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August 20, 2022  
Florida Housing Finance Corporation  
227 N. Bronough Street #5000  
Tallahassee, FL 32301  
Attn: Zach Summerlin

Subject: Proposed use of HOME-ARP Funds

Dear Mr. Summerlin:

Monroe County is a small county in need of homeless housing developments. We request that you consider a set aside for funding similar to RFA (2022-103) allowing for the use of HOME-ARP alone OR with the use of Housing Credits and/or SAIL Financing in Monroe County or some combination thereof.

One of the most challenging issues that Monroe County faces is the lack of affordable and workforce housing. This problem is due to the quadruple impact of high land values; land limited by geographic and environmental features; a tourism economy with a prevalence of lower paying, service-sector employment; and a limited housing supply. This lack of low-income affordable housing is broadening the gap for marginalized income households facing homelessness or households who have become homeless.

Point in Time (PIT) count by the Monroe County Homeless Continuum of Care (MC-CoC) conducted on 1/25/2022 reported the following:

Emergency Shelters	Transitional Housing	Unsheltered	Total
199	92	178	469

Non-profit agencies that provide emergency shelter, rapid rehousing, and supportive permanent housing programs are at capacity.

Florida Keys Outreach Coalition (FKOC), operates a total of 167 beds consisting of rapid rehousing, transitional housing, and permanent supportive housing and is working with the City of Key West, A.H. of Monroe County Inc., and MARC House to build a facility to address homeless individuals and households with:

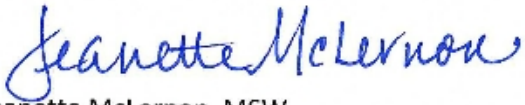
- Disabling Conditions
- Special Needs Housing
- Receiving SSI/SSD Benefits
- Mental Illness
- Youth transitioning out of foster care
- Survivors of domestic violence

The facility will provide access to resources and housing for more than 195 homeless persons in need of a permanent supportive housing program, including counseling for mental health and substance abuse, job training and community engagement. With this kind of continual support, the facility will provide 70 permanent housing units to transition individuals and families from shelter type programs to a permanent housing unit and pathways to affordable housing.

Florida Keys Outreach Coalition respectfully requests FHFC allow for small counties to apply for HOME-ARP funds alone OR with the use of Housing Credits and/or SAIL Financing OR some combination thereof.

If you would like to discuss the need further, please do not hesitate to contact me.

Sincerely,



Jeanette McLernon, MSW  
Executive Director