

From: Julie DeGraaf <jdegraaf@poah.org>
Sent: Tuesday, September 29, 2020 10:36 AM
To: Jean Salmonsens <Jean.Salmonsens@floridahousing.org>
Subject: SAIL comment; RFA 2020-205

Good morning!

In RFA 2020-205, for Applicants that select the Development Category of New Construction or selected and qualified for the Development Category of Redevelopment or Acquisition and Redevelopment, there is currently no consideration in the leveraging classification for developments with a mix of building types designed to best align with the target population and/or the site’s location. Therefore, for Applicants with units in multiple Development Types, we are requesting a modification to the RFA’s leveraging calculation to allow for a proration of the leveraging factor based on the total units in each respective Development Type and the calculated weighted average. For example, if a 100 unit development with 50 units in a mid-rise (4 stories), 30 units in garden buildings, and 20 units in townhomes requests \$3,000,000, the total Corporation funding amount will be multiplied as follows:

- 50 mid-rise units (4 stories) multiplied by 0.86
- 30 garden units multiplied by 0.92
- 20 townhome units multiplied by 1.0 (no reduction)
- Take the weighted average of 0.906 and multiple this by the funding amount of \$3,000,000 = \$2,718,000

Units	Leveraging Factor	
50	0.86	Midrise
30	0.92	Garden
20	1.0	Townhome
100	0.906	SUMPRODUCT(Units:Leveraging Factor)/ SUM OF UNITS
	X \$3,000,000	Funding Request
	= \$2,718,000	Prorated leveraging calculation

We appreciate FHFC’s consideration of this request!

Thanks,
Julie



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Pronouns: she, her, hers