



Broward County

Legislation Text

File #: 21-1335, Version: 1

Broward County Commission Regular Meeting

Director's Name: Leonard Vialpando

Department: Environmental Protection

Division: Housing Finance & Comm. Redevelopment

Information

Requested Action

A. MOTION TO ADOPT budget Resolution No. 2021-453 within the State Housing Initiatives Partnership ("SHIP Program") Local Housing Assistance Trust Fund to appropriate revenue generated during Fiscal Year 2019/2020 in the amount of \$610,898 ("SHIP Program Income") for the purpose of recognizing Broward County SHIP Program Income funds; and authorizing the County Administrator to take all the necessary administrative and budgetary actions to implement same.

ACTION: (T-10:28 AM) Approved.

VOTE: 8-0. Commissioner Furr voted in the affirmative telephonically. Commissioner Ryan was not present.

ACTION: (T-10:49 AM) Through Mayor Geller, Commissioner Ryan requested being shown voting in the affirmative.

VOTE: 9-0.

B. MOTION TO APPROVE First Amendment to Agreement between Broward County and Center for Independent Living of Broward, Inc. (CIL), for direct services for the County's Special Needs program ("Agreement") by adding \$200,000 State Housing Initiatives Partnership (SHIP) Fiscal Year 2019/2020 Program Income grant funds; authorizing the Mayor and Clerk to execute the First Amendment to Agreement; and authorizing the County Administrator to execute amendments to the Agreement, subject to approval by the Office of the County Attorney.

ACTION: (T-10:28 AM) Approved.

VOTE: 8-0. Commissioner Furr voted in the affirmative telephonically. Commissioner Ryan was not present.

ACTION: (T-10:49 AM) Through Mayor Geller, Commissioner Ryan requested being shown voting in the affirmative.

VOTE: 9-0.

C. MOTION TO APPROVE Second Amendment to Agreement between 1) Broward County and the Broward County Minority Builders Coalition, Inc. (BCMBC), and 2) Broward County and Habitat for

Humanity of Broward, Inc. (Habitat) for direct services of the Home Repair program (“Agreements”) by adding \$100,000 State Housing Initiatives Partnership (SHIP) Fiscal Year 2019/2020 Program Income grant funds to each Agreement; authorizing the Mayor and Clerk to execute the Agreements; and authorizing the County Administrator to execute amendments to the Agreements, subject to approval by the Office of the County Attorney.

ACTION: (T-10:28 AM) Approved.

VOTE: 8-0. Commissioner Furr voted in the affirmative telephonically. Commissioner Ryan was not present.

ACTION: (T-10:49 AM) Through Mayor Geller, Commissioner Ryan requested being shown voting in the affirmative.

VOTE: 9-0.

D. MOTION TO ADOPT budget Resolution No. 2021-454 within the SHIP Local Housing Assistance Trust Fund to appropriate revenue in the amount of \$3,515,273 for Fiscal Year 2021/2022 for the purpose of recognizing Broward County State Housing Initiatives Partnership (SHIP) Program funds; and authorizing the County Administrator to take all the necessary administrative and budgetary actions to implement same.

ACTION: (T-10:28 AM) Approved.

VOTE: 8-0. Commissioner Furr voted in the affirmative telephonically. Commissioner Ryan was not present.

ACTION: (T-10:49 AM) Through Mayor Geller, Commissioner Ryan requested being shown voting in the affirmative.

VOTE: 9-0.

Why Action is Necessary

Motion A and D: Board action is required to approve unanticipated revenue resolutions, to appropriate the unanticipated funds.

Motion B and C: Board action is necessary to approve increases to existing agreements.

What Action Accomplishes

Motion A, B and C: Recognize the SHIP Program Income and appropriate the SHIP Program Income and unanticipated revenue to SHIP Program strategies. This action allows the County to complete existing projects currently under construction which are either receiving special needs/barrier removal assistance or home repair assistance.

Motion D: Recognizes unanticipated revenue. This action allows the County to continue to implement and administer the SHIP Program.

Is this Action Goal Related

Yes

Previous Action Taken

None taken.

Summary Explanation/Background

THE ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT AND THE HOUSING FINANCE AND COMMUNITY REDEVELOPMENT DIVISION RECOMMEND APPROVAL OF THE ABOVE MOTIONS.

This item supports the Board's vision of "offering sustainable, compatible, innovative housing options for all income-levels, including integrated, permanent supportive housing": Goal 1: Facilitate a regional approach to growth and redevelopment through coordination and collaboration at the federal, state, county, and local levels; Goal 2: Increase the availability of affordable housing of all types, countywide, in every community using effective, uniform criteria, policies and strategies; Goal 3: Identify affordable workforce housing funding, to include a local, dedicated source of revenue; and Goal 4: Promote housing and community redevelopment that integrates energy efficiency, community resilience, and other livability standards and initiatives.

MOTION A: Between July 2019 and June 2020, funds in the County's SHIP Program Local Housing Assistance Trust Fund Account ("SHIP Trust Fund") generated income in the amount of Six Hundred Ten Thousand Eight Hundred Ninety-eight Dollars (\$610,898) in SHIP Program Income. The SHIP Program Income is generated from interest earned on the principal balance in the SHIP Trust Fund, repayment of second mortgage loans, and SHIP Program assisted recipients who pay off their deferred loan prior to the expiration of the loan terms.

The Environmental Protection and Growth Management Department and Housing Finance and Community Redevelopment Division recommend distributing the County's SHIP Program Income as follows: (i) \$180,354 for Purchase Assistance which will be used to assist a maximum of five qualified households with a maximum of \$40,000 per qualified household; (ii) \$200,000 for Minor Home Repair Assistance which will be used to assist a maximum of five qualified households with a maximum of \$40,000 per qualified household; (iii) \$200,000 for Special Needs/Barrier Free Assistance which will be used to assist a maximum of five qualified households with a maximum of \$40,000 per qualified household; and (iv) 5% or \$30,544, of the total Program Income to cover the costs of administration (Exhibit 1).

MOTION B and C: On June 2, 2020, the Board adopted Resolution No. 2020-304 approving \$126,527 of SHIP funding to the Center for Independent Living of Broward, Inc. (CIL) as a project management agency to the County's SHIP Special Needs/Barrier Free strategy, for the rehabilitation/architectural barrier removal to owner occupied homes with disabled household members or members who meet the definition of persons with special needs; \$181,421 of SHIP funding to the Broward County Minority Builders Coalition, Inc. (BCMBC); and \$181,421 of SHIP funding to Habitat for Humanity of Broward (Habitat) as project management agencies to the County's Home Repair strategy, for repairs to qualified owner occupied single family homes. On June 1, 2021, the Board approved a first amendment to increase each agreement by \$59,244 with City of Coconut Creek SHIP funds. These amendments will provide additional funding to these agencies to complete projects currently in the construction phase with costs which have exceeded

the initial scope of work budget due to unforeseen work discovered during the construction to the home and increase in materials over the past year. The addition funding of \$200,000 to the CIL agreement results in a new total of \$326,527 (Exhibit 2). The additional funding of \$100,000 for each of the BCMBC and Habitat agreements results in a new total of \$340,665 each (Exhibit 3).

MOTION D: The SHIP Program Allocation Fiscal Year 2021/2022 for the State of Florida is presented as Exhibit 4. Broward County's share of the allocated funds in the amount of \$2,289,460 will be available for the following strategies: Special Needs/Barrier Free Housing, Home Repair Assistance, Purchase Assistance, and Multi-family Rental New Construction. The cities of Coconut Creek, Margate and Weston have entered into interlocal agreements with the County to implement and administer their respective allocated SHIP Program funds for Fiscal Years 2020, 2021 and 2022. The City of Coconut Creek's share of \$388,174, and the City of Weston's share of \$445,634 will be available for the Special Needs/Barrier Free Housing, Home Repair Assistance and Purchase Assistance strategies. The City of Margate's share of \$392,005 will be available for the Special Needs/Barrier Free Housing and Home Repair Assistance strategies (Exhibit 5).

Staff recommends distributing SHIP Program funds to the Special Needs/Barrier Free strategy in the amount of \$703,055. This distribution is a State requirement because each local government must use a minimum of 20% of its allocation to serve "persons with special needs," as defined in Section 420.0004, Florida Statutes, with priority given to developmentally disabled persons. The \$703,055 is comprised of Broward County's share in the amount of \$457,892, the City of Coconut Creek's share in the amount of \$77,635, the City of Margate's share in the amount of \$78,401, and the City of Weston's share in the amount of \$89,127.

Staff recommends distributing SHIP Program funds to the remainder of the strategy as follows: (i) Home Repair Assistance in the amount of \$1,592,201. The \$1,592,201 is comprised of Broward County's share in the amount of \$859,203, the City of Coconut Creek's share in the amount of \$213,496, the City of Margate's share in the amount of \$274,403, and the City of Weston's share in the amount of \$245,099; (ii) Purchase Assistance in the amount of \$468,490. The \$468,490 is comprised of Broward County's share in the amount of \$343,419, the City of Coconut Creek's share in the amount of \$58,226, and the City of Weston's share in the amount of \$66,845; and (iii) Multi-family Rental New Construction in the amount of \$400,000, which will provide assistance to projects awarded Low Income Housing Tax Credits through the Florida Housing Finance Corporation.

Ten percent (10%) or \$351,527 of the combined Broward County allocation of \$2,289,460, the City of Coconut Creek allocation of \$388,174, the City of Margate allocation of \$392,005, and the City of Weston allocation of \$445,634 for SHIP Fiscal Year 2021/2022 funding is allocated for administration.

Source of Additional Information

Ralph Stone, Director, Housing Finance and Community Development Division, 954-357-5320.

Fiscal Impact

Fiscal Impact/Cost Summary

No fiscal impact to the County. The \$610,898 and \$3,515,273 will be disbursed from the SHIP Local Housing Assistance Trust Fund. The proposed increases to the agreements in MOTION B and C result from the Fiscal Year 2019/2020 Program Income.