



UPDATED: 10/8/2020
 University Hills Housing
 Priority Categories and Home Offer Process

In 1983, The Regents of the University of California and the Irvine Campus Housing Authority executed a ground lease to facilitate the development, construction, and administration of UCI’s faculty and staff housing program. The ground lease authorized ICHA to develop for-sale and rental housing on the UCI campus and to sublease the land. With respect to the initial sale and resale of a for-sale housing unit, the ground lease specified a priority system whereby purchasers shall be selected. The following summarizes the priority categories and the process adopted for offering for-sale homes to prospective buyers.

Priority Categories

Category 1	<ul style="list-style-type: none"> Newly recruited Senate faculty* and Senior Management Group (SMG)
Category 2	<ul style="list-style-type: none"> Current Senate faculty and SMG members
Category 3	<ul style="list-style-type: none"> Newly recruited non-Senate faculty, academic staff and MSP members**
Category 4	<ul style="list-style-type: none"> Current non-Senate faculty, academic staff and MSP members
Category 5	<ul style="list-style-type: none"> Other UCI staff

* Current definition of a “New Recruit” is members of the Academic Senate appointed on or after 6/30/2018. The ICHA Board reviews this definition annually.

** Applicants remain in this category for 1 year after their hire date.

Provost Exception to Priority Categories

1. Provost can approve a designee from any category for a new or resale home.
2. A school dean can submit a request to the VPAP for a new recruit or a retention faculty to be considered for an exception.*
 --only one faculty per dean at a time can be on this list.

*Exceptional status expires when the designee buys a home or turns down three offers of homes on their list of model preferences. Designee will be returned to the same placement on the waitlist prior to the exceptional status.

Waitlist

- The waitlist is organized according to the priority categories above.
- In each category, the names are listed in the order of the application date.

Resale Homes

- Resale homes are offered in order of the priority categories, by application date and model preferences.

--For example, a resale home will be offered to Category 1 members who have listed the resale as a preference on their application, in the order of their application date. If declined, the home will be offered to Category 2, 3, 4 and 5 members in that order.

New Homes Drawing Program

- The drawing program is provided to eligible Category 1 members only.
 - eligibility for drawing is determined by the hire date and submission of an application by the due date.
 - 2020 drawing dates are for appointment dates from 7/2/19 through 10/1/2020.
 - if a participating member is not offered a home from the drawing or withdraws from the drawing this member will remain in the same placement on the waitlist prior to the drawing participation.

Exchanges – A homeowner whose needs have changed may desire to exchange homes with another homeowner within University Hills. Exchanges will be considered by the Provost's Office on a case by case basis under the following conditions:

- All parties must be in same priority category
- Both homes are bought and sold "as is" for Maximum Resale Price
- Both parties pay all customary closing costs, including but not limited to Shared Appreciation, escrow and title costs
- Both parties use an ICHA facilitator

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