



Miami-Dade County Board of County Commissioners

Office of the Commission Auditor

Legislative Analysis

Housing & Community Development
Committee

February 10, 2010
9:30 A.M.
Commission Chamber

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**Miami-Dade County Board of County Commissioners
Office of the Commission Auditor**

**Legislative Notes
Housing & Community Development
Meeting Agenda**

February 10, 2010

Written analyses and notes for the below listed items are attached for your consideration:

Item Number(s)

2(C)

If you require further analysis of these or any other agenda items, please contact Guillermo Cuadra, Chief Legislative Analyst, at (305) 375-5469.

Acknowledgements--Analyses prepared by:
Mia Marin, Legislative Analyst

**MIAMI-DADE COUNTY
BOARD OF COUNTY COMMISSIONERS
OFFICE OF THE COMMISSION AUDITOR**



Legislative Notes

Agenda Item: 2(C)
File Number: 100272
Committee(s) of Reference: Housing & Community Development Committee
Date of Analysis: February 5, 2010
Type of Item: Resolution Approving Grant Allocations for District 2

Summary

This resolution approves the grant allocation in the amount of \$2,500,000 from the Building Better Communities General Obligation Bond Program (GOB) to fund development of the elderly affordable housing component in Golden Meadows Project in District 2.

Background and Relevant Legislation

On July 20, 2004 the Board of County Commissioners (BCC) approved R-918-04, which authorized funding for projects that includes construction and improvements on housing for the elderly and working families. Furthermore, to allow the County to issue General Obligation Bonds in an amount not to exceed \$194,997,000 to fund those housing improvements in the County.

The following lists the projects in R-918-04:

Project No.	Department	Allocation	Project
242	Housing and Community Development (HCD)	9,400,000	New Elderly Units at Joe Moretti
244	HCD	3,000,000	New Elderly Units at Dante Fascell at 2929 NW 18 Avenue
245	HCD	9,400,000	New Elderly Units at Three Round Towers
246	HCD	2,500,000	New Family Units at Annie Coleman
247	HCD	3,400,000	New Family Units at Lincoln Gardens

248	HCD	4,600,000	New Elderly Units at Elizabeth Virrick I
249	HCD	132,700,000	Preservation of Affordable Housing Units and Expansion of Home Ownership
327	HT	7,400,000	Land Acquisition for New Permanent Housing Projects
327	HT	7,600,000	Homestead Air Base - Permanent Housing Units Development
Transfer (from 249)	Hialeah	5,000,000	Transfer (Included in the \$10M for each district.)
341	Finance	9,997,000	Bond issuance Cost To Construct and Improve Housing For The Elderly And Families (Projection)
	Total	194,997,000	

On May 5, 2008, the BCC approved R-537-08 establishing a procedure that captured and appropriated the original GOB Housing amount of \$132.7 million (Project 249) evenly among the 13 commission districts (\$10,592,307 per district).

On January 21, 2010, the BCC approved R-05-10 that included significant modifications, additions and deletions to the GOB program with respect to project numbers 242, 244, 245, 246, 247 and 248 based on an "Evaluations Report of GOB Projects" report issued by Miami-Dade Public Housing Authority (MDPHA) in July 2009 (MDPHA GOB Report).

The MDPHA GOB Report re-analyzed the above-listed projects and made a determination to focus on the three most feasible GOB projects requiring projects numbers 242, 244, 245, 246, and 248 be deleted and to add to new project numbers 242.A and 244.A, and significantly modify project number 247.

GOB Project No.	Name/Description of Project	No. of Units	Allocation
242.A	Victory Homes New affordable family units on underutilized vacant land.	77	\$10,000,000
244.A	Elizabeth Virrick II Demolition of existing dilapidated units and construction of affordable elderly units.	124	\$10,000,000
247	Lincoln Gardens Construct new public and affordable family housing on existing County land.	95	\$12,300,000
	TOTAL	296	\$32,000,000

Budgetary Impact

There is no fiscal impact with the approval of this item since the total amount of the grant allocations for the recommended projects is within the amount allotted per district (\$10,592,307 per district) through R-537-08.

According to the Capital Improvements Information System, the GOB Project 249 funding schedule (from 2005 through 2012) for District 2 is as follows:

GOB Series	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	Total
A	\$15,860							\$15,860
C				\$7,415				\$7,415
D				\$15,145				\$15,145
E					\$1,000,000			\$1,000,000
F						\$2,500,000		\$2,500,000
G							\$7,053,888	\$7,053,888
Total	\$15,860	0	0	\$22,560	\$1,000,000	\$2,500,000	\$7,053,888	10,592,308

Prepared By: Mia B. Marin