



FOR WHAT IT'S WORTH

For What It's Worth (FWIW) is a service for members of the Oklahoma Homebuyer Education Association (OHEA). We welcome your responses or other information you would like to share with us. Send items to Tricia Auberle at HomebuyerEd@okacaa.org

OHEA was proposed as an approach to preparing first-time homebuyers by the Oklahoma Association of Community Action Agencies in 2000. Housing stakeholders at that time faced a wave of opportunities created by HUD, GSEs and financial institutions for lower-income Americans to develop an asset without having to find extra money to invest. They could turn their rent payments into mortgage payments and have a chance to benefit from the seemingly endless increase in the value of real estate.

HUD policy has shifted to supporting rentals since the 2008 housing bust, and stricter regulation reduced the financial sector's ability to take risks. As a result, the affordable housing market has tightened, and OHEA has gone from a high of 250 members in 2008 to our current level of 55. Most of you who remain are Certified Homebuyer Education Professionals. To maintain that status our CHEP have to demonstrate they have attended 30 hours of continuing education during the three years of their certification, but the 10-hour class we offered in May had to be cancelled after only one person registered. So your opportunity for 10 hours of credit this year is the 15th Annual Homebuyer Education Conference coming up in November. Let's make the most of that opportunity by developing a conference program that serves your needs. Email me with questions you need answered or topics we need to address at homebuyerEd@okacaa.org.

Registration Frustrations. Due to a recent virus attack our online registration system is not functioning properly. Please bear with us and I will send out a blast email when it's functioning correctly again.

Housing Counseling Exam preparation is available for any of you who plan to take the exam. HUD has set up a site at www.hudhousingcounselors.com that explains the process and helps you prepare, but it's always good to hear about the experience from someone who has been through it. The Counselor's Corner made a recording of their webinar sessions "How to Study for the HUD Certification Exam." The recording allows you to hear from several counselors who have already taken and passed the exam. Get their tips and learn more at <https://www.thecounselorscorner.net>.

Term of the Month: Lien – a claim against a property where the value of the property is used to secure the repayment of the debt. The most common liens are tax and construction liens (often called mechanics liens). The person holding the lien against a property can file to have the property sold if the claim is not addressed.

2018 OHEA Events Schedule. Here is the revised schedule of OHEA trainings, continuing education, and the OHEA Conference. Activities may change and are subject to funding and minimum participation.

October 1 – 5	OHEA Train the Trainer classroom session
November 7	15 th Annual Homebuyer Education Conference
November 8	Comprehensive Continuing Education morning workshop

Activities are held at the Oklahoma Weatherization Training Center, 605 Centennial Blvd., Edmond, OK 7301