



Affordable Housing and
Community Development
Tax Policy

September 23, 2014

Tax Reform Landscape



- Congress has held more than 50 tax reform related hearings since the beginning of 2013
- Bipartisan, bicameral public engagement efforts
- President Obama has repeatedly called for tax reform that “closes loopholes” and brings down corporate rates

Tax Reform in the House



- **Ways and Means Tax Reform Working Groups**
 - Industry worked closely with Real Estate group
- **Chairman Dave Camp released tax reform discussion draft**
 - Housing Credit one of three corporate tax expenditures preserved
 - NMTC not included



Tax Reform in the Senate



- Senate Finance Committee member meetings and options papers
- Senate Finance Committee’s “blank slate” approach
- Max Baucus retired; momentum stalled
- New Senate Finance Committee Chairman Ron Wyden may pursue tax reform in the next Congress



Tax Extenders



- **Senate Finance Committee passes 2-year tax extenders package (EXPIRE Act)**
- **House holding hearings and mark-ups on which tax extenders to make permanent**
- **Congress likely to take up tax extenders in lame duck session**

Housing Credit Legislation



- **Improving the Low-Income Housing Tax Credit Rate Act**
 - Legislation to create permanent minimum 9 and 4 percent Housing Credit rates
 - S. 1442
 - ✦ Sponsored by Senators Maria Cantwell (D-WA) and Pat Roberts (R-KS)
 - ✦ 28 co-sponsors
 - H.R. 4717
 - ✦ Sponsored by Reps. Pat Tiberi (R-OH-12th) and Richard Neal (D-MA-1st)
 - ✦ 62 co-sponsors

ACTION Campaign



- Over 650 national, state and local organizations dedicated to protecting and strengthening the Housing Credit in tax reform
- Campaign Strategy
 - Legislative advocacy
 - State and local outreach
 - ✦ Hosting Housing Credit property events
 - Targeted media campaign
 - Data and research to strengthen the case for the Housing Credit



Visit the ACTION Campaign Website



www.rentalhousingaction.org

- Sign on as a supporter of the ACTION Campaign
- Sign up to receive e-mail updates about the campaign, the Housing Credit and tax reform
- Learn about our campaign proposals and partners
- Access our advocacy toolkit
 - Housing Credit impact fact sheets for every state and district, talking points, sample letters to Congress, media tools and more

New Markets Tax Credit



- **NMTC expired at the end of 2013, congressional action needed to reauthorize the program**
- **New Markets Tax Credit Extension Act**
 - **S. 1133**
 - ✦ Sponsored by Senators John Rockefeller (D-WV) and Roy Blunt (R-MO)
 - ✦ 8 co-sponsors
 - **H.R. 4365**
 - ✦ Sponsored by Reps. Jim Gerlach (R-PA-6th) and Richard Neal (D-MA-1st)
 - ✦ 79 co-sponsors



Disaster Tax Relief



- Congress has provided tax relief after natural disasters in the past, but none for disasters from 2011 – present
- Disaster tax relief legislation includes an increased Housing Credit allocation and NMTC allocation to affected states
 - Housing Credit allocation would be the higher of \$8/person in affected counties or half of the state’s Housing Credit ceiling, for a total of roughly \$600 million nationwide
 - NMTC allocation would be \$500 million; all impacted states could compete

Disaster Tax Relief



- **National Disaster Tax Relief Act**
 - S. 2634
 - ✦ Sponsored by Senators Mark Pryor (D-AR), Chuck Schumer (D-NY) and David Vitter (R-LA)
 - ✦ 10 co-sponsors
 - H.R. 5082
 - ✦ Sponsored by Reps. Tom Reed (R-NY-23rd) and Bill Pascrell (D-NJ-9th)
 - ✦ 38 co-sponsors



Contact Info



Diane Yentel
Vice President, Public Policy & Gov't Affairs
Enterprise Community Partners

dyentel@enterprisecommunity.org

@dianeyentel