Agenda Item #: 31-4

# PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS

### AGENDA ITEM SUMMARY

Meeting Date:	February 9, 2021	[X] Consent [ ] Ordinance	[ ] Regular [ ] Public Hearing
Department:	Housing and Economic S	Sustainability	

#### I. EXECUTIVE BRIEF

#### Motion and Title: Staff recommends motion to:

- A) approve an Impact Fee Affordable Housing Assistance Program (IFAHAP) funding award in the amount of \$19,644 to Riviera Hankinhomes2 Land Trust, HRY Development as Trustee;
- **B) authorize** the Mayor to execute Certificates of Award to be released to the recipient pursuant to IFAHAP Guidelines;
- **C) approve** a Budget Transfer of \$18,868 in Impact Fee Assistance Program Roads Zone 1 to appropriate funds for Riviera Hankinhomes2 Land Trust, HRY Development as Trustee; and
- **D) approve** a Budget Transfer of \$776 in Impact Fee Assistance Program Public Building to appropriate funds for Riviera Hankinhomes2 Land Trust, HRY Development as Trustee.

Summary: On July 27, 2020, the Department of Housing and Economic Sustainability issued a Notice of Funding Availability (NOFA) making \$2,172,279 in IFAHAP funding available from Palm Beach County's Fiscal Year 2019 funding cycle. Riviera Hankinhomes2 Land Trust submitted an application in response to the NOFA. Staff recommends that up to \$19,644 be provided as a credit for impact fees associated with the construction of four (4) affordable single-family housing units to be located on scattered sites in Riviera Beach (the Project). Riviera Hankinhomes2 Land Trust will be given credits for Roads Zone 1 Impact Fees (\$18,868) and Public Building Impact Fees (\$776) for the construction of the Project. Riviera Hankinhomes2 Land Trust will pay impact fees above the allocated \$19,644. According to IFAHAP requirements, all units will be sold to persons with incomes no greater than 140% of Area Median Income. The assisted units will be restricted to remain affordable for 15 years. These funds are from interest earned by the Impact Fee Fund. District 7 (HJF)

Background and Justification: On November 17, 2009, the Board of County Commissioners (BCC) authorized the use of impact fee investment earnings from roads, parks, and public building for affordable housing projects. On February 11, 2020, the BCC approved revisions to the IFAHAP Guidelines. The NOFA made funds available to for-profit and non-profit entities seeking to build affordable rental or for-sale housing units and to individuals seeking to build affordable individual homes for use as their principal place of residence. The 2019 NOFA funds must be encumbered no later than March 11, 2021, and Certificate(s) of Occupancy must be obtained for all assisted units and such units must be occupied by eligible households within four (4) years after the date of funding approval by the BCC. A responsiveness review determined that the Riviera Hankinhomes2 Land Trust application was responsive thus warranting recommendation for a funding reservation of impact fee credits.

### Attachment(s):

- 1. Project Sites
- 2. Location Maps
- 3. Budget Transfers

Recommended By: _	Sum Howard	/-7-24	
•	Department/Director	Date	
Approved By:			
	Assistant County Administrator	Date	

## II. FISCAL IMPACT ANALYSIS

#### Five Year Summary of Fiscal Impact: A.

Fiscal Years	2021	2022	2023	2024	2025
Capital Expenditures					
Operating Costs	\$19,644				
External Revenues					
Program Income (County)	(\$19,644)				
In-Kind Match (County)					
NET FISCAL IMPACT	-0-				

1.1000.					
Capital Expenditures					
Operating Costs	\$19,644				
External Revenues					
Program Income (County)	(\$19,644)				
In-Kind Match (County)					
NET FISCAL IMPACT	-0-				
# ADDITIONAL FTE					
POSITIONS (Cumulative)					]
Does this item include the Budget Account No.: Fund 3531 Dept 143 Unit 14				No <u>X</u>	
Fund <u>3815</u> Dept <u>143</u> Unit <u>14</u>					
B. Recommended Sou	rces of Funds/S	Summary of	Fiscal Impa	act:	
Approval of this age Trust for constructi under the Impact Fe	on of four (4) s	ingle-family	/ housing ι	ınits on sca	
C. Departmental Fiscal	I Review: Sha	irette Major,	Fiscal Man	ager II	
	III. <u>REVIE</u>	W COMMEN	<u>ITS</u>		
A. OFMB Fiscal and/or	Contract Devel	opment and	d Control C	omments:	
June Morte	1/12/21	Contract	Developme	whul I	[26]2(

	OFMB BY (1)	W/12	Contract Development and Contract Development and Contract Development and Contract Two	F
В.	Legal Sufficiency:			
	WFI			

C. Other Department Review:

Department	Director
•	

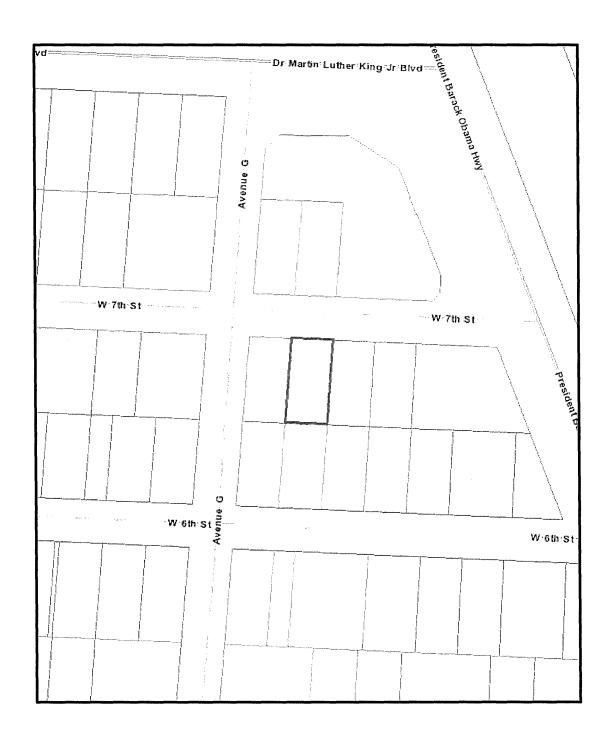
## Palm Beach County 2019 NOFA Impact Fee Affordable Housing Assistance Program Riviera Hankinhomes2 Land Trust, HRY Development LLC as Trustee Project Sites

District	Address	Property Control Number (PCN)	Impact Fee Assistance	Total
7	1129 W. 26 <sup>th</sup> Street, Riviera Beach	56-43-42-29-13-007-0140	Zone 1 Roads \$4,717 Public Buildings \$194	\$4,911
7	587 W. 7 <sup>th</sup> Street, Riviera Beach	56-43-42-32-01-039-0110	Zone 1 Roads \$4,717 Public Buildings \$194	\$4,911
7	55 W.11 <sup>th</sup> Street, Riviera Beach	56-43-42-33-06-022-0140	Zone 1 Roads \$4,717 Public Buildings \$194	\$4,911
7	W. 28 <sup>th</sup> Street, Riviera Beach	56-43-42-29-10-001-0030	Zone 1 Roads \$4,717 Public Buildings \$194	\$4,911

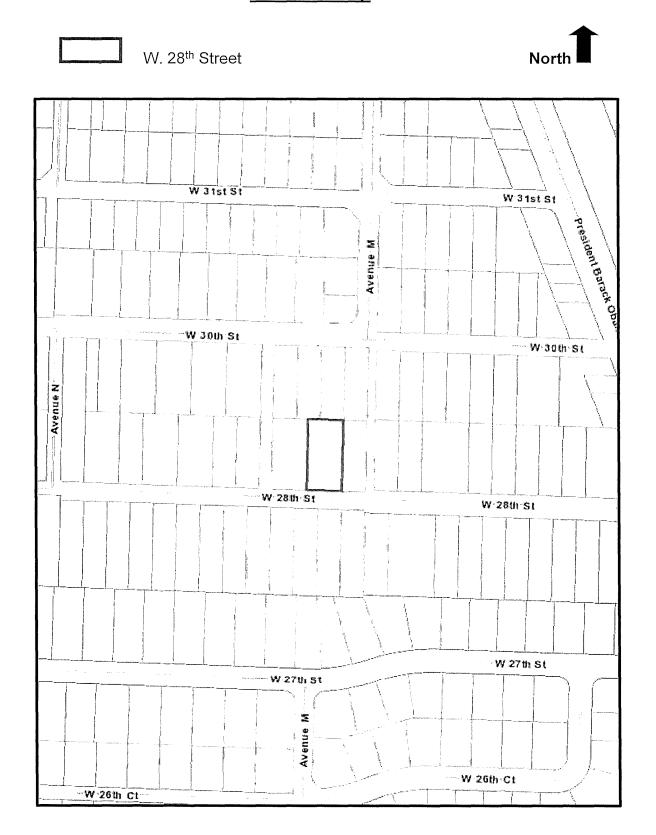
1129 W 26 <sup>th</sup> S	Street	North
<del></del>	W:26th=Ct	W-26th-Ct
		V Zuai Cr
The state of the s	W 26th St	W 26th St
 Tarana dan dan	W 25th St	IN-2-11
		W°25th·St

587 W. 7<sup>th</sup> Street





55 W. 11 <sup>th</sup> S	Street		North -
W-11th St	Mark 1884		W-111h-St
Avenue E			
W 10th St		W-10th	n'St





# BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA BUDGET TRANSFER

<u>Page 1 of 1</u>

BGEX-143-121720000000486

FUND 3531-Impact Fee Assistance Program - Roads Zone 1

Use this form to provide budget for items not anticipated in the budget.

ACCOUNT NUMBER	ACCOUNT NAME	ORIGINAL BUDGET	CURRENT BUDGET	INCREASE	DECREASE	ADJUSTED BUDGET	EXPENDED/ ENCUMBERED 12/11/20	REMAINING BALANCE
EXPENDITURES 143-1487-8201	Contributions - Non Governmental Agency	0	0	18,868	0	18,868	0	18,868
821-9705-9902	Operating Reserves	457,900	135,710	0	18,868	116,842	0	116,842
	TOTAL EXPENDITURES			18,868	18,868			

Department of Housing and Economic Sustainability

INITIATING DEPARTMENT/DIVISION
Administration/Budget Department Approval
OFMB Department - Posted

**Signatures** 

1-7-21

Date

1115/51

By Board of County Commissioners

At Meeting of : February 9, 2021

Deputy Clerk to the

**Board of County Commissioners** 



# BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA BUDGET TRANSFER

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EXPENDED/

BGEX-143-121720000000487

FUND 3815 -Impact Fee Assistance Program - Public Building

Use this form to provide budget for items not anticipated in the budget.

ACCOUNT NUMBER	ACCOUNT NAME	ORIGINAL BUDGET	CURRENT BUDGET	INCREASE	DECREASE	ADJUSTED BUDGET	ENCUMBERED 12/11/20	REMAINING BALANCE
EXPENDITURES								
143-1487-8201	Contributions - Non Governmental Agency	0	0	776	0	776	0	776
821-9705-9902	Operating Reserves	90,637	3 <b>é</b> ,875	0	776	3 <b>6</b> ,099	0	3 <b>6</b> ,099
	TOTAL EXPENDITURES			776	776			

**Signatures** 

Department of Housing and Economic Sustainability

INITIATING DEPARTMENT/DIVISION
Administration/Budget Department Approval
OFMB Department - Posted

Date

By Board of County Commissioners At Meeting of :

February 9, 2021

Deputy Clerk to the

**Board of County Commissioners**