

**Senate File 269 - Introduced**

SENATE FILE 269

BY SEGEBART

**A BILL FOR**

1 An Act establishing a home modification grant program within  
2 the department on aging, and providing an appropriation.  
3 BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF IOWA:

1 Section 1. NEW SECTION. 231.67 Home modification grant  
2 program — established — requirements.

3 1. As used in this section, unless the context otherwise  
4 requires:

5 a. "Accommodate" means to make a residence accessible for  
6 a qualified person in a manner that is necessary due to the  
7 qualified person's age, disability, or condition.

8 b. "Medical provider" means a physician, physician  
9 assistant, advanced registered nurse practitioner, physical  
10 therapist, or occupational therapist.

11 c. "Modification or improvement" means a modification of or  
12 improvement to a qualified person's residence that is certified  
13 by a medical provider as being necessary to accommodate the  
14 qualified person.

15 (1) A "modification or improvement" includes one or more of  
16 the following:

17 (a) Providing for or installing a nonstep entrance.

18 (b) Providing for or installing exterior or interior ramps.

19 (c) Providing for or installing stairway lifts or  
20 elevators.

21 (d) Providing for or installing handrails or grab bars, or  
22 the reinforcement of grab bars.

23 (e) Providing for or installing hardware for doors.

24 (f) Widening exterior doors or interior hallways to more  
25 than thirty-six inches.

26 (g) Widening interior doors to more than thirty-two inches.

27 (h) Modifying electrical components, including moving  
28 electrical outlets and switches.

29 (i) Modifying bathrooms, including but not limited to  
30 providing for the modification or installation of accessible  
31 toilets, bathtubs, showers, plumbing, or fixtures.

32 (j) Modifying kitchens including but not limited to  
33 providing for the modification or installation of accessible  
34 countertops, cabinets, appliances, plumbing, or fixtures.

35 (k) Modifying bedrooms including but not limited to

1 the relocation of a bedroom to an accessible space in the  
2 residence.

3 (2) A *"modification or improvement"* may consist of  
4 improvements to real property following a modification or  
5 improvement specified in subparagraph (1).

6 (3) A *"modification or improvement"* does not include  
7 the construction of a new residence, or an addition to or  
8 modification of an existing residence that expands the living  
9 area but is not otherwise described in this paragraph *"c"*,  
10 subparagraph (1).

11 *d. "Qualified homeowner"* means a person who meets all of the  
12 following conditions:

13 (1) Is the owner of residential real property in this state,  
14 including a condominium, that is the primary residence of the  
15 owner.

16 (2) Is a qualified person or resides with a spouse or  
17 dependent who is a qualified person.

18 *e. "Qualified person"* means a person whose income does not  
19 exceed three hundred percent of the federal poverty level and  
20 who meets one of the following conditions:

21 (1) Is at least sixty-five years of age.

22 (2) Is living with a disability, as defined in 42 U.S.C.  
23 §12102.

24 (3) Has a chronic condition the prognosis for which requires  
25 a permanent modification to the qualified person's residence.

26 2. *a.* A home modification grant program is established in  
27 the department. The department shall administer the program  
28 and provide grants through expenditure of funds appropriated  
29 to the department for this purpose. Grants shall be made,  
30 in amounts not to exceed five thousand dollars per primary  
31 residence, to qualified homeowners for the purposes of  
32 modification or improvement to a qualified person's residence  
33 to accommodate the qualified person.

34 *b.* The department shall adopt rules pursuant to chapter 17A  
35 to administer the program.

1 c. Notwithstanding section 8.33, funds appropriated to  
2 the department for the purposes of the home modification  
3 grant program under this section that remain unencumbered or  
4 unobligated at the close of a fiscal year shall not revert  
5 but shall remain available for expenditure for the purposes  
6 designated.

7 Sec. 2. HOME MODIFICATION GRANT PROGRAM —

8 APPROPRIATION. There is appropriated from the general  
9 fund of the state to the department on aging for the fiscal  
10 year beginning July 1, 2019, and ending June 30, 2020, the  
11 following amount, or so much thereof as is necessary, to be  
12 used for the purpose designated:

13 To provide home modification grants pursuant to, and for  
14 the administration of, the home modification grant program  
15 established in section 231.67:

16 ..... \$ 1,000,000

17 EXPLANATION

18 The inclusion of this explanation does not constitute agreement with  
19 the explanation's substance by the members of the general assembly.

20 This bill establishes a home modification grant program to  
21 be administered by the department on aging. To receive a grant  
22 under the program, a qualified homeowner must be the owner of  
23 a residential real property in the state that is the primary  
24 residence of the owner and be a qualified person or reside with  
25 a spouse or dependent who is a qualified person. Under the  
26 bill, a "qualified person" means a person whose income does  
27 not exceed 300 percent of the federal poverty level and meets  
28 one of the following conditions: is at least 65 years of age,  
29 is living with a disability as defined under federal law, or  
30 has a chronic condition the prognosis for which requires a  
31 permanent modification to the qualified person's residence.  
32 Grants under the program are limited to not more than \$5,000  
33 per primary residence and may only be used for modifications  
34 or improvements to a qualified person's residence that are  
35 certified by a medical provider as necessary to accommodate

1 the qualified person. Under the bill, a "modification or  
2 improvement" may consist of improvements to real property  
3 following a specified modification or improvement but does not  
4 include the construction of a new residence or an addition  
5 to or modification of an existing residence that expands the  
6 living area but is not otherwise described as an allowable  
7 modification or improvement under the bill.

8 The bill includes an appropriation to the department on  
9 aging to provide grants and for the administration of the grant  
10 program.