



CITY MANAGER'S OFFICE

Greg Harrison, City Manager

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August 25, 2017

Mr. Harold "Trey" Price
Executive Director, FHFC
227 N Bronough St
Tallahassee, FL 32302

Dear Mr. Price:

As the City Manager of Pompano Beach, Florida (the "City"), I am acutely aware of the need for more affordable housing in our City. Affordable housing goes hand in hand with economic development and jobs, which benefits everyone in our community.

While the City has had some housing funded by Florida Housing, we fully understand that the resources available to fund housing projects are often limited. As such, when the City has the opportunity to partner with a developer to construct affordable housing, our objective is to do all that we can to move that effort forward, particularly if we strongly believe there to be a need in our community. I have spoken with developers who are looking to build affordable housing in our City, but I constantly hear the concern that "this or that site doesn't have proximity".

While I realize that a site should be near services for the residents to use which minimize impacts, it is not always possible in Broward County. For example, I understand that to receive maximum points for transit, a site must be within a certain distance of a three route bus stop. That is not practical unless a site is on one of the largest arteries in Broward County such as US 1, US 441 and the like. Because of this, large portions of our City, even Atlantic Boulevard, which is the main east-west thoroughfare and where affordable housing is desperately needed, does not qualify under Florida Housing current rules.

I am respectfully recommending that Florida Housing consider expanding the distance for transit from the site by allowing an aggregation of different bus stops. For example, three different bus stops would be considered as qualifying as long as they were within a certain radius of the stop closest to the site. In other words, a tenant could get to three different bus routes within a 10 minute walk of the project. This would appear to be a reasonable distance.

A more simple solution would be to reduce the number of points needed for maximum points. I can tell you with certainty that there is not one parcel in Pompano Beach where affordable housing would be very far from all the necessary services a tenant might need.

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Thank you in advance for your expeditious consideration of this matter, which would help cities like Pompano Beach bring affordable housing to our residents. We are particularly excited about the prospect of expanding affording housing options for our senior citizens in Pompano Beach. Please do not hesitate to contact me directly to discuss this matter at (954)786-4601.

Sincerely,



Greg Harrison
City Manager