

CAROLINAS COUNCIL FOR AFFORDABLE HOUSING



Officers

Randy Vanhoy
Landura Management
Associates
President

Alex Lawrence
GEM Management, Inc.
Vice President

Erica Vernon
Bernard Robinson &
Company, LLP
Secretary/Treasurer

Board of Directors

Scott Alderman
Landura Management
Associates

Aaron Patel
Rives & Associates, LLP

Shannon Poe
United Management II,
Inc.

Savannah Simenot
United Housing Associates,
Inc.

Sherre Whitley
Evergreen Construction
Company

Fran Whittenton
DTH Management
Group, Ltd.

Nancy Cross
Executive Director

**Carolinas Council for
Affordable Housing**
388 Cross Point Road
New Hill, NC 27562
(919) 774-7713 (phone)
CCAHOBOARD@AOL.COM
WWW.CCAHONLINE.COM

Message from the President

I would like to start off by saying thank you to Fran Whittenton for the great job she did as President of the CCAH Board for the last two years. I would also like to thank the membership for your continued support of the CCAH. Because of you, North and South Carolinians have great places to live in affordable rental housing.

I hope everyone enjoyed this year's Annual Meeting. We were fortunate to have A. J. Johnson, who, as always, provided great insight and ideas in the property management training session. We also extend our thanks to all of the vendors who participated in the meeting. We look forward to seeing you again next year.

We will be offering additional Properties Training and Education (PTE) this fall. In October, attorney Will Brownlee is scheduled for Fair Housing training in multiple locations. You'll find more information on page 3.

The Annual Meeting and Education committees are gearing up for 2017. The Annual Meeting Committee welcomes your input on ways to improve this event as well as any suggestions for specific conference and training sessions. This meeting is for YOU, and YOUR participation is greatly appreciated. Please send your suggestions to Alex Lawrence, our Annual Meeting Committee Chair, at alawrence@gemmanagement.net. If you would like to recommend topics for properties training, you may send those to Shannon Poe, Education Committee Chair, at shannon@unitedmgcii.com.

I would like to give a special welcome to Alex Lawrence, our newest Board member. We have also added liaison members, who will serve in an advisory non-voting capacity to the CCAH Board. We are pleased to welcome Bonnie Gravitte, Senior Compliance Manager from CAHEC; Susan Westbrook, Supervisor of Rental Compliance Operations from NCHFA; Byron Waters, North Carolina Multi-Family Housing Program Director USDA-RD; and Dwayne White, South Carolina Multi-Family Housing Program Director USDA-RD.

Please mark your calendars and SAVE THE DATE for next year's Annual Meeting and Conference at the Myrtle Beach Marriott Grande Dunes Resort: April 23-25, 2017.

Thanks again to everyone for making 2016 a successful year. I am looking forward to 2017!

Randy Vanhoy, President

A Heartfelt Thank You

Dear CCAH Board Members, CCAH Members and friends of CCAH,

Thank you so very much for the tremendous outpouring of love, friendship, prayers, and support from you during the recent months since my transplant. Words cannot describe how much your support has meant to me during this time. I am humbled by your generosity and thoughtfulness and the friendship you have demonstrated.

I have always felt the CCAH was like my family over the past few years. NOW that feeling is stronger than ever. Many of you I have known for years and others just over the past few years. All of you are very special to me, and I treasure your friendship. The CCAH, as a whole, is a very caring and loyal group of great people. You touch others when you don't even know it. You make a difference! I realize how very honored I am to have been a part of this amazing group of people. Thank you again from the core of my heart for all you have done for me.

Health update: My health is improving daily. I have had a few bumps in the road but made it through. I cannot express how grateful and blessed I am to be alive. I, by the grace of God, am walking 2+ miles a day without any oxygen tanks! It is awesome to be alive and breathe easily as I had forgotten how to do for several years. I am currently out of rejection for the first time since my surgery, which is HUGE for me! Your prayers and positive thoughts are still very appreciated! Hope to see you next year!

God Bless and Love to You!
Lisa Prevatte Ryan



Annual Meeting More Thanks . . . And Looking Ahead

I would like to thank all the exhibitors, sponsors, presenters, and attendees who made the 2016 CCAH annual meeting a fun and successful event. I would also like to express thanks to the CCAH board members, who put a lot of time and effort into preparing for and managing the conference. I hope everyone in attendance enjoyed the meeting, learned something new, and took the time to get acquainted with their peers in affordable housing.

Members of the Annual Meeting Committee are already hard at work planning the 2017 meeting. Please join us once again at the **Myrtle Beach Marriott Grande Dunes Resort** for a memorable event that will be a great opportunity to find out where affordable housing is heading. **Mark your calendars now:** April 23-25, 2017.

Alex Lawrence, Chair, Annual Meeting Committee

From the Education Committee

LIHTC Year 15 Training and Buyers & Sellers Conference

The CCAH-sponsored *LIHTC Year 15 Training* was held on July 28, in Charlotte at the Renaissance Hotel. Attended by more than 50 people, the training was very well received. Trainers were Tim Smith, Rhonda Skiles and Erica Vernon, CPAs and partners in Bernard Robinson & Company, LLP. Also participating in providing attendees with important property tax information was Craig Cardella, Partner and Managing Director of Property Tax Eagle, a company that assists owners in property tax abatement.

The following day at the Renaissance Hotel, a *Buyers and Sellers Conference* was jointly hosted by CCAH and USDA National Office. Eleven states were invited to participate. With about 90 people attending, nearly half were buyers. A welcome address by Bryan Hooper, USDA Multi-Family Deputy Administrator, stressed the importance of preserving the existing portfolio of multifamily housing. The morning program consisted of a financing panel moderated by Frankie Pendergraph. There were five lenders active in financing multifamily properties represented on the panel. In addition, USDA presented a panel of three underwriters—Martha Hanson, Beverly Casey, and Tim Chandler—who discussed the USDA program transfer requirements and the new underwriting tool that is now in use. The conference adjourned at noon for lunch, while interested parties made appointments to meet privately with State Program Directors, one of the USDA underwriters, or with someone from the USDA National Office in the afternoon.

Upcoming Training Events

October 2016

Fair Housing Update -This training will center on the day-to-day fair housing issues for regional managers, site managers, and maintenance.

Columbia, SC - October 17	9:00 am - 4:30 pm	Embassy Suites
Smithfield, NC - October 18	9:00 am - 4:30 pm	Johnston County AG Center
Winston-Salem, NC - October 19	9:00 am - 4:30 pm	Hawthorne Inn & Conference Center

Trainer: Will Brownlee, Executive Director and General Counsel, Apartment Association of North Carolina

Will is an attorney licensed in North Carolina and South Carolina and is the founder of Brownlee Law Firm, PLLC and co-founder of Loeb sack & Brownlee, PLLC. His firms have represented thousands of clients in eviction cases each year as well as fair housing disputes, regulatory issues, lease drafting, and corporate and business litigation. Mr. Brownlee has served the apartment industry for the last 18 years, including serving on the AANC Board of Directors and as author of the AANC Lease and Legal Handbook. He holds degrees from The Citadel and the N.C. Central University School of Law.

Liaison Members

At the Annual Meeting, the Board of Directors decided to reinstate a former relationship with pertinent regulatory agencies and industry partners. Four liaisons to the CCAH Board of Directors, non-voting members, will attend board meetings and keep the directors abreast of developing issues in the affordable housing industry.

Byron Waters, Multi-Family Program Director
NC USDA Rural Development

Dwayne White, Multi-Family Program Director
SC USDA Rural Development

Susan Westbrook, Supervisor of Rental Compliance
North Carolina Housing Finance Agency

Bonnie Gravitte
CAHEC

Keeping You Informed: Notes from the CCAH Office

Revamped Website

Please visit our new and improved website: www.ccahonline.com. There you will find the latest news regarding upcoming events and up-to-date forms such as:

- CCAH Membership Application/Renewal
- Lease Order Form
- Electronic Lease Order Form
- Credit Card Authorization Form

You will also have access to complete contact information for CCAH's Board of Directors, committees, and executive director.

You will need to contact the CCAH Office for login information for the Members Only section: (919) 774-7713 or CCAHOBOARD@aol.com.

We will be adding lots of new information, so visit the CCAH website often.

Facebook

CCAHA is now on Facebook: www.facebook.com/ccahnsc. Please follow us to get direct access to updates on upcoming trainings and issues affecting affordable housing. We've posted photos from the 2016 Annual Meeting and golf tournament. Check out your colleagues in affordable housing!