

(F) FOR PURPOSES OF THIS SECTION, THE PHRASE "HOUSING OR HOUSING PROJECT FOR PERSONS OF ELIGIBLE INCOME" MEANS ANY UNDERTAKING OR PROJECT, OR PORTION THEREOF, INCLUDING LANDS, BUILDINGS AND IMPROVEMENTS, REAL, MIXED AND PERSONAL PROPERTIES, OR INTEREST THEREIN THAT IS PLANNED, ACQUIRED, OWNED, DEVELOPED, CONSTRUCTED, RECONSTRUCTED, REHABILITATED, OR IMPROVED FOR PURPOSES OF PROVIDING DWELLING ACCOMMODATIONS A SUBSTANTIAL PORTION OF WHICH ACCOMMODATIONS SHALL BE FOR PERSONS OF ELIGIBLE INCOME, AND SUCH STREETS, ROADS, SEWER AND WATERLINES, AND OTHER SUPPORTING PUBLIC AND PRIVATE FACILITIES INTENDED FOR COMMERCIAL, EDUCATIONAL, CULTURAL, RECREATIONAL, COMMUNITY, OR OTHER CIVIC PURPOSES AS MAY BE DEEMED NECESSARY FOR SOUND COMMUNITY DEVELOPMENT. THE PHRASE "SUBSTANTIAL PORTION" MEANS THAT 50 PERCENT OR MORE OF THE DWELLING ACCOMMODATIONS ARE INITIALLY OCCUPIED, AFTER FINANCING FOR SUCH PROJECT IS PROVIDED BY THE HOUSING OPPORTUNITIES COMMISSION, BY PERSONS OF ELIGIBLE INCOME, OR THAT 20 PERCENT OR MORE THE DWELLING ACCOMMODATIONS ARE FOR LOW INCOME PERSONS ASSISTED OR WHO ARE ELIGIBLE TO BE ASSISTED WITH FEDERAL SUBSIDIES. IF THE OWNERS OF THE PROJECT CERTIFY TO THE HOUSING OPPORTUNITIES COMMISSION THAT THEY WILL MAKE THEIR BEST EFFORTS TO COMPLY WITH THIS SECTION, THE "SUBSTANTIAL" REQUIREMENT IS CONSIDERED SATISFIED FOR PURPOSES OF THIS SECTION.

(G) (1) IN THIS SECTION "ASSISTED FAMILY HOUSING" HAS THE DEFINITION PROVIDED BY THE MONTGOMERY COUNTY GOVERNMENT.

(2) THE HOUSING OPPORTUNITIES COMMISSION SHALL HOLD A PUBLIC HEARING ON ITS PROPOSED ASSISTED FAMILY HOUSING.

(3) THE PUBLIC HEARING SHALL BE PUBLICIZED BY A DISPLAY ADVERTISEMENT IN 2 NEWSPAPERS OF GENERAL CIRCULATION IN MONTGOMERY COUNTY AT LEAST 15 DAYS PRIOR TO THE PUBLIC HEARING.

(4) THE HOUSING OPPORTUNITIES COMMISSION, SUBSEQUENT TO THE PUBLIC HEARING, SHALL ISSUE A REPORT OF ITS FINDINGS AND CONCLUSIONS ON ITS PROPOSED ASSISTED FAMILY HOUSING WHICH WAS THE SUBJECT OF THE PUBLIC HEARING.

(5) THE PROVISIONS OF THIS SUBSECTION ARE NOT APPLICABLE TO PROPOSED SCATTERED SITES AND MODERATE PRICED DWELLING UNITS, AS THOSE TERMS ARE DEFINED BY MONTGOMERY COUNTY LAW, THAT ARE ACQUIRED FOR ASSISTED FAMILY HOUSING, PROPOSED BY THE HOUSING OPPORTUNITIES COMMISSION, AND FOR WHICH A PUBLIC HEARING IS NOT REQUIRED BY MONTGOMERY COUNTY LAW.