

FLORIDA HOUSING FINANCE CORPORATION

Modification of Request for Applications (RFA) 2024-214 Live Local SAIL Financing To Be Used For Developing And Reconstructing Affordable Multifamily Housing Developments

Pursuant to Rule 67-60.005, F.A.C., Modification of Terms of Competitive Solicitations, Florida Housing hereby modifies the Section Four, A. 4. b.(4)(b)(iii) of the RFA as follows:

(iii) The Corporation-approved Pre-Application Meeting for Relocation of Tenants Form (Rev. 03-2024) must be included as **Attachment 3** to Exhibit A*;

(A) The form must be executed by the Corporation, confirming the date the meeting took place and individuals present;

(B) The form must identify required natural persons, who must be the same required natural persons that attended the meeting; and

(C) The form must meet the requirements of the RFA.

[*Due to the unique nature of this RFA, the Corporation will award points using the following methodology:](#)

[Linked Applications – each Linked Application will be awarded 10 points if the Pre-Application materials are provided in at least one of the Linked Applications as outlined above.](#)

[Combination Application – The Combination Application will be awarded 10 points if the Pre-Application materials are provided as outlined above. As explained in Section Five, A.2, the points assigned to the Combination Application will be doubled.](#)

Pursuant to Rule 67-60.005, F.A.C., Modification of Terms of Competitive Solicitations, Florida Housing hereby modifies the Section Four, A. 7. b.(4)(b) of the RFA as follows:

b. Ability to Proceed

All successful Applications will be required to demonstrate the following Ability to Proceed elements **as of Application Deadline***, for the entire proposed Development site, including all Scattered Sites, if applicable, as outlined below.

The Florida Housing Ability to Proceed Verification forms are provided on the RFA Webpage.

Note: The Applicant may include the Florida Housing Ability to Proceed Verification forms that were included in a previous RFA submission for the same proposed Development, provided [\(i\) the form\(s\) are the correct versions posted to the RFA Webpage and as outlined in Exhibit C, \(ii\) the form\(s\) used for this RFA are labeled Form Rev. 07-2022,](#) (ii) the forms are dated within 12

months of the Application Deadline, (iii) none of the information entered on the form and certified to by the signatory has changed in any way, and (iv) the requirements outlined in this RFA are met. If the Applicant provides any prior version of the Florida Housing Ability to Proceed Verification form(s), the form(s) will not be considered.

Pursuant to Rule 67-60.005, F.A.C., Modification of Terms of Competitive Solicitations, Florida Housing hereby modifies the Section Four, A. 10.d.(1) of the RFA as follows:

d. Public Housing Authority and/or an instrumentality of a Public Housing Authority

Applicants may qualify for an “Add-On Bonus” used in the Total Development Cost Per Unit Base Limitation calculation described in Item 1 of Exhibit C of the RFA, and the PHA Add-On used in the Leveraging Calculation described in Item 3 of Exhibit C if at least one of the following is met:

- (1) The Applicant has either entered into a land lease with a Public Housing Authority on property where the proposed Development is to be located or the Applicant provided an Option to Enter into a Ground Lease Agreement on property where the proposed Development is to be located; AND the property has an existing Declaration of Trust between the Public Housing Authority and HUD [and/or has a HUD RAD Transfer of Assistance Restrictive Covenant](#); or

Pursuant to Rule 67-60.005, F.A.C., Modification of Terms of Competitive Solicitations, Florida Housing hereby modifies the Exhibit C, 1.a.(2)(a)(ii) of the RFA as follows:

Then add applicable per unit TDC Add-On(s) to the result of (i) above

PHA Add-On for means (i) Applicants that either have a land lease with a PHA for the proposed Development’s location or the Applicant provided an Option to Enter into a Ground Lease Agreement on property where the proposed Development is to be located; AND the property which has a Declaration of Trust between the PHA and HUD and/or has a HUD RAD Transfer of Assistance Restrictive Covenant ; or (ii) Applicants that have a PHA/instrumentality of a PHA as a Principal	\$7,500 of additional per unit costs will be added to the above Maximum TDC Per Unit to Applications that qualify for the PHA Add-On
TDC Add-on for All Applicants due to known expenses related to tax-exempt bond transactions	\$7,500 of additional per unit costs will be added to the above Maximum TDC Per Unit

Pursuant to Rule 67-60.005, F.A.C., Modification of Terms of Competitive Solicitations, Florida Housing hereby modifies the Exhibit C, 3.c. of the RFA as follows:

c. If the Applicant has either (i) entered into a land lease with a Public Housing Authority on property where the proposed Development is to be located or the Applicant provided an Option to Enter into a Ground Lease Agreement on property where the proposed Development is to be

located; AND the property has an existing Declaration of Trust between the Public Housing Authority and HUD [and/or has a HUD RAD Transfer of Assistance Restrictive Covenant](#); or (ii) a PHA/instrumentality of a PHA as a Principal, the Application will qualify for the PHA Multiplier and the amount will also be multiplied by 0.93.

Submitted By:

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