

[Second Reprint]
ASSEMBLY, No. 2098

STATE OF NEW JERSEY
217th LEGISLATURE

PRE-FILED FOR INTRODUCTION IN THE 2016 SESSION

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SYNOPSIS

Establishes “Veterans Affordable Housing Section 8 Voucher Pilot Program.”

CURRENT VERSION OF TEXT

As reported by the Senate Community and Urban Affairs Committee on October 13, 2016, with amendments.

(Sponsorship Updated As Of: 1/9/2018)

1 AN ACT establishing the “Veterans Affordable Housing Section 8
2 Voucher Pilot Program.”

3

4 **BE IT ENACTED** by the Senate and General Assembly of the State
5 of New Jersey:

6

7 1. a. As used in this section:

8 “Homeless” means an individual without permanent domicile
9 who is living outside, or in a building not meant for human
10 habitation or which the person has no legal right to occupy, or in an
11 emergency shelter, or in a temporary housing program which may
12 include a transitional and supportive housing program if habitation
13 time limits exist, or temporarily in the home of another household,
14 or in a motel.

15 “Veteran” means any citizen and resident of this State honorably
16 discharged or released under honorable circumstances ¹, including
17 medical separations and general discharges under honorable
18 conditions.¹ from ¹[active]¹ service ¹[in time of war]¹ in any
19 branch of the Armed Forces of the United States.

20 b. The Commissioner of Community Affairs shall establish and
21 operate a project-based voucher pilot program ¹, to be known as the
22 “Veterans Affordable Housing Section 8 Voucher Pilot Program,
23 ²[“¹”] ²”² under the federal Housing Choice Voucher (Section 8)
24 Program for veterans and their families who are confronting
25 homelessness or are residing in unsafe housing.

26 c. The commissioner shall annually allocate to the pilot
27 program at least ¹[1.5%] 1.5 percent¹ of the unencumbered amount
28 of the budget authority allocated to the Department of Community
29 Affairs’ Housing Choice Voucher Program by the U.S. Department
30 of Housing and Urban Development during each of the five years
31 following the date of enactment of this act.

32 d. The commissioner shall annually announce the availability
33 of project-based vouchers for veterans pursuant to the “Veterans
34 ¹[Project-Based] Affordable Housing¹ Section 8 ¹[Housing]¹
35 Voucher Pilot Program” by publication of a request for proposals
36 through an open competitive process.

37 e. The commissioner shall administer the pilot program in
38 accordance with the provisions of this act and in compliance with
39 the federal Housing Choice Voucher Program regulations and
40 requirements.

41 f. The commissioner shall not award project-based vouchers
42 under the pilot program for newly constructed or rehabilitated
43 housing units unless at least ¹[50%] 50 percent¹ of the units at the

EXPLANATION – Matter enclosed in bold-faced brackets [thus] in the above bill is not enacted and is intended to be omitted in the law.

Matter underlined thus is new matter.

Matter enclosed in superscript numerals has been adopted as follows:

¹Assembly floor amendments adopted June 27, 2016.

²Senate SCU committee amendments adopted October 13, 2016.

1 premises are reserved for occupancy by veterans or households
2 where a veteran is the head of the household and the veteran or
3 household is currently homeless, at imminent risk of becoming
4 homeless, or the veteran is disabled and in need of access to
5 supportive services.

6 g. In awarding vouchers under the pilot program, the
7 commissioner shall consider the following factors:

8 (1) geographic diversity, ¹however, during each of the first two
9 years of operation of the pilot program, the commissioner shall
10 award vouchers representing at least half of the amount allocated to
11 the pilot program in accordance with a preference targeting the
12 location of projects within an eligible municipality, as defined in
13 section 2 of the "Urban Transit Hub Tax Credit Act," P.L.2007,
14 c.346 (C.34:1B-208),¹

15 (2) availability of supportive services on site, and

16 (3) proximity of supportive services to the proposed project
17 location.

18 h. The commissioner shall report to the Governor, and to the
19 Legislature pursuant to section 2 of P.L.1991, c.164 (C.52:14-19.1),
20 on the pilot program within two years of its implementation and
21 make any recommendations the commissioner deems appropriate.

22

23 2. This act shall take effect immediately.