



May 4, 2022

Sent via email
Ana McGlamory
Corporation Clerk
Florida Housing Finance Corporation
227 North Bronough Street, Suite 5000
Tallahassee, FL 32301

Ana.McGlamory@floridahousing.org
CorporationClerk@floridahousing.org

**Re: Notice of Intent to Protest
RFA 2022-103
Hillcrest Reserve, LLLP /Application No. 2022-256CSN**

Dear Ms. McGlamory:

Please take notice that Hillcrest Reserve, LLLP (Application No. 2022-256CSN) intends to protest Florida Housing Finance Corporation's *Board Approved Preliminary Awards/Notice of Intended Decision* (posted April 29, 2022 at 8:59 a.m.) relating to RFA 2022-103 Housing Credit And SAIL Financing for Homeless Housing Developments Located in Medium and Large Counties. Attached to this notice are the list of selected applicants (Ex. A) and the list of applications received (Ex. B).

Hillcrest Reserve, LLLP will submit a formal written petition within ten (10) days of this Notice of Intent to Protest.

Kind Regards,

Marc Ito

RFA 2022-103 Board Approved Preliminary Awards

Total HC Available for RFA	4,075,000
Total HC Allocated	4,075,000
Total HC Remaining	-

Total SAIL Available for RFA	10,250,000
Total SAIL Allocated	9,450,300
Total SAIL Remaining	799,700

NHTF Funding will be allocated in accordance with Exhibit I

Application Number	Name of Development	County	Region	100% NP Goal	Demographic	Total Units	Name of Principal Representative	Name of Developers	County Size	HC Request Amount	Total SAIL Request (SAIL plus EI)	Eligible For Funding?	Total Points	Operating/Managing Experience Points	Involvement in the Local Homeless Resources Network Points	Leveraging	Qualifying Financial Assistance Preference	Per Unit Construction Funding Preference	Florida Job Creation Preference	Lottery Number
2022-255CSN	Vincentian Village	Pinellas	Tampa Bay	Y	H	73	Sharon L. Nazworth	Ability Housing, Inc.	L	\$2,375,000	5,110,000	Y	158	35	18	\$ 359,869.86	N	Y	Y	7
2022-257CSN	Griffin Lofts	Polk	Central	Y	H	60	Stephanie Berman	Carfour Supportive Housing, Inc.	M	\$1,700,000	4,340,300	Y	157	35	19	\$ 325,000.00	N	Y	Y	5

On April 29, 2022, the Board of Directors of Florida Housing Finance Corporation approved the Review Committee's motion and staff recommendation to select the above Applications for funding and invite the Applicants to enter credit underwriting.

Any unsuccessful Applicant may file a notice of protest and a formal written protest in accordance with Section 120.57(3), Fla. Stat., Rule Chapter 28-110, F.A.C., and Rule 67-60.009, F.A.C. Failure to file a protest within the time prescribed in Section 120.57(3), Fla. Stat., shall constitute a waiver of proceedings under Chapter 120, Fla. Stat.



RFA 2022-103 All Applications

Application Number	Name of Development	County	Region	100% NP Goal	Demographic	Total Units	Name of Principal Representative	Name of Developers	County Size	HC Request Amount	S&LL Request Amount	EI Loan Request Amount	Total S&LL Request (S&LL plus EI)	Eligible For Funding?	Total Points	Operating/Managing Experience Points	Involvement in the Local Homeless Resources Network Points	Leveraging	Qualifying Financial Assistance Preference	Per Unit Construction Funding Preference	Florida Job Creation Preference	Lottery Number
Eligible Applications																						
2022-255CSN	Vincentian Village	Pinellas	Tampa Bay	Y	H	73	Shannon L. Nazworth	Ability Housing, Inc.	L	\$ 2,375,000	\$ 4,895,500	\$ 214,500	5,110,000	Y	158	35	18	\$ 359,869,886	N	Y	Y	7
2022-257CSN	Griffin Lofts	Polk	Central	Y	H	60	Stephanie Berman	Carfour Supportive Housing, Inc.	M	\$ 1,700,000	\$ 4,200,000	\$ 140,300	4,340,300	Y	157	35	19	\$ 325,000,000	N	Y	Y	5
2022-258CSN	Sulzbacher Enterprise Village	Duval	North	Y	H	100	Grady Funkhouser	Sulzbacher Enterprise Village Developer, LLC; TYC Development, Inc.	L	\$ 2,375,000	\$ 4,762,500	\$ 362,500	5,125,000	Y	139	29	11	\$ 261,375,000	N	Y	Y	4
2022-260CSN	Magnolia Village	Alachua	North	Y	H	80	Shannon L. Nazworth	Ability Housing, Inc.	M	\$ 1,700,000	\$ 4,794,200	\$ 330,800	5,125,000	Y	155	35	20	\$ 251,177,500	N	Y	Y	8
Ineligible Applications																						
2022-253CSN	John O. Brown Manor	Hillsborough	Tampa Bay	Y	H	80	Isabel M. Stringfellow	ACRIVA Community Developers, LLC; Volunteers of Blue Sky Developer, LLC; CASI Developer, LLC	L	\$ 2,375,000	\$ 4,791,300	\$ 333,700	5,125,000	N	133	32	7	\$ 327,078,750	N	Y	Y	6
2022-254CSN	Sunrise Village	St. Lucie	Central	N	H	74	Julian S. Eller	SHAG Hillcrest Developer, LLC; WHHA Development, LLC; VOAF Ortle Developer, LLC	M	\$ 1,700,000	\$ 4,835,000	\$ 288,800	5,123,800	N	157	34	19	\$ 272,094,590	N	Y	Y	3
2022-256CSN	Hillcrest Reserve	Polk	Central	Y	H	80	Darren Smith	WHHA Development, LLC; VOAF Ortle Developer, LLC	M	\$ 1,700,000	\$ 4,935,900	\$ 191,100	5,125,000	N	141	30	11	\$ 252,933,750	Y	Y	Y	2
2022-259CSN	Carr Landing	Manatee	Tampa Bay	N	H	88	Joseph Letellier	Contemporary Housing Alternatives of Florida, Inc.; Carr Landing Developers, LLC	M	\$ 1,700,000	\$ 5,125,000		5,125,000	N	71	4	4	\$ 232,102,270	Y	Y	Y	1

