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Date: (Filing No. H- )

**HEALTH AND HUMAN SERVICES**

Reproduced and distributed under the direction of the Clerk of the House.

**STATE OF MAINE  
HOUSE OF REPRESENTATIVES  
131ST LEGISLATURE  
FIRST SPECIAL SESSION**

COMMITTEE AMENDMENT “ ” to H.P. 478, L.D. 709, “An Act to Support Home Share Programming for Seniors”

Amend the bill by striking out the title and substituting the following:

**'Resolve, to Develop a Home Share Pilot Program for Older Persons'**

Amend the bill by striking out everything after the title and inserting the following:

**'Sec. 1. Maine State Housing Authority to develop home share pilot program for older persons. Resolved:** That the Maine State Housing Authority shall develop and administer, through a contract with an appropriate vendor, a home share pilot program, referred to in this resolve as "the program," primarily aimed at assisting older persons to reduce living expenses, including housing costs, by matching older persons who own homes with spare rooms to adults in need of affordable housing. The Maine State Housing Authority may partner with organizations such as, but not limited to, area agencies on aging, AARP Maine, the Maine Council on Aging and the EqualityMaine Network for Older Adults to promote the program. For the purposes of this resolve, "older person" has the same meaning as "aging, elderly or older person" in the Maine Revised Statutes, Title 22, section 5104, subsection 1-B.

**Sec. 2. Maine State Housing Authority to issue request for proposals. Resolved:** That the Maine State Housing Authority shall issue a request for proposals for a vendor to provide a digital-based service for matching older persons who own homes with spare rooms to adults in need of affordable housing. The vendor must:

1. Assist hosts and renters over the phone, through a text chat function or by video;
2. Collect and process rental payments from renters and distribute payments to hosts in a timely manner;
3. Protect the private information and data of hosts and renters;
4. Conduct background checks on hosts and renters, including contacting at least 2 references for a host and for a renter;

**COMMITTEE AMENDMENT**

- 1 5. Acquire from renters employment verification or proof of school enrollment; and
- 2 6. Review and process all applications.

3 The request for proposals must favor proposals that provide value in services delivered,  
4 equity and impartiality in its processes, compliance with federal and state laws and privacy  
5 protections for hosts and renters.

6 **Sec. 3. Report. Resolved:** That, no later than January 1, 2025, the Maine State  
7 Housing Authority shall submit a report on the program detailing the effectiveness of  
8 matching older persons who own homes with spare rooms to adults in need of affordable  
9 housing, testimonials from hosts and renters and other relevant findings to the joint  
10 standing committees of the Legislature having jurisdiction over health and human services  
11 matters and labor and housing matters.

12 **Sec. 4. Appropriations and allocations. Resolved:** That the following  
13 appropriations and allocations are made.

14 **HOUSING AUTHORITY, MAINE STATE**

15 **Housing Authority - State 0442**

16 Initiative: Provides one-time funds for contracting services and subscription fees necessary  
17 to develop and administer the home share pilot program.

18 <b>GENERAL FUND</b>	<b>2023-24</b>	<b>2024-25</b>
19 All Other	\$200,000	\$0
20		
21 <b>GENERAL FUND TOTAL</b>	\$200,000	\$0

22 '

23 Amend the bill by relettering or renumbering any nonconsecutive Part letter or section  
24 number to read consecutively.

25 **SUMMARY**

26 This amendment replaces the bill, which is a concept draft, with a resolve. It requires  
27 the Maine State Housing Authority to develop and administer a home share pilot program  
28 primarily aimed at assisting older persons by matching older persons who own homes with  
29 spare rooms to adults in need of affordable housing. The amendment includes a one-time  
30 appropriation of \$200,000 to contract with a vendor and pay subscription costs to  
31 implement and administer the program. It requires the Maine State Housing Authority to  
32 submit a report, no later than January 1, 2025, regarding the program to the joint standing  
33 committees of the Legislature having jurisdiction over health and human services matters  
34 and labor and housing matters.

35 **FISCAL NOTE REQUIRED**  
36 **(See attached)**

# COMMITTEE AMENDMENT