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May 10, 2017

Kate A. Flemming
Legal Analyst/Corporation Clerk
Florida Housing Finance Corporation
227 North Bronough Street, Suite 5000
Tallahassee, Florida 32301-1329

VIA HAND DELIVERY AND EMAIL
Kate.flemming@floridahousing.org

NOTICE OF INTENT TO PROTEST

Re: RFA 2016-113

Dear Ms. Flemming:

On behalf of RST The Promenade at West Lake, LP (2017-206C), we hereby give notice of our intent to protest the Award Notice and scoring and ranking of RFA 2016-113, issued by Florida Housing on May 5, 2017, at 9:58 a.m., concerning Housing Credit Financing for Affordable Housing Developments Located in Broward, Duval, Hillsborough, Orange, Palm Beach and Pinellas Counties. (See Attached)

Sincerely,



Michael P. Donaldson

MPD/rb

Enclosure

RFA 2016-113 Recommendations

Total HC Available for RFA	14,669,052.00
Total HC Allocated	14,312,000.00
Total HC Remaining	357,052.00

Application Number	Name of Development	County	Name of Contact Person	Name of Developers	HC Funding Amount	Total Points	Development Category Funding Preference	Per Unit Construction Funding Preference	Leveraging Classification	75 Units or more Total Unit Preference	Florida Job Creation Preference	Lottery Number
Broward County Application												
2017-211C	Pinnacle at Peacefield	Broward	David O. Deutch	Pinnacle Housing Group, LLC*	2,561,000.00	33	Y	Y	A	Y	Y	2
Duval County Application												
2017-235C	Lofts at LaVilla on Monroe	Duval	James R. Hoover	TVC Development, Inc.	1,660,000.00	33	Y	Y	A	Y	Y	21
Hillsborough County Application												
2017-230C	The Boulevard at West River	Hillsborough	Eileen M Pope	WRDG Boulevard, LLC	2,110,000.00	33	Y	Y	A	Y	Y	10
Orange County Application												
2017-200C	Parramore Oaks	Orange	Paula M Rhodes	Invictus Development, LLC	2,110,000.00	33	Y	Y	B	Y	Y	11
Palm Beach County Application												
2017-229C	Georgian Gardens Apartments	Palm Beach	Alberto Millo, Jr.	Georgian Gardens Apartments	1,650,000.00	33	Y	Y	A	Y	Y	9
Pinellas County Application												
2017-201C	Heritage Oaks	Pinellas	Brian D Eujen	Norstar Development USA, LP- PC/HA	1,660,000.00	33	Y	Y	A	Y	Y	15
2nd Broward County Application												
2017-241C	Saratoga Crossings	Broward	Elizabeth Wong	APC Saratoga Crossings I	2,561,000.00	33	Y	Y	A	Y	Y	38

* Currently suspended pursuant to Fla. Admin. Code R. 67-48-002

On May 5, 2017, the Board of Directors of Florida Housing Finance Corporation approved the Review Committee's motion and staff recommendation to select the above Applications for funding and invite the Applicant to enter credit underwriting.

Any unsuccessful Applicant may file a notice of protest and a formal written protest in accordance with Section 120.57(3), Fla. Stat., Rule Chapter 28-110, F.A.C., and Rule 67-60.009, F.A.C. Failure to file a protest within the time prescribed in Section 120.57(3), Fla. Stat., shall constitute a waiver of proceedings under Chapter 120, Fla. Stat.