priority in 2024, sending another \$76 million towards keeping affordable housing production at record levels.

Wrapping up its work on a new supplemental budget in May, the Maine Legislature and Governor Janet Mills again agreed to send record levels of state funding towards housing and housing supports approving another \$76 million for MaineHousing administered programs.

Over the two-year period of the 131st Legislature, MaineHousing has been entrusted with more than \$100 million in state taxpayer resources. The strong bipartisan support for this funding has been both an honor for MaineHousing and a testament to the well-earned trust state elected officials have placed in the agency.

This latest round of funding, which will become available in August, will refuel subsidy programs that have led to an historic expansion of affordable housing across the state and especially in more rural areas. This funding also provides important support to the state's homeless response systems and includes some innovative new pilot programs that will help renters and homeowners.

"The Governor initially proposed \$26 million, and the Legislature added \$50 million, so this support for our work is universal in both branches of government, and we are so grateful," MaineHousing Director Daniel Brennan wrote in a recent memo to the MaineHousing team. "Work has already started on planning and strategizing how best to deploy these funds when they do become available to us."

Here's a breakdown of the newly approved funding amounts:

- \$30 million for new housing production in our Affordable Homeownership, 4% LIHTC, and Rural Affordable Housing Rental programs.
- \$18 million in eviction prevention funding.
- \$13.5 million in additional funding to the Emergency Housing Relief Fund.
- \$7.5 million in funding specifically for low barrier homeless shelters (\$2.5 million/year over the next 3 years).
- \$5 million to help homeowners in mobile home parks that are being sold keep their pad rents affordable.
- \$2 million to help students who are experiencing homelessness.



MaineHousing joined developers Sam Hight, Kara Wilbur and Brian Eng on May 28 for a ribbon-cutting ceremony at 55 Weston in Madison. The 18-home affordable housing development was created with financing from the Rural Affordable Rental Housing Program, a state-funded subsidy program, that was refunded with another \$10 million from the Maine Legislature and Governor Janet Mills. The development, which will open to tenants in June, was built using modular components from KBS Builders, Inc., a modular home manufacturing company in Paris, Maine. Shown above from left, MaineHousing's Communications Director Scott Thistle, Asset Manager Billy Clark, Multifamily Loan Officer Jayson Pare, Development Director Mark Wiesendanger, Sam Hight, MaineHousing Director Daniel Brennan, Kara Wilbur, and Brian Eng.



Housing data portal now open

MaineHousing, the Maine Department of Economic and Community Development, and the Governor's Office of Policy Innovation and the Future developed the State of Maine Housing Data Portal in collaboration with housing stakeholders from across Maine.

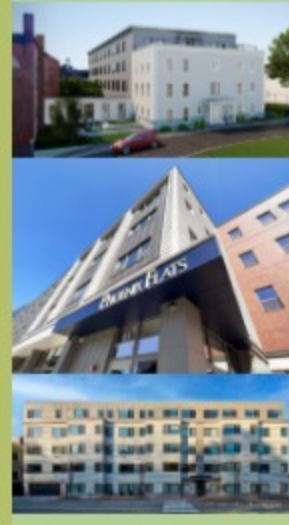
The Legislature authorized this initiative under P.L. 2021, Ch. 672 (LD 2003). The Portal aims to monitor housing markets, provide a central repository of housing and community data, support communities with detailed information for local housing ordinances, and offer an ongoing overview of Maine's housing needs.

It is essential to note that due to sample size limitations, data in this portal may be incomplete for small communities or specific demographic groups not well represented in certain areas. Users are encouraged to supplement this information with local data whenever possible.

[Click here to access the portal](#)

MaineHousing's 2023 Annual Report is now available

MaineHousing released its 2023 Annual Report on April 29, 2024. The 30-page document includes all of MaineHousing's key financial information. It also highlights many of the previous year's accomplishments while looking forward to the work on the horizon in 2024. You can find and download a full copy of the 2023 report and prior MaineHousing Annual Reports [here](#).



Development News

It used to be that grand openings for new affordable housing developments were celebrated on a regular and steady basis, but in recent months an increasing number of grand-opening celebrations seem to be filling our calendars – and that's a good thing. In May alone, MaineHousing helped seven different partners celebrate the opening of new affordable housing developments in cities and towns all over the state.

Also, in May the agency announced its latest round of funding of state subsidy for federal tax credit support. This \$30 million investment of state resources will help produce another 248 affordable homes in Augusta, Bangor, Gardiner, Lewiston, Scarborough and Waterville. In all there are 30 developments and 900 new affordable homes under construction this summer. Some with openings scheduled for later this fall and some scheduled to open throughout 2025.

This unprecedented pace of housing production would not be possible without the strong support of Governor Mills and a coalition of bipartisan leaders in the Maine Legislature. It also would not be possible without the strong support of our many development partners, new and old, private and public all across Maine. We are grateful for your support and are proud to work with you to improve the state's economy and the lives of Maine people.

You can learn more about MaineHousing's affordable housing development programs and see the projects in the development pipeline [here](#).



MaineHousing Director Daniel Brennan addresses the crowd that gathered for the grand opening of The Uptown in Bath in May. To Brennan's left is Nathan Szanton, president and CEO of the Szanton Company, which redeveloped the historic former YMCA building and site with Bath Housing.

The development includes historic preservation and new construction adding 50 new homes and rehabbing 10 others, including 42 homes that will be kept affordable for low-income tenants.

"From the beginning, we sought a partner to facilitate the preservation of the character of downtown Bath, encourage economic stimulus in the walkable central core, and maintain rental housing at modest prices for those that live and work in Bath," said Bath Housing Director Debora Keller. "The Szanton Company was the right partner for this ambitious project."

First Generation program takes off



MaineHousing's Homeownership team had a great year in 2023 helping more than 800 Maine households buy their first home with help from one of our mortgage products.

2024 is also off to a roaring start – despite the scarcity of available homes on the market and an ongoing escalation of home prices in Maine.

In the first five months of the year MaineHousing has purchased 367 loans with a total value close to \$80 million.

The department's new First Generation Program, which can provide up to \$10,000 in closing costs and downpayment assistance for eligible buyers is seeing ongoing demand and success. Launched in spring of 2023 the program has helped 123 buyers secure their first home.

The program is for people who never lived in a home owned by their parents or guardians or lived in foster care during a portion of their childhood.

You can learn more about the [First Generation program](#) on the program page on MaineHousing's website.

MaineHousing will help HEAP participants prep for winter with information and education

It may seem odd to think about getting ready for winter as we are just getting our gardens planted for summer, but believe it or not, winter is coming.

A new initiative from MaineHousing's Energy and Home Services Department coming this summer aims to help Home Energy Assistance Program participants get ready with information and insights.

Knowledge is power and this short campaign will provide information on a range of topics, including fuel energy consumer rights and protections in Maine law, planning and preparing for cold weather with heating system cleaning and maintenance, weatherization information, and a reminder to get HEAP application materials and documents gathered and ready so when the program opens later this summer applicants can be ready for an efficient application process.

Stay tuned for more on this summer education campaign.



We're hiring!

You can find a list of MaineHousing's open positions by visiting the [careers page](#) on our website.

FOR MORE INFORMATION CONTACT
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MaineHousing has helped Maine people own, rent, repair, and heat their homes since 1969. MaineHousing is an independent state authority created to address the problems of unsafe, unaffordable, overcrowded, and unaffordable housing. MaineHousing is a \$2.1 billion financial institution with a staff of over 190 people. MaineHousing assists more than 90,000 Maine households and invests more than \$300 million in the Maine economy annually.

