

Questions and Answers for RFA 2016-106

HOMELESS HOUSING ASSISTANCE LOAN DEMONSTRATION PROGRAM

Question 1:

We would like to propose a housing project larger than 5-10 units. However, we notice on the RFA the stipulation on page seven states "...An Application may not be for a portion of units in a structure...Additionally, a Development cannot be a phase of a larger phased Development."

We have private funding to build a larger housing development, expanding beyond just 5-10 units, and would like to work collaboratively with the Florida Housing Finance Corporation in order to accomplish the goal of meeting the needs of more families. We have seen other philanthropic partnerships yield tremendous success when goals are shared and private and state funding is braided. Is there any way this can be accomplished with this RFA?

Answer:

This RFA is a pilot and does not allow for this sort of Development. All Applications are limited to 10 units and, as quoted, "an Application may not be for a portion of units in a structure...Additionally, a Development cannot be a phase of a larger phased Development."

Question 2:

If two nonprofits partner in a project, do both organizations need to be active members of the CoC and providing services in the county, or just the primary applicant? For instance, if the applicant is Nonprofit Agency A in County 1 and is a CoC member and provides services there, and they partner with nonprofit Agency B, which is from a different county and not a service provider in that county, is that acceptable since the primary applicant meets the requirements?

Answer:

The Applicant structure described in the example provided is not prohibited in this RFA.

Question 3:

The Draft RFA indicates that each Applicant can submit only one application. What if the Applicant provides services in two different CoC's and two different counties? Are they still limited to one application in total? Or could they submit one application in each CoC?

Answer:

As stated in item 3.p. of the Applicant Certification and Acknowledgement, "No more than one (1) Application from an Applicant entity can be submitted. The Applicant understands that if more than one (1) Application is submitted by an Applicant entity, all Applications submitted by the Applicant entity will be considered withdrawn, even if the Application(s) had been selected for funding and has entered into credit underwriting." There are no exceptions.

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Question 4:

The Draft RFA says that the Applicant must be a “current provider of publicly-funded services or housing for homeless households in the county of the proposed development” (italics added). Are current providers that are funded exclusively by private donors (United Way, foundations, churches, individuals) excluded?

Answer:

Section Four, F.1. of the final RFA has been clarified and now states “(For purposes of this RFA, publicly-funded means funded by federal, state or local governments.)”

Question 5:

The Draft RFA indicates that the target population to be housed in the development must be a “priority” for the CoC. CoCs have many priorities. How will it be determined that the target population to be housed in the development is a priority?

Answer:

The Applicant must demonstrate that the proposed Development is intended for a priority Homeless population according to the Continuum of Care plan by providing the Applicant Membership and Priority Population Verification by the Governing Board of the Local Homeless Assistance Continuum of Care Jurisdiction form (Form Rev. 07-16).

Question 6:

Once applicants are chosen for the HHAL, will they be eligible to apply for PLP?

Answer:

The awards will consist of two (2) loans: a Preconstruction Loan of \$40,000 to assist Applicants with the predevelopment costs, which includes technical assistance with the predevelopment process, and a Construction Loan to help with acquisition and rehabilitation or construction costs. The Technical Assistance Provider works with the awardee, to produce a development plan that has a scope of work to be done, budget, etc. prior to going to the underwriting phase.

Please Note: The Q&A process for RFA 2016-106 is concluded and Florida Housing does not expect to issue any further Q&As regarding RFA 2016-106.

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