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February 5, 2019

Florida Housing Finance Corporation
Ana McGlamory, CP, FCP, FRP
Corporation Clerk
227 North Bronough Street, Suite 5000
Tallahassee, Florida 32301-1329

VIA HAND DELIVERY AND
ELECTRONIC TRANSMISSION

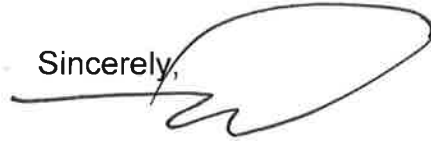
Re: RFA 2018-113 – Housing Credit Financing for the Preservation of
Existing Affordable Multifamily Housing Developments

Dear Ms. McGlamory:

On behalf of Prairie Oaks Preservation, LP (2019-124C), this letter constitutes a Notice of Intent to Protest (“Notice”) filed pursuant to sections 120.569 and 120.57(3), Florida Statutes, Rules 28-110.003 and 67.60.009, Florida Administrative Code, and the RFA.

This Notice is being filed within 72 hours (not including weekends and holidays) of the posting of the RFA on the Florida Housing’s website on February 1, 2019, at 9:30 a.m. Prairie Oaks Preservation, LP reserves 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.

Sincerely,



Michael P. Donaldson

MPD/rb

cc: Jim Boyd

RECEIVED
19 FEB -5 PM 4: 27
FLORIDA HOUSING
FINANCE CORPORATION

RFA 2018-113 - Board Approved Preliminary Awards

Total HC Available for RFA	7,776,000.00
Total HC Allocated	5,713,000.00
Total HC Remaining	2,058,000.00

Application Number	Name of Development	County	County Size	Name of Authorized Principal Representative	Name of Developer	Demo	Total Units	HC Request Amount	NP?	RD 515?	Total Points	Proximity Funding Preference	Age of Development Funding Preference	RA Level 1, 2, or 3 Funding Preference	ESS Construction Funding Preference	Per Unit Construction Funding Preference	Leveraging Classification	RA Level	Florida Job Creation Preference	Lottery Number
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Non-Profit Goal
NONE

RD 515 Development in Medium or Small County Goal																					
2019-127C	College Arms Apartments	Putnam	S	Joseph F. Chapman, IV	Royal American Properties, LLC	F	108	\$50,000.00	N	Y	10	Y	Y	Y	Y	Y	Y	A	1	Y	1

Non-RD 515 Development Family Demographic Goal																					
2019-129C	Harold House	Duval	L	J. David Page	Southport Development, Inc. a WA corporation doing business in FL as Southport Development Services, Inc.	F	80	780,000.00	N	N	10	Y	Y	Y	Y	Y	Y	A	1	Y	3

Non RD 515 Development Applications with the Elderly or Persons with a Disability Demographic																					
2019-128C	Campus Towers	Duval	L	Darren Smith	SHAQ Development, LLC	E, Non ALE	192	1,800,000.00	N	N	10	Y	Y	Y	Y	Y	Y	A	1	Y	2
2019-126C	Centennial Towers	Duval	L	Fred McKinnies	TVC Development, Inc. Jax Urban Initiatives Development, LLC	E, Non ALF	208	1,868,000.00	N	N	10	Y	Y	Y	Y	Y	Y	A	1	Y	10

RD 515 Elderly or RD 515 Family Application																					
2019-133C	Heritage Apartments	Walton	S	Joseph F. Chapman, IV	Royal American Properties, LLC	F	50	420,000.00	N	Y	10	Y	Y	Y	Y	Y	Y	A	1	Y	8

On February 1, 2019, 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.