PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS

AGENDA ITEM SUMMARY

Meeting Date:	July 13, 2021	[] Consent [] Ordinance	[X] Regular [] Public Hearing
Department:	Housing and Econon	nic Development	

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 \$5,305 to Community Land Trust of Palm Beach County for the 127 South F Street project;
- **B)** authorize the Mayor to execute a Certificate of Award to be released to the recipient pursuant to IFAHAP Guidelines;
- **C) approve** a Budget Transfer of \$4,717 in Impact Fee Assistance Program Roads Zone 4 to appropriate funds for 127 South F Street;
- **D) approve** a Budget Transfer of \$394 in Impact Fee Assistance Program Parks Zone 2 to appropriate funds for 127 South F Street; and
- **E) approve** a Budget Transfer of \$194 in Impact Fee Assistance Program Public Building Zone 1 to appropriate funds for 127 South F Street.

Summary: On February 12, 2021, the Department of Housing and Economic Development issued a Notice of Funding Availability (NOFA) making \$3,124,923 in IFAHAP funding available from Palm Beach County's Fiscal Year 2020 funding cycle. Community Land Trust of Palm Beach County (CLT of PBC) submitted an application in response to the NOFA. Staff recommends that up to \$5,305 be provided as a credit for impact fees associated with the 127 South F Street project (Project). CLT of PBC will be given credits for Roads Zone 4 Impact Fees (\$4,717), Parks Zone 2 (\$394) and Public Building Zone 1 (\$194) Impact Fees for the construction of the Project. CLT of PBC will pay impact fees above the allocated \$5,305. The Project entails construction of a detached single family housing unit located at 127 South F Street, Lake Worth. The project will provide an affordable house to a first time homebuyer with an income between 50% and 80% Area Median Income. These funds are from interest earned by the Impact Fee Fund. District 3 (HJF)

Background and Policy Issues: 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 2020 NOFA funds must be encumbered no later than March 24, 2022, 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 CLT of PBC application was responsive thus warranting recommendation for a funding reservation of impact fee credits.

Attachment(s):

1 Location Map2 Budget Transfers

Recommended By:	Smatten Brain	6/11/2021
Ī	Department Director	/ / Date
Approved By:	Dona A. Rinh	6/25/2021
	Assistant County Administrator	Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2021	2022	2023	2024	2025
Capital Expenditures					
Operating Costs	\$5,305				
External Revenues					
Program Income (County)	(\$5,305)				
In-Kind Match (County)			,		
NET FISCAL IMPACT	-0-				

# ADDITIONAL FTE			
POSITIONS (Cumulative)			

Is Item Included In Current Budget? Does this item include the use of Federal funds?	Yes X Yes	No NoX_
Budget Account No.:		
Fund <u>3534</u> Dept <u>143</u> Unit <u>1489</u> Object <u>8201</u> : \$4,717		

B. Recommended Sources of Funds/Summary of Fiscal Impact:

Fund 3815 Dept 143 Unit 1489 Object 8201:\$ 194

Approval of this agenda item will allocate \$5,305 to Community Land Trust of Palm Beach County for construction of the 127 South F Street project under the Impact Fee Affordable Housing Assistance Program.

C.	Departmental Fiscal Review:	
	•	Shairette Major, Fiscal Manager II

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Development and Control Comments:

Lux Menter C/21/24	An J. Jawbout 6125121
OFMB OA 6.183	Contract Development and Control
(A) = /18/2(6-25-21 Tw
Legal Sufficiency:	

B. Legal Sufficiency:

Assistant County Attorney

C. Other Department Review:

Department Director

Location Map



BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA BUDGET TRANSFER

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FUND 3534 -Impact Fee Assistance Program - Roads Zone 4

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 06/16/21	REMAINING BALANCE
EXPENDITURES 143-1489-8201	Contributions - Non Governmental Agency	0	0	4,717	0	4,717	0	4,717
821-9706-9902	Operating Reserves	382,152	281,939	0	4,717	277,222	0	277,222
	TOTAL EXPENDITURES			4,717	4,717			

Department of Housing and Economic Development

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

Signatures

Date

6 ail 2

By Board of County Commissioners

At Meeting of: July 13, 2021

Deputy Clerk to the

Board of County Commissioners



BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA BUDGET TRANSFER

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FUND 3622 -Impact Fee Assistance Program - Parks Zone 2

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 06/16/21	REMAINING BALANCE
EXPENDITURES 143-1489-8201	Contributions - Non Governmental Agency	0	0	394	0	394	0	394
821-9706-9902	Operating Reserves	58,258	46,815	0	394	46,421	0	46,421
	TOTAL EXPENDITURES			394	394			

Department of Housing and Economic Development

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

Signatures

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6/21/21

By Board of County Commissioners

At Meeting of: July 13, 2021

Deputy Clerk to the

Board of County Commissioners



BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA BUDGET TRANSFER

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EXPENDED/

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 06/16/21	REMAINING BALANCE
EXPENDITURES 143-1489-8201	Contributions - Non Governmental Agency	0	0	194	0	194	0	194
821-9706-9902	Operating Reserves	149,530	149,530	0	194	149,336	0	149,336
	TOTAL EXPENDITURES			194	194			

Department of Housing and Economic Development

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

Signatures

Date

16/2021

By Board of County Commissioners At Meeting of :

July 13, 2021

Deputy Clerk to the

Board of County Commissioners