

Michael G. Maida, P.A.

Attorney at Law

Post Office Box 12093, 32317-2093
1709 Hermitage Blvd., Suite 201
Tallahassee, FL 32308
www.maidalawpa.com

RECEIVED

18 MAY -8 AM 8:54

FLORIDA HOUSING
FINANCE CORPORATION

TELEPHONE (850)425-8124

TELECOPIER (850)681-0879

Michael G. Maida
Civil Circuit Mediator

May 8, 2018

Via Hand Delivery

Via Electronic Mail: CorporationClerk@floridahousing.org

Ana McGlamory
Corporation Clerk
Florida Housing Finance Corporation
227 N. Bronough St., Ste. 5000
Tallahassee, FL 32301

RE: RFA 2017-112 Housing Credit Financing for Affordable Housing
Developments Located in Miami-Dade ("the RFA") - Notice of Protest

Dear Ms. McGlamory:

On behalf of Applicant Fair Oaks, LLC, Application No. 2018-077C ("Fair Oaks") and Developer Landmark Development Corp., ("Landmark"), this letter constitutes a Notice of Protest ("Notice") filed pursuant to sections 120.569 and 120.57(3), Florida Statutes, Rules 28-110 and 67-60.009, Florida Administrative Code and the RFA. Fair Oaks and Landmark protest Florida Housing Finance Corporation's ("Corporation") intended decision with respect to the scoring, ranking and selection of applications in the RFA, including but not limited to those applications selected for funding as identified in the notice of intended decision. (See Board Approved Preliminary Awards attached as Exhibit "A.")

This Notice is being filed within 72 hours (not including weekends) of the posting of the notice of intended decision on the Corporation's website on Friday, May 4, 2018 at 10:30 a.m. Fair Oaks and Landmark reserve the right to file a formal written protest within (10) days of the filing of this Notice pursuant to section 120.57(3), Florida Statutes. This Notice is being filed to, among other matters, preserve Fair Oaks' and Landmark's ability to initiate or intervene in proceedings that may impact that scoring, ranking and funding determination.

Please acknowledge receipt of this filing by stamping the date and time on the enclosed copy of this letter.

Sincerely,

Michael G. Maida
Michael G. Maida

MGM/sem
Attachment

**RFA 2017-112
Board Approved Preliminary Awards**

Total HC Available for RFA	5,803,694.00
Total HC Allocated	6,514,704.00
HC Binding Amount	(711,010.00)

Application Number	Name of Development	Name of Authorized Principal Representative	Name of Developers	HC Funding Amount	Eligible For Funding?	Qualifies for the Geographic Area of Opportunity / HUD-designated SADDA Funding Goal?	Qualifies as a Non-Profit Applicant?	Total Points	Proximity Funding Preference	Per Unit Construction Funding Preference	Development Category Funding Preference	Leveraging Classification	Florida Job Creation Preference	Lottery Number
--------------------	---------------------	---	--------------------	-------------------	-----------------------	---	--------------------------------------	--------------	------------------------------	--	---	---------------------------	---------------------------------	----------------

One Non-Profit Application

2018-088C	Residences at Dr. King Boulevard	Kenneth Naylor	Residences at Dr. King Boulevard Development, LLC	2,436,070	Y	N	Y	15	Y	Y	Y	A	Y	2
-----------	----------------------------------	----------------	---	-----------	---	---	---	----	---	---	---	---	---	---

Two Family Applications that qualify for the Geographic Area of Opportunity/HUD-designated SADDA Goal

2018-099C	Cordova Estates	Lewis V Swezy	Lewis Swezy; RS Development Corp	2,561,000	Y	Y	N	15	Y	Y	Y	A	Y	11
2018-102C	Paradise Lakes Apartments	Matthew A Rieger	HTG Paradise Developer, LLC	1,517,634	Y	Y	N	15	Y	Y	Y	A	Y	18

If less than three applications selected above, additional Application(s) selected for funding

none

On May 4, 2018, 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 Applicants 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.

Exhibit A