



FHFC Board of Directors' Meeting Minutes

March 20, 2026

BOARD MEMBERS PRESENT:

Sandra Veszi Einhorn, Chair
Larry Cretul
Justin Domer
Mario Facella
Reynolds Henderson
Jody Hudgins
Ron Lieberman
Daniel Martell

BOARD MEMBERS ABSENT:

Ryan Benson, Vice Chair
Olivia Hoblit
Dev Motwani

CORPORATION STAFF PRESENTING:

Angie Sellers
Bill Aldinger
Justin Evans
Todd Fowler
Melissa Levy
David Westcott

CALL TO ORDER AND ROLL CALL

The meeting was called to order at 8:30 a.m. by Chair Veszi Einhorn. Roll call was taken by Lauren Cronin, Board Liaison, and a quorum was present.

PUBLIC COMMENT

None.

MINUTES

Approval of January 30, 2026, Board Meeting Minutes

A motion to approve the minutes was made by Mr. Lieberman and seconded by Mr. Facella.
The motion passed unanimously.

AUDIT COMMITTEE UPDATE

Chair Einhorn reported the Ernst & Young Financial Audit Plan was presented at the March Audit Committee meeting.

CONSENT AGENDA

Approval of the Consent Items

A motion to approve the Consent Agenda was made by Mr. Hudgins and seconded by Mr. Henderson.
The motion passed unanimously.

LEGISLATIVE UPDATE

Ms. Sellers reported the 60-day Regular Session ended on March 13, with a Special Session to follow to finalize the State Budget. She also noted the Governor's announcement of a Special Session on Congressional Redistricting scheduled for

April 20-24. Ms. Sellers summarized House and Senate budget proposals for Florida Housing programs, estimating approved funding between \$286 million and \$500 million, and provided an overview of housing-related bills passed during the Regular Session.

Chair Einhorn reported that, for the seventh consecutive year, Governor DeSantis and the Legislature fully funded the State's Housing Trust Funds, allocating \$435 million to Florida Housing. In 2025, the SHIP program assisted over 5,800 families, the Middle Market Tax Incentives supported more than 35,000 affordable rental units without additional Florida Housing funding, and the Florida Hometown Heroes program helped 5,600 first-time homebuyers with down payment assistance.

LIVE LOCAL UPDATE

Ms. Sellers reported the Tax Credit Contribution program for 2026 reserved \$2.25 million, with \$150,000 received. Ms. Sellers also reported that on January 15, the Multifamily Middle Market Certification deadline closed with 378 requests received, and 377 certificates were issued for 34 counties on February 4.

Mr. Westcott reported that on February 20, the Hometown Heroes program had reserved all of the \$50 million appropriated for 2025/2026. He also noted the program redeployed \$13 million in program income with \$10.5 million currently reserved. The remaining \$2.5 million is expected to be fully reserved in the coming weeks. Mr. Westcott reported Hometown Heroes has served 3,700 families with \$60.5 million in down payment assistance, leveraging \$1.2 billion in first mortgage loans.

ACTION ITEMS

Multifamily Programs- Allocations

A. RFA 2025-214 Live Local SAIL Financing to be used for Developing and Reconstructing Affordable Multifamily Housing Developments

Ms. Levy recommended approval of the review committee's recommendation to adopt the scoring results of the 11 applications and authorize the tentative selection of the three (3) applications as set forth for funding on Exhibit B in the Board Package.

A motion to approve was made by Mr. Lieberman and seconded by Mr. Martell.
The motion passed unanimously.

B. RFA 2026-103 Housing Credit and SAIL Financing to Develop Housing for Homeless Persons

Ms. Levy recommended approval of the review committee's recommendation to adopt the scoring results of the 7 applications and authorize the tentative selection of the two (2) applications as set forth for funding on Exhibit D in the Board Package.

A motion to approve was made by Mr. Facella and seconded by Mr. Domer.
The motion passed unanimously.

C. RFA 2026-106 Financing to Develop Housing for Persons with Disabling Conditions/Developmental Disabilities

Ms. Levy recommended approval of the review committee's recommendation to adopt the scoring results of the 4 applications and authorize the tentative selection of the one (1) application as set forth for funding on Exhibit F in the Board Package.

A motion to approve was made by Mr. Hudgins and seconded by Mr. Lieberman.
The motion passed unanimously.

D. RFA 2026-206 HOME and Live Local SAIL Financing to be used for Rental Developments in Rural Areas of Opportunity

Ms. Levy recommended approval of the review committee's recommendation to adopt the scoring results of the 8 applications and authorize the tentative selection of the five (5) applications as set forth for funding on Exhibit H in the Board Package.

A motion to approve was made by Mr. Lieberman and seconded by Mr. Henderson.
The motion passed unanimously.

Professional Services Selection (PSS)

A. Request for Qualifications (RFQ) 2026-02 for Arbitrage Rebate Analyst Services

Ms. Sellers recommended approval of the review committee's recommendation to enter contract negotiations with all three respondents: BLX Group LLC; Hawkins Delafield & Wood LLP; and Integrity Public Financing Consulting LLC.

A motion to approve was made by Mr. Hudgins and seconded by Mr. Facella.
The motion passed unanimously.

B. Request for Qualifications (RFQ) 2026-04 for Single Family Cash Flow Provider Services

Ms. Sellers recommended approval of the review committee's recommendation to enter contract negotiations with the two highest scoring respondents, RBC Capital Markets, LLC, and Caine Mitter & Associates Incorporated, to serve as the lead and back-up cash flow providers as contemplated in the RFQ.

A motion to approve was made by Mr. Lieberman and seconded by Mr. Facella.
The motion passed unanimously.

C. Request for Qualifications (RFQ) 2026-05 for Inclusion in a Pool of Energy Consumption Model Utility Allowance Estimate Providers

Mr. Fowler recommended approval of the review committee's recommendation to enter contract negotiations with all four respondents: Alan Plummer Associates, Inc.; Core Consultants of America, LLC; Energy Consulting, Inc.; Stowers Consulting, Inc. d/b/a Green Summit Engineering and d/b/a Green Summit, for inclusion in the pool of energy consumption model utility allowance estimate providers.

A motion to approve was made by Mr. Hudgins and seconded by Mr. Domer.
The motion passed unanimously.

D. Single Source Procurement for the Affordable Housing Locator Subscription Services

Mr. Aldinger requested staff authorization to enter into negotiations for a single source contract with Emphasys Computer Solutions, Inc.

A motion to approve was made by Mr. Lieberman and seconded by Mr. Hudgins.
The motion passed unanimously.

E. Single Source Procurement for the Comprehensive Multifamily Line of Business Software

Mr. Evans requested staff authorization to enter into a new, one-year, single source contract with ProLink Solutions, Inc., for their Comprehensive Multifamily Line of Business Software Solution.

A motion to approve was made by Mr. Hudgins and seconded by Mr. Henderson.
The motion passed unanimously.

PUBLIC COMMENT

None.

ADJOURNMENT

The meeting adjourned at 9:14 a.m.