

	STATE: GEORGIA
Mandatory restrictions prohibiting increases in racial and economic concentration	• No.
Scoring that discourages racial and economic concentration	• 3 points awarded if project is located in a difficult to develop area (QAP 2008 Draft, Appendix II p. 8).
Mandatory requirements encouraging sustainable development in high-opportunity areas	• No.
Scoring that discourages development in distressed neighborhoods	• Scoring for desirable and undesirable characteristics: up to 10 points awarded to projects with desirable characteristics. Points are lost for undesirable site location and characteristics within one-half mile such as junkyards, odors, noise, deteriorated houses and buildings, etc. 1 point is deducted per characteristic (QAP 2008 Draft , Appendix II p. 3-4).
Scoring that encourages development in high opportunity areas	• Scoring for desirable and undesirable characteristics: up to 10 points awarded to projects with desirable characteristics such within 1 mile of site location in urban centers and 2 miles for rural areas; activities include retail stores, grocery stores, schools, medical facilities, employment centers, etc (QAP 2008 Draft, Appendix II p. 3-4). • 2 points awarded to projects with community transportation options such as bus routes and rapid rail transit (QAP 2008 Draft, Appendix II p. 5).
Local participation in site selection limited to statutory minimum	• 3 points awarded if the local government adopts a resolution in support of the project or if the local government is run by an individual, a letter from him will be accepted instead of a resolution (QAP 2008 Draft, Appendix II p. 14).
Mandatory requirements ensuring affirmative marketing	• No.
Scoring that incentivizes affirmative marketing	• No.
Scoring that incentivizes language access and marketing to non-English speaking applicants	• No.
Scoring that promotes Section 8 voucher access in high-opportunity areas	• No.
Requirements for monitoring Section 8 voucher access	• Requires that the DCA monitor the tenant application process to see if the process is structured to avoid discrimination or if any actions are taken to discourage Section 8 Rental Assistance certificate or voucher holders from applying. All lease provisions must be compatible and not in conflict with Section 8 leases (QAP 2008 Draft, p. 7-8); cited in 2006 Best Practices report ("Report"): no change.
Scoring that promotes units designed for persons with disabilities	• 3 points awarded to projects that set aside 3 units or 5%, whichever is greater, for disabled persons for two years; projects are not required to provide on site supportive services, but must partner with an experienced local service provider (QAP 2008 Draft, Appendix II p. 12). • 10 points awarded to projects that set aside 51% or more of the total units to tenants with disabilities; projects are required to provide on site supportive services (QAP 2008 Draft, Appendix II p.13).
Scoring that promotes marketing to disabled persons	• No.
Scoring that promotes family moves to low-poverty neighborhoods	• Requires family projects include at least one basic ongoing service such as social and recreational programs planned and overseen by the project manager (semi-monthly birthday, potluck dinners, etc), semi-monthly classes conducted on site (exercise, computer tutoring, etc), after school or adult day care located on site (QAP 2008 Draft, Appendix I p.5-6); cited in 2006 Report: modified the number of

Scoring that promotes units for lowest-income households outside high-poverty neighborhoods	<ul style="list-style-type: none"> • Up to 10 points awarded to projects that set aside units for tenants with less than 50% AMI depending on the percentage of units reserved (QAP 2008 Draft, Appendix II p. 5). • 5 points awarded to projects that set aside 5% or more for tenants at 30% AMI (QAP 2008 Draft, Appendix II p. 5).
Racial/demographic reporting requirements	<ul style="list-style-type: none"> • No.
Other	<ul style="list-style-type: none"> • Scoring promoting eventual tenant ownership: 3 points awarded to projects for submission of a tenant ownership plan at the end of the compliance period (QAP 2008 Draft, Appendix II p. 10-11).