

# NEWS

## TO FRIENDS OF Accessible Space, Inc.



Spring 2014

Volume 31

Number 1



*Tempo Apartments in Las Vegas, Nevada*

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OUR E-MAIL NEWSLETTER AT  
[INFO@ACCESSIBLESPACE.ORG](mailto:INFO@ACCESSIBLESPACE.ORG)**

The mission of **ACCESSIBLE SPACE, INC. (ASI)** is to provide accessible, affordable, assisted/supportive and independent living opportunities for persons with physical disabilities and/or brain injuries, as well as seniors.

**"Housing with Care"®**

ASI Administrative Offices are located at  
2550 University Avenue West, Suite 330N, St. Paul, Minnesota 55114  
(651) 645-7271 • FAX (651) 645-0541 • 1-800-466-7722  
TDD/Voice 1-800-627-3529 • [www.accessiblespace.org](http://www.accessiblespace.org)



## TEMPO APARTMENTS

**T**empo Apartments is a 101 unit, affordable senior rental development located on the northwest corner of Russell Road and Hollywood Boulevard near Boulder Highway in Las Vegas, Nevada. **Tempo Apartments** (originally named Russell Senior Apartments) recently completed construction on April 14, 2014. The three-story, elevator residence includes 60 one bedroom/one bath units and 41 two bedroom/one bath units in one building. All units have laundry hook-ups.

Tempo Apartments includes a swimming pool and spa, facilities for meetings and social gatherings, a game area, hair salon, exercise room and a common area kitchen for residents' use during social events. Common area laundry facilities and a reading/media room are located on each floor.

The financing for Tempo Apartments included equity from the sale of 2012 9% Low Income Housing Tax Credits (LIHTC); HOME funds from Clark County; Federal Home Loan Bank of San Francisco Affordable Housing Program funds; and conventional construction and permanent financing. The total development cost was \$13,998,935.

*Continued on next page*

The first residents moved into the building on April 28, 2014. An Open House occurred the same day.

Tempo Apartments is the result of the collaboration between Accessible Space, Inc. (ASI) and Ovation Development Corporation (Ovation). ASI and Ovation's first collaboration and development partnership was on Agate Avenue Apartments, currently under construction near the intersection of West Agate Avenue and West Las Vegas Boulevard in Las Vegas, Nevada.

On December 13, 2011 ASI and Ovation were selected by the Nevada Housing Division (NHD) through a competitive procurement to develop this urban infill site under an innovative program, called the Southern Nevada Public Land Management Act that essentially allows state and local governments to nominate parcels of land to the Federal Bureau of Land Management (BLM) for the development of affordable housing.

It was that successful NHD application and collaboration that fostered the idea of partnering on a 2012 NHD 9% LIHTC application for Tempo Apartments which was completed on April 14, 2014.



*Agate Avenue Apartments ground breaking, (from left to right) Dan Billmark, ASI's Director of Real Estate Development, Alan Molasky, President of Ovation Development Corporation and Lorri Murphy, Ovation's Vice President of Real Estate Development.*

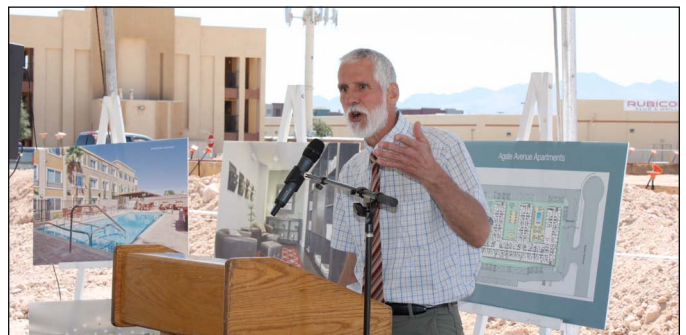
## AGATE AVENUE APARTMENTS GROUND BREAKING

On May 2, 2014 a Ground Breaking Ceremony was held for the first phase of development of Agate Avenue Apartments in Las Vegas, Nevada.

Agate Avenue Apartments represents the first collaboration between Accessible Space, Inc. (ASI) and Ovation Development Corporation (Ovation). Agate Avenue Apartments, a planned 370 unit accessible, affordable senior housing campus, is being developed in two phases over an approximate four year period on separate but adjoining five acre parcels to be donated by the Bureau of Land Management (BLM). Phase I consists of 182 units and Phase II will have 188 units.

The Ground Breaking Ceremony began with a welcome by Alan Molasky, President of Ovation Development Corporation. Guest speakers at the event were Lorri Murphy, Ovation's Vice President of Real Estate Development; Dan Billmark, ASI's Director of Real Estate Development; Steve Sisolak, Clark County Commissioner, District A; Lianne Costello, Regional Representative, U.S. Senator Harry Reid's Office; Michael Roberson, Nevada State Senator, District 20; Paul Aizley, Nevada State Assembly, District 41; Mark Licea, Federal Programs Supervisor, Nevada Housing Division; Mark Hemmens, Director, Citi Community Capital; and Lindsey Williams, Vice President and Equity Deal Manager, Wells Fargo Bank. The event closed with the official ground breaking and refreshments.

*Mark Licea, Federal Programs Supervisor, Nevada Housing Division*





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## ASI NEW DEVELOPMENTS

Since the Fall 2013 issue of News to Friends of Accessible Space, Inc., two buildings have been completed in Nevada and Oklahoma. Five developments are under construction in Illinois, Colorado and Nevada.

**Rock Ridge Apartments in McAlester, Oklahoma** was completed on January 18, 2014. The building began construction on September 28, 2012. This 15 unit, accessible, affordable apartment building for very low-income adults with physical disabilities is ASI's first development in Oklahoma. Rock Ridge Apartments received significant support from the HUD Section 811 Program; the Oklahoma Housing Finance Agency; the Wiggins Foundation; The Bank, N.A.; and the Walton Foundation through Arvest Bank. ASI would like to extend a huge thank you to Oklahomans for Independent Living (OIL) for their support through the initial application process and fundraising for Rock Ridge Apartments. OIL was responsible for inviting ASI to submit the original HUD application and attended many local and state meetings on our behalf.

**Tempo Apartments** at the intersection of Russell Avenue and Hollywood Boulevard in Las Vegas completed Phase I of construction on April 14, 2014. [Note: For more information, please see page one.]

**Rolling Prairie Apartments in Freeport, Illinois** began construction on October 2, 2013. This 25 unit,

accessible, affordable apartment building for very low-income adults with physical disabilities will be ASI's seventh development in Illinois. Rolling Prairie Apartments received significant support from the HUD Section 811 Program; the Illinois Housing Development Authority; the Federal Home Loan Bank of Chicago/BMO Harris Bank. ASI would like to extend a big thank you to Over The Rainbow Association (OTR) for their assistance during the initial application process. OTR will be serving as the property manager for this building. Rolling Prairie Apartments will be adjacent to Dirck Drive Apartments, a 23 unit accessible, affordable apartment building designed for very low-income seniors. Rolling Prairie Apartments should be completed in October 2014.

Four buildings recently began construction in Colorado and Nevada.

**Chinook Wind Apartments in Greeley, Colorado** began construction on January 8, 2014. Chinook Wind Apartments is an independent living senior housing community for adults 55 and older including seniors with physical disabilities. Of the total 60 units, 12 resident units will be fully wheelchair accessible.

ASI would like to thank the Greeley/Weld County Housing Authority (GWhA) for their commitment of 20 Project Based Housing Choice Vouchers and property tax exemption; the City of Greeley Urban Renewal Authority (GURA) for their commitment of HOME Program funds; as well as the Colorado Housing and Finance Agency for the LIHTC award.

*Rendering of Bonnie Lane Apartments in Las Vegas, Nevada*



Apply for housing online at: <http://www.accessiblespace.org/housing/index.php>

Chinook Wind Apartments is adjacent to the recently opened Poudre Valley Emergency Medical Center and to the future University of Colorado Health/ Poudre Valley Health Systems Medical Complex which is currently under development. Adjacent on the east side is ASI's Twin Rivers Apartments with connecting drive, sidewalk and walking path connection to the City of Greeley Trail System. The building will also be near a major grocery store, pharmacy, restaurants, fitness center, dental clinic, post office and fire station.

Chinook Wind Apartments joins four other ASI buildings in Colorado: Casa Libertad in Longmont; Harmony Road Apartments in Ft. Collins; and its two Greeley buildings: Fox Run Apartments and Twin Rivers Apartments. Chinook Wind Apartments should be completed in January 2015.

The other three buildings under construction are located in **Las Vegas, Nevada**. **Casa Oliva** is a nine-unit, accessible, affordable group home designed for adults with traumatic brain injuries. Construction is scheduled to begin in late May 2014 with completion scheduled for April 2015. Casa Oliva is located across the street from ASI's recently completed Mojave Cedar Apartments. Services will be provided on a 24/7/365 basis to the residents of Casa Oliva.

**Bonnie Lane Apartments in Las Vegas, Nevada** began construction on April 23, 2014. Bonnie Lane Apartments received Low-Income Housing Tax Credits (LIHTC) from the Nevada Division of Housing. Bonnie Lane Apartments will be an independent living senior housing community for adults 55 and older including the frail elderly with physical disabilities. Of the total

66 units, 14 resident units have been designed to be fully wheelchair accessible.

ASI would like to thank Clark County Community Resources Management for their commitment of HOME Program funds; the Federal Home Loan Bank of San Francisco's Affordable Housing Program with assistance from Mississippi Valley Life Insurance/U.S. Bank and Wells Fargo; as well as the Nevada Division of Housing. A special thank you is also extended to our LIHTC consultants, Eric Novak and Dr. Hilary Lopez of Praxis Consulting Group, LLC.

Bonnie Lane Apartments will be located on the west side of Bonnie Lane and across the street from the Bob Price Community Center and the Cora Coleman Senior Center. The site is on East Lake Mead Boulevard with access to transportation on this major street. In addition, Bonnie Lane Apartments will be near social services, shopping, pharmacies, restaurants, banks, churches and a library. Bonnie Lane Apartments will also include a solar system that will provide approximately 36% of the total energy demand for all commons areas of the building.

Bonnie Lane Apartments joins 16 other accessible, affordable ASI buildings in the Las Vegas Metropolitan Area in addition to The Loux Center which is home of the Nevada Community Enrichment Program (NCEP). Bonnie Lane Apartments is scheduled for completion in June 2015.

In 2012 **Ovation Development Corporation** of **Las Vegas, Nevada** requested ASI serve as the nonprofit partner for four of its developments.

**Tempo Apartments** [Note: For more information, please refer to the story on page one.]

*Rock Ridge Apartments in McAlester, Oklahoma was completed on January 18, 2014.*



Apply for housing online at: <http://www.accessiblespace.org/housing/index.php>



**Agate Avenue Apartments** at the intersection of West Agate Avenue near South Las Vegas Boulevard in Las Vegas began Phase I of construction on February 18, 2014. [Note: For more information, please see Page two.]

**Tempo Apartments Phase II** is in the early stages of development. The second phase will have 75 one- and two-bedroom units of affordable housing for seniors age 55 and better. Tempo Apartments has received Clark County HOME Program funds and will be submitted an application for State of Nevada LIHTC funds in its next round. Construction is currently scheduled to begin in February 2015 with completion in 2016.

**Agate Avenue Apartments Phase II** is also in the early stages of development. The second phase has 195 one and two bedroom units of affordable housing for seniors age 55 and better. Agate Avenue Apartments received funding from the State of Nevada in 4% Bond funds and Clark County HOME Program funds. Construction is currently scheduled to begin in May 2015 with completion in 2016.

**Anyone interested in receiving information on ASI's newest developments should contact ASI's Property Management Department at (800) 466-7722. Your call will be directed to the appropriate Property Manager.**



*Chinook Wind Apartments in Greeley, Colorado began construction on January 8, 2014.*



*Chinook Wind Apartments construction progress as of May 8, 2014.*



*Rolling Prairie Apartments in Freeport, Illinois began construction on October 2, 2013.*



## CONSOLIDATED FEDERAL CAMPAIGN

Accessible Space, Inc. (ASI) participates in the Northern Lights Combined Federal Campaign. To contribute to ASI, please go to [www.northernlightscfc.org](http://www.northernlightscfc.org) and enter Accessible Space or code #93164 to donate online. The annual campaign will begin in Fall 2014.



## CASA OLIVA

Casa Oliva is a nine-unit, supportive housing apartment development located at 1315 South Mojave Road in Las Vegas, Nevada. Scheduled to begin construction in late May 2014, Casa Oliva will include the physical spaces, social and medical supports to enable very low-income adults with traumatic brain injury (TBI) to live in a safe, secure, supportive and supervised environment, while enabling residents the highest degree of personal privacy and independence possible.

The site for Casa Oliva was provided by and approved through a competitive Clark County Community Resources Management RFP process as was the HOME/LIHFT funding for its development.

Casa Oliva will be located directly across Cedar Street from Mojave Cedar Apartments. Owned and operated by ASI, Mojave Cedar Apartments which opened on July 18, 2013 is a 10-unit, apartment building with 100% wheelchair accessibility for very low-income residents with physical disabilities including those residents with TBI.

Casa Oliva is being developed and will be managed by Accessible Space, Inc. (ASI) under its Nevada Supportive Housing Services (NSHS) Program. The primary purpose for Casa Oliva is to help offset the ever increasing demand for residency in Casa Norte, ASI's long-term residential setting for very low-income adults with TBI located at 4935 North Miller Road in Las Vegas, Nevada. Like Casa Norte, Casa Oliva will be a long-term residential setting for adults living with brain injuries and other neurological disabilities. The residents will be responsible for their living/operation costs while Medicaid pays for the supportive services costs.

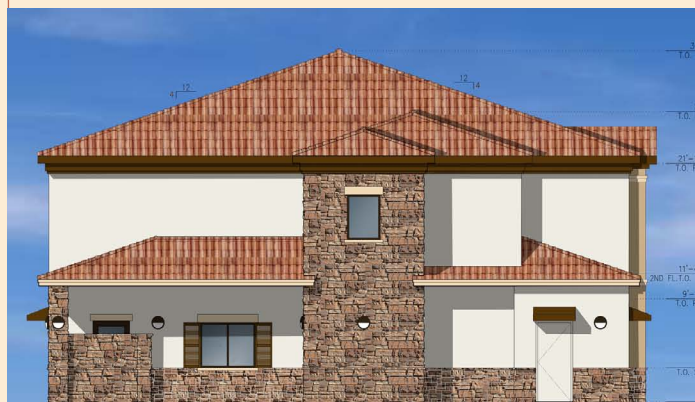
The units at Casa Oliva will be in a controlled-access building with new construction designed

to fit the needs of the population it will serve. Individuals typically wait longer than two years for a space in Casa Norte to open, and the average length of stay has been four years. **[Note: Casa Norte, operating since 2000, is the only nonprofit long-term residential setting in Clark County that includes a long-term behavioral program for adults with behaviors related to their traumatic brain injuries].**

Casa Oliva will have similar services as Casa Norte including a consulting nurse who works with the Resident Assistants (RAs) and Behavioral Technicians at the site. The RAs at Casa Norte, as well as Casa Oliva, provide 24-hour awake supervision and assistance by staff trained in RA skills, behavior management techniques and principals of community integration and a therapeutic milieu. ASI's Nevada Supportive Housing Services Manager provides case management and oversight of the staffing and client needs.

Residents at Casa Norte receive funding for their housing and therapy through the Desert Regional Center (DRC), Medicaid Waiver and Private Insurance (Workers' Compensation). DRC staff has advised ASI that their biggest need is programs like Casa Norte that can provide housing units for individuals with behaviors. DRC staff has indicated they will continue to refer residents to Casa Norte and to Casa Oliva as long as ASI is willing to continue the housing with emphasis on its behavioral program.

Accessible Space, Inc. currently operates 16 accessible, affordable apartment buildings in Clark County, Nevada. These buildings in Clark County are fully occupied and have active waiting lists totaling over 1,300 very low-income seniors and adults with physical disabilities and/or traumatic brain injury.





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## CAPITAL IMPROVEMENTS TO ASI BUILDINGS

Accessible Space, Inc. (ASI) staff has been busy with several rehabilitation and energy upgrade projects over the past six months.

**The Harry & Jeanette Weinberg Hale Kuha'o in Waipahu, Hawaii** is a 24 unit accessible, affordable apartment building which opened in 2000. Hale Kuha'o was awarded funds for plumbing renovations and repair to the bathrooms. Renovations will begin in the next few months. The plumbing renovations will be completed two units at a time so as not to displace too many residents at once. Additional funds will be requested for repainting and refurbishing the building in addition to updating the assistive technology.

**Patton Ridge Apartments in Hoover, Alabama** is an 18 unit accessible, affordable apartment building that opened in 2006. Patton Ridge Apartments was awarded Community Development Block Grant (CDBG) funds from the City of Hoover for replacement of windows and siding. Renovations should begin in the summer of 2014.

**Leah's Apartments and West Apartments** have received several funding awards for substantial renovations to these two buildings in **Burnsville, Minnesota**. These two apartment buildings have 41 accessible, affordable units. Funds for this vital work will be provided by the Dakota County Community Development Agency HOPE Program; the Carl and Eloise Pohlad Family Foundation; The Saint Paul Foundation; the F. R. Bigelow Foundation; and the Otto Bremer Foundation.

In addition to replacement of the windows at West Apartments, both buildings require renovations that include replacement of roofs, entry doors and exterior concrete work, as well as exterior painting.

**Quarry Heights Apartments in St. Cloud, Minnesota** is a 24 unit accessible, affordable apartment building that opened in 1994. Funds to replace the windows at Quarry Heights were provided by City of St. Cloud Community Development Block Grant (CDBG) funds and U.S. Department of Housing and Urban Development funds. The new windows were installed in December 2013.

The family of Tracey White, a resident at Quarry Heights Apartments, donated furniture for the second floor lounge room. ASI would like to say a special thank you to Bill and Kathy White for their donation of a sofa, chairs, TV and TV stand, coffee table, side tables and lamps.

Mr. and Mrs. White included this note, "We want to let you know what a blessing Quarry Heights has been to us and our daughter Tracey. We know she is safe, warm and her needs attended to. I cannot express in words the worry, angst and desperation we, as her parents, suffered until we found Quarry Heights. Sheryl\* and her staff are such caring people and they willingly go above and beyond and have become our friends. We are so grateful to them and the Accessible Space organization." [\*Sheryl Rausch is the Site Supervisor at Quarry Heights Apartments.]

As a result of this rehabilitation work, used windows and doors were donated to the local chapter of Habitat For Humanity.

**Henry Harbour Apartments in Corpus Christi, Texas** is a 25 unit accessible, affordable apartment building which opened in 2001. Funds to replace the roof at Henry Harbour were provided by the Karen E. Henry Foundation and HUD. The new roof was installed in December 2013 and has architectural grade, hurricane rated shingles.

**Van Buren House in Blaine, Minnesota** is a four unit accessible, affordable residence for very low-income adults with traumatic brain injuries. Funds to replace the roof, concrete driveway and sidewalks were provided by the Anoka County Community Development Block Grant (CDBG) Program. This work should be completed in the summer of 2014.



*Above, windows were replaced at Quarry Heights Apartments in St. Cloud, Minnesota. Below, a new roof was installed on Henry Harbor Apartments in Corpus Christi, Texas.*



## SPECIAL THANKS FOR THE SUPPORT OF ASI

Accessible Space, Inc. (ASI) continues to experience success in its fundraising activities across the United States. Buildings under development, as well as buildings open for several years, benefited from funding awards in the last nine months.

Leah's Apartments and West Apartments in Burnsville, Minnesota have received awards from several organizations. Both buildings are in need of capital improvements including new roofs, new windows, concrete work, heating/cooling systems and exterior doors. In addition to awards from the **Dakota County Community Development Agency HOPE Program** and the **Carl and Eloise Pohlada Family Foundation**, funding awards were made by **The Saint Paul Foundation**, the **F.R. Bigelow Foundation** and the **Otto Bremer Foundation**.

In September 2013 the **Microsoft Corporation** gave an in-kind donation of computer software.

In December 2013 the **Federal Home Loan Bank of Chicago's Affordable Housing Program** awarded funds for the development of Chinook Wind Apartments in Greeley, Colorado and Voyageur Apartments in Great Falls, Montana. Both buildings are being financed using Low-Income Housing Tax Credits (LIHTC).

Also in December 2013 the **Montana Division of Housing** awarded LIHTC funds for the development of Voyageur Apartments.

In March 2014 the **Clark County, Nevada HOME/LIHTC Program** awarded funds to Agate Avenue Apartments Phase II and Tempo Apartments (Russell Senior Apartments Phase II). ASI is serving as the nonprofit partner with Ovation Development Corporation for these developments.

In April 2014 the Nevada Community Enrichment Program (NCEP) received substantial funding from the **Nevada Department of Health and Human Services, Aging and Disability Services Division (ADSD)** for indigent and/or very low-income persons with traumatic brain injuries.

Also in April 2014 the **Anoka County Community Development Block Grant (CDBG) Program** awarded funds for capital improvements at Van Buren House in Blaine, Minnesota.

In conjunction with ASI's annual Mission Support Luncheon and Year-End Giving Campaign, ASI would like to thank the **Berg Family Fund**; and the **Wiggins Foundation, Inc.** for providing substantial matching funds; and all the **individual donors**. The Wiggins Foundation, Inc. also provided additional general operating support in December 2013.

On behalf of the Board, residents and staff of ASI, we offer our sincere thanks to those individuals and organizations providing support during the past several months. The support provided by these individuals, foundations, corporations and government agencies is critical in ASI's continued development of accessible, affordable housing and supportive care services across the United States.

**For a complete listing of our generous 2013 donors, please visit Funding Focus at [www.accessiblespace.org](http://www.accessiblespace.org) under Giving.**

## MARP AND ASI HOST 8<sup>TH</sup> BINGO NIGHT

On April 26, 2014 the residents of the New Beginnings for Brain Injury (NBBI) and Shared Living Programs participated in the 8th annual Bingo Night. The Minnesota Association of Rehabilitation Providers (MARP) and ASI hosted the event for approximately 30 residents. There were 16 volunteers from MARP plus 12 ASI staff. MARP provides pizza and beverages as well as many prizes that are given.

MARP is an organization of case managers and counselors working with adults with injuries and disabilities. The event was held at Neill High Rise in Saint Paul, Minnesota. ASI appreciates MARP's interest in our residents and staff. Plans are already in the works for next year's event.





## ASI SCORES HIGH ON HUD'S REAC EVALUATIONS

By Ken Berry

ASI's Director of Property Management

The mission of the Real Estate Assessment Center (REAC) is to provide and promote the effective use of accurate, timely and reliable information assessing the condition of HUD's portfolio; to provide information to help insure safe, decent and affordable housing; and to restore the public trust by identifying fraud, abuse and waste of HUD resources.

Over the last several years ASI's Property Management Department has experienced a tremendous increase in the number of new housing sites within our managed portfolio. During this time many of our housing sites have aged into their "teens" and "twenties" and therefore require some extra TLC. This extra TLC requires more time and attention, and other resources to ensure they continue to provide quality, accessible, affordable housing options for the people we serve.

ASI now has two Housing and Facilities Maintenance Superintendents (Gregg Scofield and Dave Lackland) who help ASI meet the demands of this increased workload, and I look forward to seeing the benefits of Dave's and Gregg's combined knowledge and experience supporting ASI's Regional and on-site maintenance staff. In addition, I want to personally thank Gregg Scofield for the amazing juggling act he has performed as ASI's only Housing and Facilities Maintenance Superintendent for so many years, and I'm pleased that he will now have some help in keeping our ever-aging sites in ship shape condition as time goes by.

On a related note, I will take this opportunity to boast of the outstanding performance of Gregg, Dave and all of our Regional Maintenance staff during this year's unprecedented HUD REAC inspection "season." To date they have prepared for and completed nearly 50 intensive HUD physical inspections which have a combined average score of 96% out of 100 – which includes 10 perfect 100 REAC scores.

Please join me in welcoming Dave to his new position within ASI Property Management – and in congratulating the outstanding work that all of our maintenance staff have done during this year's HUD REAC inspection season.

## OPPORTUNITIES TO SUPPORT ASI

### EMPLOYER MATCHING GIFTS

Many employers sponsor matching gift programs and will match any charitable contributions made by their employees.

If your company is eligible, request a matching gift form from your employer, and send it completed and signed with your gift. Accessible Space, Inc. will do the rest. The impact of your gift to our mission may be doubled or possibly tripled! Some companies match gifts made by retirees and/or spouses, as well.

### HONOR A LOVED ONE OR SPECIAL FRIEND

Pay tribute or honor a special person's birthday, anniversary, or other special occasion, with a Memorial or Honorarium gift to Accessible Space, Inc. Your name, as the donor, and the person being honored, will be acknowledged in the newsletter.

### SPONSOR OR ATTEND AN ACCESSIBLE SPACE EVENT

Host a special event that is organized and hosted by you or your group to support Accessible Space, Inc.'s mission of providing accessible, affordable "housing with care" to adults with disabilities, as well as seniors. You and your friends are generously offering time and resources to hold an event while Accessible Space's fund development staff provides guidance and assistance. Fun events for you to host might be: Garage/Bake/Craft Sale, Car Wash, Dinner & a Movie Night, Walk/Run/Roll Event, Wine & Cheese Party, Golf Tournament, Concert, etc.

### SERVE ON THE ASI FUND DEVELOPMENT COMMITTEE

To learn how you can help, contact Jacque Rooney, ASI's Fund Development Associate: 1-800-466-7722 or 651-645-7271, ext. 252; email at [jrooney@accessiblespace.org](mailto:jrooney@accessiblespace.org)

# MINNESOTA COULD AMEND DISABILITY HOUSING LAW

By Andrea Parrott



*Zach Johnson gives lively and humorous testimony before the House Housing Finance and Policy Committee March 5 in support of a bill sponsored by Rep. Raymond Dehn, right, that would modify home- and community-based waiver and general assistance recipients' residency ration restrictions. Photo by Andrew VonBank*

**A “kumbaya” moment during a House committee ended with the approval of a bill intended to expand choice in disability housing.**

“We have a real feeling of kumbaya here in the committee today,” Rep. Paul Anderson (R-Starbuck) said at the end of the hearing.

Under current law, a multi-family building with more than four units can serve individuals with home and community-based waivers in no more than the greater of four or 25% of the units. Rep. Raymond Dehn (DFL-Mpls) sponsors HF1992 that would amend the law to allow exceptions and allow multi-family buildings to serve individuals receiving such waivers in all of the units.

The House Housing Finance and Policy Committee approved the bill Wednesday and moved it to the House Health and Human Services Policy Committee. A companion, SF1692, sponsored by Sen. Jeff Hayden (DFL-Mpls), awaits action by the Senate Health, Human Services and Housing Committee.

The intent of the original law was to prevent the building of “places that might look like residences or

regular apartments, but [are] really just institutions in another name,” said Sean Burke from the Disability Law Center at Mid-Minnesota Legal Aid.

Developers interested in a multi-family building that exceeds the 25% cap or caters to an individual’s diagnosis can participate in an application process that includes public input into the project. The bill also would provide a way for the revocation of an exemption and would require the Department of Human Services to create a stakeholder group to further develop the exemption process.

A resident of a building that provides 24-hour personal care attendant service shared his reasons for choosing such a residence.

Zachary Johnson said his residence allowed him to earn his college degree from the University of Minnesota and will allow him to obtain his first job. “What this allows me to do is exercise my full potential to get that first job that can lift me out of poverty, which will allow me to go to other options if I choose.”

Johnson’s testimony had an effect on multiple representatives. “I really think you just gave one of the most compelling testimonies I’ve heard since I’ve been here,” said Rep. Jason Metsa (DFL-Virginia).

Rep. Marion O’Neill (R-Buffalo) agreed and expressed her support of the bill along with other representatives, including Rep. Joe Schomacker (R-Luverne) and Rep. Jerry Hertaus (R-Greenfield).

Additional note from Camille Groll, ASI’s Contract Manager, “Testimony at the State Capitol went very well yesterday to “fix” the 25% cap on waiver units in multifamily housing. The Choice in Housing Coalition’s bill was passed by unanimous vote to forward to the next committee.

**[Editor’s Note:** Although this bill did not pass, awareness was raised regarding the critical issue of choice in disability housing which the Choice in Housing Coalition will continue to promote.]

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## IN MEMORIAM

ASI is saddened by the passing of 37 residents over the past six months. We will miss our friends and the spirit they brought to ASI.

**Mel Aafedt** 6/12/1935 - 12/23/2013  
Summer Wood Apartments, Bozeman, Montana

**Alex Cabrerra** 2/17/1962 - 5/2/2014  
Wagon Crossing, San Antonio, Texas

**James Cooley** 8/7/1948 - 1/24/2014  
Shelbourne Avenue Apartments, Las Vegas, Nevada

**Sharron Craig** 6/23/1951 - 1/7/2014  
Fox Run Apartments, Greeley, Colorado

**Norman Danielson** 6/23/1934 - 4/18/2014  
Maple Trail Apartments, Owatonna, Minnesota

**William Doty** 11/4/1949 - 12/21/2013  
Rollingbrook Apartments, Baytown, Texas

**Richard Fagerburg** 2/14/1926 - 11/14/2013  
Tangle Brush Villa, The Woodlands, Texas

**Richard Ferguson** 9/26/1961 - 1/2/2014  
Eagle Crest Estates, Spokane, Washington

**Sammie Floyd** 9/1/1951 - 12/9/2013  
West Apartments, Burnsville, Minnesota

**Joan Fowler** 11/25/1930 - 3/15/2014  
The Portage, Great Falls, Montana

**Stephen Gile** 1/16/1961 - 3/9/2014  
Henry Courts II, Saint Paul, Minnesota

**Michael Guritz** 6/22/1947 - 2/12/2014  
Winston Courts, Hibbing, Minnesota

**James Gutierrez** 1/5/1960 - 1/18/2014  
Homeward Bound Apartments, Santa Fe, New Mexico

**Christopher Harmon** 6/1/1970 - 2/18/2014  
West Apartments, Burnsville, Minnesota

**Linda Hart** 12/17/1957 - 3/29/2014  
Vista Villa Apartments, Pasadena, Texas

**Daniel Henderson** 4/23/1942 - 12/2/2013  
Tangle Brush Villa, The Woodlands, Texas

**Edward Jenkins** 5/27/1958 - 1/6/2014  
Carol Haynes Apartments, Las Vegas, Nevada

**Raymond Jurgenson** 3/7/1951 - 2/23/2014  
Moses Residence, Grand Rapids, Minnesota

**Leona Kettle** 4/12/1951 - 3/24/2014  
Heritage Court Apartments, Hudson, Wisconsin

**Carol Larson** 10/13/1943 - 3/5/2014  
Washington Avenue Apartments, Albert Lea, Minnesota

**Arthur Lorenz** 4/10/1931 - 3/5/2014  
Heritage Court Apartments, Hudson, Wisconsin

**Stace Luft** 7/1/1964 - 12/31/2013  
Arroyo Terrace, Chandler, Arizona

**Carmen Maring** 6/24/1951 - 2/12/2014  
Northland Apartments, Fargo, North Dakota

**Patricia Mc Clain** 11/9/1944 - 3/22/2014  
David F. Day Apartments, Sartell, Minnesota

**Sara McGuinness** 10/14/1952 - 4/12/2014  
Meadow Lark Apartments, Great Falls, Montana

**Mervin Michel** 3/17/2028 - 4/15/2014  
The Portage, Great Falls, Montana

**Michael Powell** 12/24/1949 - 12/26/2013  
Blackbird Apartments, Kansas City, Kansas

**Daria Prisyazjmaua** 4/12/2028 - 12/27/2013  
River Bluff Apartments, Shakopee, Minnesota

**Julian Rabaudi** 3/22/1948 - 12/8/2013  
Homeward Bound Apartments, Santa Fe, New Mexico

**Aspen Resburg** 7/16/1973 - 7/30/2013  
Sky Forest Acres, South Lake Tahoe, California

**Harold Sanders** 12/6/1944 - 3/6/2014  
Chicago House, Minneapolis, Minnesota

**Jack Scott** 2/6/1955 - 4/26/2014  
Meadow Lark Apartments, Great Falls, Montana

**Boyd Severence** 7/11/1958 - 4/20/2014  
Accessible Space Apartments, Minot, North Dakota

**Kelly Spaise** 8/15/1962 - 1/3/2014  
Hope Village Apartments, Sartell, Minnesota

**Jesse Sullens** 8/8/1970 - 3/5/2014  
Melissa Anne Hanger Apartments, Topeka, Kansas

**Joyce Vaughan** 12/23/1932 - 12/28/2013  
Tangle Brush Villa, The Woodlands, Texas

**Marla Williamson** 11/15/1947 - 4/30/2014  
Ray Rawson Villa, Las Vegas, Nevada

## Accessible Space, Inc.

2550 University Avenue, Suite 330 North  
St. Paul, Minnesota 55114

(651) 645-7271 • 1-800-466-7722 • fax (651) 645-0541  
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