



**Eddie Baza Calvo**  
*Governor of Guam*



**Ray Tenorio**  
*Lt. Governor of Guam*

# GOALS 2013

## **“Affordable Homes For All Guamanians” Guam Housing Corporation (GHC)**

GHC is aggressively pursuing Governor Eddie Baza Calvo’s Affordable Housing Initiatives which promotes the production of 3,000 homes in 5 years. As the lead agency in the AHCC (Affordable Housing Coordinating Council), GHC provides direction, the cooperation, coordination and leveraging of federal agencies, programs, and grants, with government of Guam agencies, and the participation and investment of the private industry. With these efforts, the “Guamanian Dream” of homeownership for the people of Guam has become a reality for many, and an opportunity for many more in the future.

Guam Housing Corporation has established the following goals to complete in 2013:

1. Ongoing negotiations with FHLB (Federal Home Loan Bank) & other financial institutions in “lending capital” for GHC programs (i.e., Regular Loan Program, 6% Loan Program, CAHAT) so we can issue more mortgages to Guamanians.
2. Pursue and promote alternative building materials, structure, and design to lessen the cost of constructing safe, sanitary, and very affordable, low cost housing.
3. Ongoing coordination with partnering GovGuam agencies (DLM, CLTC, GALC) to provide available, developable land to recipients that qualify for homeownership financing and programs (VA, USDA, SUTA)
4. Continued work with GHURA and federal agencies with funding sources and layering of grants and programs in development of affordable housing.
5. Statutory authority to finance the building of new homes by funding “Housing Trust Fund” for GHC programs & initiatives (i.e., FTHAP – First Time Homeowners Assistance Program)



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6. Statute to remove barriers that impede the development of affordable housing. (i.e., amend SDC to exclude “affordable housing”)
7. Statutory authority to administer the Mortgage Credit Certificate (MCC) program.
8. As- Atdas project – Ongoing MOU with GHURA to construct 200 affordable homes / units for rent or homeownership. Initial investment capitalization of \$2.3 million dollars (GHC - \$1 mil; GHURA - \$1.3 mil)
9. Sagan Linahyan – Development of 65 unused lots with available infrastructure for affordable housing (rental & home ownership)
10. Active pursuit and application of “grants.gov” as source funding becomes available for development of affordable housing.
11. Resource sharing of personnel between partnering agencies for training, development, and compliance of housing funding and programs.
12. Continued support of the annual Guam Affordable Housing Symposium, its members, agencies (local & federal) and industries in the promotion and development of affordable housing for all the people of Guam and the Guamanian Dream of homeownership.

  
Martin C. Benavente  
President