

**DEPARTMENT OF PUBLIC HOUSING AND COMMUNITY  
DEVELOPMENT (PHCD)**

**Responses to questions sent via**

**[communitydevelopmentservices@miamidade.gov](mailto:communitydevelopmentservices@miamidade.gov)**

**For FY 2019 Draft RFA  
for CDBG, HOME and ESG  
as of August 31, 2018**

Any updates to the RFAs, including responses to questions, will be posted on-line at the PHCD website. Prospective applicants should check the PHCD website regularly for updates at [www.miamidade.gov/housing](http://www.miamidade.gov/housing)

**1) Question:** The Model City CAC acknowledges the extension of the extension of the FY 2013-17 Consolidated Plan into the FY 2020. With that in mind, we recommends that the 13 Community Advisory Committees be allowed to amend their community priorities as the needs of their community have changed. As the Economic Development Chairman of the Model City CAC, I can speak to one particular priority change.

Poinciana Industrial Park is located in the Model City NRSA. As Miami-Dade County is figuring out its FY 2018-19 Budget, Poinciana Industrial Park remains an unaddressed economic development resource of "metropolitan significance". The Model City CAC recommends an amendment to the FY 2013-17 that includes \$200,000 of funds from the FY 2019 CDBG RFA be made available for pre-development costs of Poinciana Industrial Park.

The Model City CAC is requesting a written "YES" or "NO" response to our request for Poinciana Industrial Park funding with justification. We fully intent to present our response to the Miami-Dade Board of County Commissioners Housing and Social Services Committee public hearing in September.

Gerald Reed Jr.  
Model City CAC  
Economic Development Chairman

**Answer:** PHCD, in conjunction with The Office of Management and Budget (OMB) just submitted a grant request to the Florida Job Growth Grant for development opportunities for Poinciana Industrial Park. We await their determination. Also, please be aware that as we begin our process for the new Consolidated Plan, we will be having multiple meetings with all the CACs to get their input on area priorities as mandated in HUD's Citizen Participation requirements. In response to your request for \$200,000 in pre-development for Poinciana Industrial Park, the developers usually pay pre-development costs.

**2) Question:** We are raising the following questions about the "Housing and Urban Development Citizen Participation Public Process.

- Was the HUD Citizen Public Process actually followed? It appears that the community has not been given adequate notice nor an adequate opportunity to review, comment or formulate questions and or concepts required to make a meaningful contribution to the RFA.

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- Was the HUD Citizen Participation Public Process actually followed? It appears that the community has not been given adequate notice nor an adequate opportunity to review, comment or formulate questions and or concepts required to make a meaningful contribution to the RFA.
- Before the final version of this RFA draft is released, it seems only reasonable that the following questions be addressed fully and directly.

**Answer:** The Citizen Participation Plan does not specifically identify the RFA as part of the process. However, PHCD included a public comment period for the draft RFA to give the community additional input in the process. PHCD did the following to ensure that the community would be informed: a) An e-mail blast was sent on August 22, 2018 to over three hundred (300) persons on PHCD's Contact List which includes past and present applicants and developers; b) The expected release date was advertised in The Miami Herald and Diario de Las Americas the week of August 20, 2018 and; c) Staff attended Community Advisory Committee (CAC) meetings and informed all attendees of the upcoming RFA; d) the draft was also posted on the PHCD's website.

**3) Question:** What was the formal participation process use during the creation of this RFA draft?

**Answer:** See answer above. The community also could download the draft RFA from the PHDC website and make comments during the public comment period which ended August 29, 2018.

**4) Question:** What public notice was provided to the general public about the RFA Public Process?

**Answer:** PHCD did the following to ensure that the community would be informed: a) An e-mail blast was sent on August 22, 2018 to over three hundred (300) persons on PHCD's Contact List which includes past and present applicants and developers; b) The expected release date was advertised in The Miami Herald and Diario de Las Americas the week of August 20, 2018 c) Staff attended Community Advisory Committee (CAC) meetings and informed all attendees of the upcoming RFA; d) the draft was also posted on the PHCD website.

**5) Question:** What exactly is the Miami-Dade County "Citizen Participation - Public Process Consolidated Plan" as per "24 CFR-91.105-Citizen Participation Plan; Local Governments"?

**Answer:** The Citizen Participation Plan is required by HUD and Public Law 100-242. It outlines the inclusion of a public input process for maximum citizen participation in the development of the Five Year Consolidated Plan, Annual Action Plans, the CAPER and Substantial Amendments inclusive of strategies employed by Miami-Dade County. PHCD's Citizen Participation Plan can be downloaded from our website for your review in answer to this question (<https://www.miamidade.gov/housing/library/reports/2013-proposed-plans/fy2013-2017-phcd-consolidated-plan.pdf>).

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**6) Question:** Was the Miami-Dade County “Citizen Participation - Public Process Consolidated Plan” as per “24 CFR-91.105-Citizen Participation Plan; Local Governments” plan followed?

**Answer:** Yes.

**7) Question:** Who was contacted for a formal response to this RFA?

**Answer:** Over 300 persons on PHCD’s RFA and Developer Contact List, Community Advisory Committee members, and readers of the Miami Herald, Diario de Las Americas and PHCD website.

**8) Question:** How was that formal contact made?

**Answer:** Public advertisement, website downloads, e-mail blasts and PHCD staff contact.

**9) Question:** How were those that were contacted selected for participation?

**Answer:** PHCD upgraded on contact methodology by providing a link for those interested in registering to be part of PHCD’s contact list (<https://miamidadecountycommunitydevelopment.wufoo.com/forms/r1353l2v14kpxgg/>). Those 300 persons who registered were contacted. In addition, those individuals or entities that did not register, but were on previous PHCD contact lists were also notified.

**10) Question:** Who made the decision to selectively choose participants for response to this draft, rather than inclusively invite the public via advertisement, public notice, and public meetings?

**Answer:** PHCD did not selectively chose participants for responses to this draft. We advertised in local newspapers and placed the document on PHCD’s website.

**11) Question:** Why was a decision made to selectively choose participants for response to this draft, rather than inclusively invite the public via advertisement, public notice, and public meetings?

**Answer:** Notice was done via local newspapers, e-mail blasts and posted on the website.

**12) Question:** When was the selective contact mailing made to the hand-picked participants of the invite to comment on this draft?

**Answer:** There was no selective contact mailing. The electronic contact list is made up of present and former applicants, developers, and anyone from the general public who asked to be included in PHCD’s contact lists.

**13) Question:** With all the various stipulations relating to the eligibility requirements and instructions for application, why is the due date for the final submission so close to the release date?

**Answer:** The proposed release date of Friday, August 31, 2018 was the anticipated release date for the final RFA. PHCD will send out another website download notice when the final RFA is released. Please check <http://www.miamimdade.gov/housing> on a regular basis for any updates. If you are referring to the final date of August 29, 2018 for comments on the draft book, that date was adequate for PHCD to solicit comments.

**14) Question:** Can the due date be extended for an additional 60 days? This would provide time for small businesses to adequately respond to the proposal application.

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**Answer:** The typical turn around period for RFA submission is generally thirty (30) days. However, PHCD will consider 45 days if an extension is warranted due to extenuating circumstances.

**15) Question:** Why is Public Service Category not scored and left up to the Commissioner's discretion to select which projects to fund?

**Answer:** It has been PHCD's policy to have most of the Public Service activities awarded by the Board of County Commissioners. However, PHCD does review Public Service activities for eligibility, due diligence, national objectives and other threshold requirements.

Questions 2-15 were submitted by K.S. Pulley-Ali.