



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

Housing and Social Services Committee Meeting

June 12, 2017
9:30 a.m.
Commission Chamber

Office of the Commission Auditor
111 N.W. First Street, Suite 1030
Miami, FL 33128
(305) 375-2524

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
1G1 170763	ORDINANCE RELATING TO THE COMMISSION ON DISABILITY ISSUES; AMENDING ARTICLE XXXIV OF THE CODE OF MIAMI-DADE COUNTY; PROVIDING THAT THE OFFICE OF COMMUNITY ADVOCACY, RATHER THAN THE OFFICE OF AMERICANS WITH DISABILITIES ACT COORDINATION, COORDINATE, SUPPORT AND PROVIDE LIAISON SERVICES FOR THE COMMISSION.
Notes	<p>The proposed ordinance amends Article XXXIV of the Code of Miami-Dade County relating to the Commission on Disability Issues (CODI). It transfers coordination, support and liaison functions for CODI from the Internal Services Department Division of Americans with Disabilities Act Coordination to the Board of County Commissioners (BCC)'s Office Community Advocacy.</p> <p><u>Fiscal Impact</u> Existing staff will absorb the support and liaison functions. Therefore, if implemented, this ordinance will not have a fiscal impact to Miami-Dade County (County).</p> <p><u>Social Equity Statement</u> This amendment will not have any negative impacts on the community. It will enable CODI the opportunity to expand its reach to the residents and visitors of the County who have disabilities; it will also provide them with better access to the policymakers in Miami-Dade County.</p> <p><u>Background</u> The Miami-Dade CODI is a County advisory board charged with, among other things, serving as a liaison between the BCC and residents of and visitors to the County who have disabilities or are concerned about matters that relate to or affect individuals with disabilities.</p>
IG2 171080	RESOLUTION APPROVING, AFTER A PUBLIC HEARING, MIAMI-DADE COUNTY PUBLIC HOUSING AND COMMUNITY DEVELOPMENT DEPARTMENT'S FISCAL YEAR 2017-2018 PUBLIC HOUSING AGENCY PLAN; AND AUTHORIZING THE DEPARTMENT DIRECTOR TO SUBMIT THE PLAN TO UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FOR FINAL APPROVAL, AND TO MAKE ANY NECESSARY REVISIONS, SUBJECT TO THE LIMITATIONS OF THE "SIGNIFICANT AMENDMENT AND SUBSTANTIAL DEVIATION" DEFINITION CONTAINED THEREIN, AS MAY BE REQUIRED BY REGULATORY AND STATUTORY CHANGES, COURT ORDERS OR INTERNAL POLICY CHANGES.
Notes	<p>The proposed resolution approves Miami-Dade County Public Housing and Community Development (PHCD) Public Housing Agency Plan (Plan) for Fiscal Year 2017-18. It further:</p> <ul style="list-style-type: none"> • Authorizes the PHCD Director to submit the Plan to the United States Department of Housing and Urban Development (Housing and Urban Development) for final approval no later than July 15, 2017; • Authorizes the Department Director to make any necessary revisions to the Plan subject to the limitations of the Plan's "Significant Amendment and Substantial Deviation" definition;

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes														
	<ul style="list-style-type: none"> • Authorize the Department Director, on behalf of the County, to modify the Plan as may be required by regulatory, statutory, court order or internal policy changes without further approval of the BCC. <p><u>Fiscal Impact/Funding Source</u> The Plan includes the listing of the Department's financial resources and planned uses for the support of federal Public Housing and Section 8 programs for Fiscal Year 2017-18. The approval of this item will not result in a fiscal impact to the County.</p> <p><u>Background</u> On July 6, 2016, the BCC approved the Department's current Plan through Resolution No. R-582-16.</p> <p>The Quality Housing and Work Responsibility Act, as amended, which was enacted on October 21, 1998, and related regulations promulgated and implemented by Housing and Urban Development, require all local, regional, or state housing agencies receiving federal funds to submit an annual public housing agency plan. The Fiscal Year 2017-18 Plan presented for the Board's consideration includes the following proposed revisions:</p> <table border="1" data-bbox="272 1014 1485 1894"> <tr> <th colspan="2">1. Significant Changes in the Five-Year Plan Only:</th></tr> <tr> <th>Description</th><th>Applicable Program</th></tr> <tr> <td>Section B2 (B)(7)- The Department, subject to approval of the BCC, will implement a smoke-free policy pursuant to the final rule in the Federal Register Vol. 81 No. 233, dated December 5, 2016, and Resolution Nos. R-1003-15 and R-582-16.</td><td>Public Housing Program</td></tr> <tr> <td>Section B2 (B)(3) -The Department will encourage a smoke-free Section B2 (B)(3) - The Department will encourage a smoke-free</td><td>Section 8 Programs</td></tr> <tr> <td>Section B4- Adopt HUD's Final Rule on the requirements of the 2013 reauthorization of the Violence Against Women Act (VAWA).</td><td>Public Housing Program and Section 8 Programs</td></tr> <tr> <th colspan="2">2. Significant Changes in Annual Plan Only</th></tr> <tr> <td>Section B1 (IV).(V) and (VI)- Updates to policy elements of the Admissions and Continued Occupancy Policy (ACOP) approved on December 16, 2016, by the BCC pursuant to Resolution No. R-1149-16, which includes: <ul style="list-style-type: none"> • Language to allow interim re-examination based on income </td><td>Public Housing Program</td></tr> </table>	1. Significant Changes in the Five-Year Plan Only:		Description	Applicable Program	Section B2 (B)(7)- The Department, subject to approval of the BCC, will implement a smoke-free policy pursuant to the final rule in the Federal Register Vol. 81 No. 233, dated December 5, 2016, and Resolution Nos. R-1003-15 and R-582-16.	Public Housing Program	Section B2 (B)(3) - The Department will encourage a smoke-free Section B2 (B)(3) - The Department will encourage a smoke-free	Section 8 Programs	Section B4- Adopt HUD's Final Rule on the requirements of the 2013 reauthorization of the Violence Against Women Act (VAWA).	Public Housing Program and Section 8 Programs	2. Significant Changes in Annual Plan Only		Section B1 (IV).(V) and (VI)- Updates to policy elements of the Admissions and Continued Occupancy Policy (ACOP) approved on December 16, 2016, by the BCC pursuant to Resolution No. R-1149-16, which includes: <ul style="list-style-type: none"> • Language to allow interim re-examination based on income 	Public Housing Program
1. Significant Changes in the Five-Year Plan Only:															
Description	Applicable Program														
Section B2 (B)(7)- The Department, subject to approval of the BCC, will implement a smoke-free policy pursuant to the final rule in the Federal Register Vol. 81 No. 233, dated December 5, 2016, and Resolution Nos. R-1003-15 and R-582-16.	Public Housing Program														
Section B2 (B)(3) - The Department will encourage a smoke-free Section B2 (B)(3) - The Department will encourage a smoke-free	Section 8 Programs														
Section B4- Adopt HUD's Final Rule on the requirements of the 2013 reauthorization of the Violence Against Women Act (VAWA).	Public Housing Program and Section 8 Programs														
2. Significant Changes in Annual Plan Only															
Section B1 (IV).(V) and (VI)- Updates to policy elements of the Admissions and Continued Occupancy Policy (ACOP) approved on December 16, 2016, by the BCC pursuant to Resolution No. R-1149-16, which includes: <ul style="list-style-type: none"> • Language to allow interim re-examination based on income 	Public Housing Program														

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes	
	increases between annual reexaminations; evict or terminate tenancy of families who are over the income limit; and grant an opportunity for grievance hearings for all lease terminations, regardless of cause.	
	Section B1 (IX) - Implement measures, as recommended by police departments, to deter criminal behavior through environmental design known as the Crime Prevention Through Environmental Design (CPTED) concept.	Public Housing Program
	Section B1 (XI) - Targeting modernization and capital improvements based on Public Housing Assessment System (PHAS) score with emphasis on the Physical Assessment Subsystem (PASS) sub-indicator.	Public Housing Program
	Section B2 (VI) - The Department may consider the conversion of existing Public Housing developments to Project-Based Vouchers under the Rental Assistance Demonstration (RAD) Program.	Public Housing Program
	Section B2 (XII) -The Department may apply for the Capital Fund Financing Program (CFFP).	Public Housing Program
	Section B2 (IX) - The Department, subject to approval of the Board, will implement a smoke-free policy pursuant to the final rule in the Federal Register Vol. 81 No. 233, dated December 5, 2016, and Resolution Nos. R-1003-15 and R-582-16.	Public Housing Program
	Section B2 (IX) - The Department will encourage a smoke-free policy pursuant to Resolution Nos. R-1003-15 and R-582-16.	Section 8 Programs
	Section B 1 (V) - Various updates on proposed revisions to policy elements, as follows: a) Language to allow interim reexamination based on income increases between annual reexaminations. b) Pursuant to the HUD Final Rule of the Streamlining Administrative	Section 8 Programs

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes	
	Regulations (Docket No. FR5743-F-03), the Department will implement the streamline annual reexaminations for fixed sources of income and shall accept family declaration of assets that do not exceed \$5,000.00.	
	Section'B1 (II)(B)(2)(a)(2) and (3)- The department may choose from various options to administer the waiting list, such as an exclusive electronic open waiting list.	Public Housing Program and Section 8 Programs
	Section B1 (II)(B)(2)(b)(2) - The Department may establish further admission preferences to assist vulnerable populations.	Public Housing Program and Section 8 Programs
	The County's Plan has a countywide impact. The County's Plan does not include the activities of Public Housing and Section 8 programs administered by other public housing authorities within the County (i.e., Hialeah Housing Authority, Housing Authority for the City of Miami Beach, and Homestead Housing Authority). These housing authorities must separately submit their own plans for housing programs administered by them to Housing and Urban Development.	
2A 171150	RESOLUTION REVISING INVENTORY LIST OF AFFORDABLE HOUSING SITES, AFTER A PUBLIC HEARING, IN ACCORDANCE WITH SECTION 125.379, FLORIDA STATUTES, TO REMOVE COUNTY-OWNED PROPERTIES LOCATED AT 1395 N.W. 68TH STREET AND 1410 NW 69TH TERRACE, MIAMI, FLORIDA FROM SUCH LIST; APPROVING PURSUANT TO SECTION 125.38, FLORIDA STATUTES, TERMS OF LEASE AGREEMENT BETWEEN MIAMI-DADE COUNTY AND BETHESDA HOUSE OF MERCY, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, FOR A 30 YEAR TERM PLUS TWO 10 YEAR OPTIONS TO RENEW, FOR THE PURPOSE OF PROVIDING FAMILY AND CHILD CARE EDUCATION AND TRAINING SERVICES AT AN ANNUAL RENT OF \$870.00 FOR THE INITIAL YEAR, ADJUSTED ANNUALLY BY THREE PERCENT FOR THE REMAINDER OF THE TERM; INCLUDING THE GRANT OF AN OPTION TO PURCHASE AT THE MARKET VALUE OF THE LAND AT THE TIME OF THE PURCHASE; WAIVING BOARD POLICY SET FORTH IN RESOLUTION NO. R-256-13 REQUIRING A LEASE RATHER THAN A DEED WHEN CONVEYING PROPERTY TO NOT-FOR-PROFIT ENTITIES; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE LEASE AGREEMENT, TO EXERCISE ANY AND ALL RIGHTS CONFERRED THEREIN, AND TO TAKE ALL NECESSARY STEPS TO EFFECTUATE THE FOREGOING.	
Notes	The proposed resolution: <ul style="list-style-type: none"> Revises inventory list of affordable housing sites, after a public hearing, in accordance with section 125.379, Florida Statutes, to remove County owned properties located at 1395 N.W. 68th Street and 1410 NW 69th Terrace, Miami, Florida; 	

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	<ul style="list-style-type: none"> • Approves pursuant to section 125.38, Florida Statutes, lease agreement between County and Bethesda House of Mercy, Inc., a Florida not-for-profit corporation, for a 30 year term plus two 10 year options to renew, for the purpose of providing education and training services at an annual rent of \$870 for the initial year, adjusted annually by three percent for the remainder of the term; including the grant of an option to purchase • Authorizes the Mayor to execute lease agreement, to exercise rights conferred therein, and to effectuate the foregoing. <p><u>Fiscal Impact</u> The Miami-Dade County Property Appraiser's website currently lists the market value of the Properties as \$22,871 for the property located at 1410 NW 69th Terrace, and \$17,233 for the property located at 1395 NW 68th Terrace. In light of the nature of the services and programs which shall be provided to the public, the Properties would be leased to Bethesda for an initial annual payment of \$870 (which is the equivalent of the current year's market).</p> <p><u>Background</u> Bethesda has applied to the County for the use of the Properties, and has represented that it will use the Properties consistently with its mission and that the use shall be non-religious in nature, in accordance with the lease agreement with the County, and all in support of the community interests and welfare purposes for which it is organized. Pursuant to Resolution No. R-527-12, the Properties were declared surplus in 2012 and placed upon the list of properties available as affordable housing sites in accordance with the County's Infill Housing Initiative Program ("Infill Housing Program") and Section 125.379, Florida Statutes.</p>
2B 171338	RESOLUTION APPROVING A THIRD AMENDMENT TO THE NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY REDEVELOPMENT AREA INTERLOCAL COOPERATION AGREEMENT TO PROVIDE FOR THE REMOVAL OF THE REQUIREMENT THAT THE NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY REDUCE THE BOUNDARIES OF THE REDEVELOPMENT AREA; APPROVING TERMS OF, AND AUTHORIZING EXECUTION BY THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE ON BEHALF OF MIAMI-DADE COUNTY OF, A THIRD AMENDMENT TO THE INTERLOCAL COOPERATION AGREEMENT AMONG MIAMI-DADE COUNTY, CITY OF NORTH MIAMI, AND THE NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY.
Notes	<p>The proposed resolution approves third Amendment to the North Miami Community Redevelopment Agency Redevelopment Area Interlocal Cooperation Agreement. The resolution:</p> <ul style="list-style-type: none"> • Provides for the removal of the requirement that the North Miami Community Redevelopment Agency reduce the boundaries of the redevelopment area; • Approves terms of, and authorizes execution by the Mayor on behalf of the County of a Third Amendment to the Interlocal Cooperation Agreement among the County, City of North Miami, and the North Miami Community Redevelopment Agency.

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	<p><u>Background</u></p> <p>On July 13, 2004, this BCC adopted Resolution No. R-837-04, which among other things (i) found certain portions of the City of North Miami (City) to be a "blighted area" within the meaning of Part III of Chapter 163, Florida Statutes ("Redevelopment Area"), and (ii) delegated to the City, pursuant to section 163.410, Florida Statutes, the power to:</p> <ul style="list-style-type: none"> (a) Make findings and determine the Redevelopment Area to be a slum and/or blighted; (b) Make findings of necessity as to the rehabilitation, conservation, and/or redevelopment of the Redevelopment Area; (c) Create a Community Redevelopment Agency and delegate powers to the agency, or declare itself as the agency with the power to exercise such powers assigned to the agency; and (d) Initiate, prepare and adopt a plan of redevelopment and any amendments thereto, subject to the review and approval of the BCC. <p>The Third Amendment to Interlocal Agreement is approved subject to: (a) the prior approval and execution of the Third Amendment to Interlocal by the City and the Agency; and (b) approval by the County Attorney's Office. The Mayor or designee is authorized to execute the Third Amendment to Interlocal Agreement on behalf of the County, with such execution to be conclusive evidence of all such approvals.</p>
2C 171139	RESOLUTION WAIVING BY A TWO-THIRDS VOTE OF MEMBERS PRESENT TERM LIMIT RESTRICTIONS FOR THE MIAMI-DADE COUNTY AFFORDABLE HOUSING ADVISORY BOARD MEMBER CHARLES SIMS; AND REAPPOINTING CHARLES SIMS TO THE MIAMI-DADE AFFORDABLE HOUSING ADVISORY BOARD FOR AN ADDITIONAL FOUR YEAR TERM
Notes	<p>The proposed resolution waives by a two thirds vote of members present term limit restrictions for the Miami-Dade County Affordable Housing Advisory Board member Charles Sims. It also reappoints Charles Sims to the Miami-Dade Affordable Housing Advisory Board for an additional four-year term.</p> <p><u>Background</u></p> <p>On April 18, 1995, the BCC adopted Ordinance No. 95-70, as amended, establishing the Miami-Dade County Affordable Housing Advisory Board ("Affordable Housing Advisory Board"), which is codified in Chapter 17, Article VI of the County Code; and among other things, the Affordable Housing Advisory Board was created to comply with the requirements of Committee sections 420.9072 and 420.9076, Florida Statute. The Affordable Housing Advisory Board is responsible for reviewing County's established policies and procedures, ordinances, land development regulations and adopted comprehensive plan and further makes recommendations to this Board regarding specific actions or initiatives to encourage or facilitate affordable housing while protecting the ability of property to appreciate in value.</p> <p>The Affordable Housing Advisory Board's recommendations may include the modification or repeal of existing policies, procedures, ordinances, regulations, or plan provisions, the creation of exceptions applicable to affordable housing, or the adoption of new policies.</p>

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	<p>Pursuant to section 17-206 of the Code, membership of the Affordable Housing Advisory Board shall consist of 15 members, 13 of whom are appointed by the BCC and the BCC may appoint the remaining two members from the construction industry, a local community development corporation, attorney, architect, engineer, or planning professionals. In accordance with sections 2-11.38.2 and 17-206 of the County Code, members shall serve no more than two terms of four years each, unless the BCC, by a two-thirds vote of members present, votes to waive the eight year term limit.</p> <p>On May 21, 2013, the BCC reappointed Charles Sims for a second term upon the nomination by the District 1 Commissioner to serve a second term on the Affordable Housing Advisory. Mr. Sims has served as a dutiful member of the Affordable Housing Advisory Board for the last eight years and currently serves as the board's chair.</p>
2D 171146	<p>RESOLUTION AMENDING IMPLEMENTING ORDER NO. 3-60 FOR THE ADMINISTRATION OF THE WORKFORCE HOUSING PROGRAM; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXERCISE RIGHTS CONTAINED THEREIN.</p>
Notes	<p>The proposed resolution amends Implementing Order No. 3-60 for the administration of the Workforce Housing Program and authorizes the Mayor to exercise rights contained therein.</p> <p><u>Background</u></p> <p>On January 25, 2007, the BCC enacted Ordinance No. 07-05, which is codified in Chapter 33, Article XIIA and Chapter 17, Article IX of the Code of Miami-Dade County, as amended, establishing the Workforce Housing Development Program and Workforce Housing Development Program Administration (Workforce Housing Ordinance).</p> <p>On October 6, 2015, the BCC adopted Resolution No. R-890-15, which created Implementing Order No. 3-60 related to the administration of the Workforce Housing Development Program ("Implementing Order").</p> <p>On December 20, 2016, the BCC adopted Ordinance No. 16-138, which amended the Workforce Housing Ordinance to provide additional incentives and guidelines for the development of workforce housing in the County and as a result of the amendment to the Workforce Housing Ordinance, it is necessary to amend Implementing Order No. 3-60.</p>
2E 171390	<p>RESOLUTION DECLARING SURPLUS THREE COUNTYOWNED PROPERTIES LOCATED IN MIAMI, FLORIDA AND REVISING THE INVENTORY LIST OF REAL PROPERTIES, AFTER A PUBLIC HEARING, TO INCLUDE SUCH PROPERTIES IN ACCORDANCE WITH SECTION 125.379(1), FLORIDA STATUTES; AUTHORIZING CONVEYANCE, PURSUANT TO SECTION 125.379(2), FLORIDA STATUTES, OF THE PROPERTIES TO HOUSING PROGRAMS, INC., A FLORIDA NOT-FOR-PROFIT, AT A PRICE OF \$10.00, FOR THE PURPOSE OF DEVELOPING SUCH PROPERTIES WITH AFFORDABLE HOUSING TO BE SOLD TO VERY LOW- LOWOR MODERATE INCOME HOUSEHOLDS IN ACCORDANCE WITH MIAMI-DADE COUNTY'S</p>

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	INFILL HOUSING INITIATIVE PROGRAM; AUTHORIZING THE CHAIRPERSON OR VICE-CHAIRPERSON OF THE BOARD OF COUNTY COMMISSIONERS TO EXECUTE A COUNTY DEED; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO TAKE ALL ACTION NECESSARY TO ENFORCE THE PROVISIONS SET FORTH IN SUCH COUNTY DEED AND TO ENSURE PLACEMENT OF APPROPRIATE SIGNAGE.
Notes	<p>The proposed resolution declares a surplus of three County-owned properties located in Miami, Florida and revising the Inventory List of real properties, after a public hearing, to include such properties in accordance with section 125.379(1), Florida Statutes; It further:</p> <ul style="list-style-type: none"> • Authorizes conveyance, pursuant to section 125.379(2), Florida Statutes, of the properties to Housing Programs, Inc., a Florida not-for-profit, at a price of \$10, for the purpose of developing such properties with affordable housing to be sold to very low- low- or moderate income households in accordance with the County's Infill Housing Initiative Program; • Authorizes the Chairperson or Vice-Chairperson of the BCC to execute a County Deed; and • Authorizes the Mayor to take all action necessary to enforce the provisions in such county deed and to ensure placement of appropriate sign. <p><u>Fiscal Impact</u></p> <p>The properties are convey to the Developer for a price of \$10.00, for the purpose of rehabilitating the existing homes located on the Properties and selling such homes to very low, low- or moderate income households.</p> <p><u>Background</u></p> <p>On March 6, 2017, the Developer submitted an application to the County requesting that the County convey three County-owned vacant properties located in County Commission District 1 in Miami, Florida (the "Properties"). The Developer proposes to build homes on the Properties and to sell such homes to very low, low- or moderate income households in accordance with the Infill Housing Program. Pursuant to Administrative Order No. 8-4, Miami-Dade Internal Services Department has announced the availability of the Properties to all County departments to determine if they are interested in the Properties. No County department has expressed an interest in the Properties, in accordance with Resolution Nos. R-376-11 and R-333-15.</p> <p>Section 125.379(1), Florida Statutes, requires each county to prepare an inventory list at least every three years of all real properties that are appropriate for use as affordable housing and further allows the governing body of the County to revise the inventory list upon conclusion of a public hearing held before the governing body; and the Properties have not been included on the County's inventory list of affordable housing sites ("Affordable Housing Inventory List") as required by section 125.379(1). The Properties will be conveyed to the Developer, subject to a reverter and the Developer completing the Project within two years of the effective date of the conveyance in accordance with the Project, unless extended at the discretion of this BCC.</p>

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes		
2F 171256	RESOLUTION AMENDING RESOLUTION NO. R-222-14 RELATING TO CONVEYANCE OF SIX COUNTY-OWNED PROPERTIES TO FLORIDA CITY COMMUNITY REDEVELOPMENT AGENCY; AUTHORIZING THE CHAIRPERSON OR THE VICE-CHAIRPERSON OF THE BOARD TO EXECUTE AN AMENDED AND RESTATED COUNTY DEED TO AUTHORIZE THE FLORIDA CITY COMMUNITY REDEVELOPMENT AGENCY TO DEVELOP OR CAUSE THE DEVELOPMENT OF THE PROPERTIES WITH AFFORDABLE MULTIFAMILY HOUSING OR SINGLE HOMES TO BE SOLD OR RENTED TO QUALIFIED HOUSEHOLDS; AND DIRECTING THE COUNTY MAYOR OR THE COUNTY MAYOR'S DESIGNEE TO TAKE ALL ACTIONS NECESSARY TO ENFORCE THE PROVISIONS SET FORTH IN SUCH AMENDED AND RESTATED COUNTY DEED.		
Notes	<p>The proposed ordinance authorizes the conveyance of six Vacant Parcels to Florida City Community Redevelopment Agency. It waives the requirements of Administrative Order 8-4 as it relates to review by the Planning Advisory Board. It authorizes the execution of County deeds by the BCC's Chairperson for such purposes. It also authorizes the Mayor or designee to take all action necessary to enforce the provisions of the County Deed.</p> <p><u>Fiscal Impact/Funding Source</u></p> <p>The Properties are currently undeveloped and the County is responsible for its maintenance. It is in the County's best interest to convey the Properties to the Agency to: 1) assist the Agency and Florida City in developing the Properties in a manner that will promote the public or community welfare, which includes the development of much needed affordable housing; 2) reduce the property maintenance expenses currently assumed by the County; and 3) address the United States Department of Housing and Urban Development's (Housing and Urban Development) concerns regarding land banking. The total funds spent as of October 7, 2013 for the acquisition and maintenance of the properties is approximately \$149,202. The conveyance of the Properties to the Agency for the purpose of redevelopment into affordable housing is ten dollars (\$10) for each executed deed.</p> <p><u>Background</u></p> <p>Resolution No. R-376-11, approved, by the BCC on May 3, 2011, requires that any resolution authorizing the improvement, rehabilitation or conveyance of County-owned real property appropriate for or to be used for affordable housing include the following information:</p> <table border="1" data-bbox="269 1495 1487 1850"> <tr> <td data-bbox="269 1495 565 1850">Background</td><td data-bbox="565 1495 1487 1850">The County acquired the Properties with Community Development Block Grant Funds in 1998 with the intent to utilize the land for affordable housing. The Properties have remained vacant. The Agency sent a letter December 16, 2013 expressing interest in acquiring the Properties for the purpose of redeveloping them as affordable housing for low and moderate income families. The conveyance of the Properties, which are within the target corridors of the Agency's Redevelopment Plan, will allow the Agency to enhance the target corridor and place the Properties back on the tax roll.</td></tr> </table>	Background	The County acquired the Properties with Community Development Block Grant Funds in 1998 with the intent to utilize the land for affordable housing. The Properties have remained vacant. The Agency sent a letter December 16, 2013 expressing interest in acquiring the Properties for the purpose of redeveloping them as affordable housing for low and moderate income families. The conveyance of the Properties, which are within the target corridors of the Agency's Redevelopment Plan, will allow the Agency to enhance the target corridor and place the Properties back on the tax roll.
Background	The County acquired the Properties with Community Development Block Grant Funds in 1998 with the intent to utilize the land for affordable housing. The Properties have remained vacant. The Agency sent a letter December 16, 2013 expressing interest in acquiring the Properties for the purpose of redeveloping them as affordable housing for low and moderate income families. The conveyance of the Properties, which are within the target corridors of the Agency's Redevelopment Plan, will allow the Agency to enhance the target corridor and place the Properties back on the tax roll.		

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes	
	County Investment	Acquisition cost totaled \$88,042 and as of October 7, 2013, the County has expended \$61,160 for maintenance. The Properties are tax deed free and clear of liens and taxes.
	Property Info	The Properties are all located in Commission District 9. The folio numbers, addresses, acquisition costs, annual maintenance, and assessed value are included on Attachments A and B (<i>Attached to the resolution</i>)
	Restrictions	<p>The Properties will be conveyed subject to the following restrictions:</p> <ul style="list-style-type: none"> • The Agency has assured the County that it will use the Properties in a manner that will promote the public or community welfare, thus complying with the conditions required for the sale of County-owned property as set forth in Florida Statute Section 125.38. • The affordable housing developed on the Properties will be sold to a qualified low to moderate income family within five (5) years of conveyance of the Properties. • The County Deed includes covenants running with the land regarding Project Improvements and completion of the Agency's obligations. • Remedies: In the event that the Agency defaults on the deed restrictions, the County will have the right to exercise the reverter provisions as required by Resolution No. R-461-13.
2G 171261	<p>RESOLUTION DECLARING SURPLUS FOUR COUNTYOWNED PROPERTIES AND REVISING THE INVENTORY LIST OF REAL PROPERTY, AFTER A PUBLIC HEARING, TO INCLUDE SUCH PROPERTIES ON THE LIST IN ACCORDANCE WITH SECTION 125.379(1), FLORIDA STATUTES; AUTHORIZING THE CONVEYANCE OF A TOTAL OF SEVEN PROPERTIES, INCLUSIVE OF THE FOUR SURPLUS PROPERTIES, TO HABITAT FOR HUMANITY OF GREATER MIAMI, INC., A NOT-FOR-PROFIT 501(C)(3) CORPORATION, AT A PRICE OF \$10.00 PURSUANT TO SECTION 125.379(2), FLORIDA STATUTES, FOR THE DEVELOPMENT OF SUCH PROPERTIES THROUGH THE INFILL HOUSING INITIATIVE PROGRAM; AUTHORIZING THE CHAIRPERSON OR VICECHAIRPERSON OF THE BOARD OF COUNTY COMMISSIONERS TO EXECUTE A COUNTY DEED; DIRECTING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO ENSURE PLACEMENT OF APPROPRIATE SIGNAGE; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO TAKE ALL ACTION NECESSARY TO EFFECTUATE THE CONVEYANCE OF THE PROPERTIES AND TO ENFORCE THE PROVISIONS AS SET FORTH IN THE COUNTY DEED..</p>	

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
Notes	<p>The proposed resolution declares a surplus for four County-owned properties and revises the Inventory List of real property, after a public hearing, to include such properties on the list in accordance with section 125.379(1), Florida Statutes; It further :</p> <ul style="list-style-type: none"> • Authorizes the conveyance of a total of seven properties, inclusive of the four surplus properties, to Habitat for Humanity of Greater Miami, Inc., a not-for-profit 501(c)(3) Corporation, at a price of \$10 pursuant to section 125.379(2), Florida Statutes, for the development of such properties through the Infill Housing Initiative Program; • Authorizes the Chairperson or Vice Chairperson of the BCC to execute a County Deed; • Directs the Mayor to ensure placement of appropriate signage; and • Authorizes the Mayor to take all action necessary to effectuate the conveyance of the properties and to enforce the provisions as set forth in the County deed. <p><u>Fiscal Impact</u></p> <p>The properties are conveyed to Habitat at a price of \$10 pursuant to Section 125.379(2), Florida Statutes, for the construction of single family homes to be sold to qualified households in accordance with the Infill Housing Program.</p> <p><u>Background</u></p> <p>Habitat for Humanity of Greater Miami, Inc. (Habitat) is a not-for-profit 501 (c) (3) corporation, which promotes, develops and provides safe and affordable housing to persons with limited financial resources in the County. Habitat submitted to this BCC an application, dated March 27, 2016, requesting that the County convey seven parcels of land (Properties) to them for the purpose of developing the Properties with affordable single family homes through the County's Infill Housing Initiative Program (Infill Housing Program); and requesting that the County convey seven parcels of land to them for the purpose of developing the Properties with affordable single family homes through the County's Infill Housing Initiative Program (Infill Housing Program).</p> <p>The Properties will be conveyed to Habitat pursuant to a reverter requiring the completion of the construction of single-family homes to be sold to qualified homebuyers in accordance with the Infill Housing Program within two years of the effective date of the conveyance, unless extended at the discretion of the BCC.</p>
2H 171423	<p>RESOLUTION DECLARING SURPLUS COUNTY-OWNED PROPERTY LOCATED AT THE KENDALL COMPLEX, 11025 S.W. 84TH STREET, ADMINISTRATION BUILDING, LOCATED IN UNINCORPORATED MIAMI-DADE COUNTY, FLORIDA, AND APPROVING PURSUANT TO FLORIDA STATUTES, SECTION 125.38, TERMS OF THE LEASE AGREEMENT BETWEEN MIAMI-DADE COUNTY AND BE UNIQUE ACADEMY PREP, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, FOR THE ADMINISTRATION BUILDING FOR A FIVE YEAR TERM, PLUS TWO FIVE YEAR OPTIONS TO RENEW, FOR THE PURPOSE OF PROVIDING A SPECIAL NEEDS PRIVATE SCHOOL SERVING CHILDREN WITH A VARIETY OF DEVELOPMENTAL DISABILITIES, ENTERING KINDERGARTEN THROUGH 12TH GRADE, AT AN ANNUAL RENT OF \$64,410.00 FOR THE FIRST TWO YEARS, AND ADJUSTED ANNUALLY THEREAFTER BY</p>

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	THREE PERCENT FOR EACH SUBSEQUENT YEAR, WITH THE TOTAL GROSS REVENUE TO THE COUNTY FOR THE 15 YEAR PERIOD ESTIMATED TO BE \$1,164,940.14; AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE THE LEASE AGREEMENT, TO EXERCISE ANY AND ALL RIGHTS CONFERRED THEREIN, TO TAKE ALL NECESSARY STEPS TO EFFECTUATE THE FOREGOING, AND TO PROVIDE AN EXECUTED COPY OF THE LEASE AGREEMENT TO THE PROPERTY APPRAISER'S OFFICE WITHIN 30 DAYS OF ITS EXECUTION
Notes	<p>The proposed resolution declares surplus County-owned property located at Kendall Complex, 11025 S. W. 84th Street, Administration Building, in unincorporated Miami Dade County; It further:</p> <ul style="list-style-type: none"> • Approves pursuant to Florida Statutes, section 125.38, the lease between the County and Be Unique Academy Prep, Inc. (Be Unique) for 5 year term, and two five-year options to renew, to provide a special needs school serving children with a variety of developmental disabilities, at an annual rent of \$64,410 for the first two years, and adjusted thereafter by three percent annually, with total gross revenue to the County for the 15 year period estimated to be \$1,164,940; • Authorizes the Mayor to execute the lease, to exercise all rights conferred therein, and to take all steps to effectuate the foregoing. <p><u>Fiscal Impact</u></p> <p>Pursuant to Resolution No. R-333-15, the County Internal Services Department has advised that the current annual market rental for the Property would range from a payment of \$24 to \$28 per square foot. The Property would be leased to Be Unique for a five year term, with two five year options to renew, for an annual rental payment of \$64,410 for each of the first two years of the initial term (\$9.50 per square foot), and an approximately three percent increase for each year thereafter, with a total estimated gross revenue to the County of \$1,164,940 over the 15 year period.</p> <p><u>Background</u></p> <p>Be Unique is a Florida not for-profit corporation, engaged in providing academic programs and services for students with developmental disabilities. Be Unique desires to lease certain County-owned property located at the Kendall Complex, 11025 SW 84th Street, Administration Building, in unincorporated Miami-Dade County, Florida (the Property). Be Unique seeks to utilize the Property for community interest and welfare purposes, including specifically providing academic programs and a special needs school for children entering kindergarten through 12th grade.</p>
3A 171235	RESOLUTION AUTHORIZING LEGACY CONTRACT NO. L9114-1/19, CHILDPLUS SOFTWARE LICENSE, HOSTING, TRAINING, MAINTENANCE AND SUPPORT SERVICES, FOR THE COMMUNITY ACTION AND HUMAN SERVICES DEPARTMENT; AUTHORIZING THE COUNTY MAYOR OR THE COUNTY MAYOR'S DESIGNEE TO EXERCISE THE SINGLE TWO-YEAR OPTION TO RENEW TERM FOR LEGACY CONTRACT NO. L9114-1/19, CHILDPLUS SOFTWARE LICENSE, HOSTING, TRAINING, MAINTENANCE AND SUPPORT SERVICES,

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	FOR THE COMMUNITY ACTION AND HUMAN SERVICES DEPARTMENT, IN A TOTAL AMOUNT NOT TO EXCEED \$140,000; AND AUTHORIZING THE COUNTY MAYOR OR THE COUNTY MAYOR'S DESIGNEE TO EXERCISE ALL PROVISIONS OF THE CONTRACT PURSUANT TO SECTION 2-8.1 OF THE COUNTY CODE AND IMPLEMENTING ORDER 3-38.
Notes	<p>The proposed resolution approves the exercise of contract's sole two-year option to renew term under Contract No. 9114-1/19, <i>ChildPlus Software License, Hosting, Training, Maintenance and Support Services</i>, for the Community Action and Human Services Department, in a total amount not to exceed \$140,000; and authorizes the Mayor or designee to exercise all provisions of the contract pursuant to section 2-8.1 of the County Code and implementing order 3-38.</p> <p><u>Fiscal Impact</u></p> <p>The contract, which is in its initial term, expires on July 31, 2017 and has an allocation of \$225,000. If the two-year option to renew term is exercised, the contract will expire on July 31, 2019 and have an estimated cumulative value of \$365,000.</p> <p><u>Background</u></p> <p>The contract was originally competed in July 2009 and resulted in award to Management Information Technology USA, Inc., the incumbent vendor, who has configured and customized ChildPlus, an automated online record-keeping and report-generating solution used to support the Community Action and Human Services Department (CAHSD) in its administration of the Head Start/Early Head Start Programs. The ChildPlus customizations resulted in the award of the current legacy contract, pursuant to Section 2-8.1 (b)(2) of the County Code, in July 2014 for a three-year term plus a single two-year option to renew for continued access to the web-based solution. The current award was approved under the Mayor's delegated authority.</p> <p>BCC authorization of that legacy contract as well as the option to renew term is required as the cumulative value of the current term and the requested renewal term exceeds the Mayor's delegated authority. Under this contract, Management Information Technology USA, Inc. provides the County hosting, training, and ongoing maintenance and support services for the ChildPlus solution. These services enable the CAHSD to perform participant and staff recordkeeping, generate reports regarding enrollment, demographics, participant and staff development as well as facilitate compliance with federal, State of Florida and local laws governing the Head Start/Early Head Start Programs. Management Information Technology USA, Inc. has developed a solution specific to the County's needs that promotes accountability and is responsive to programmatic changes.</p> <p>Accordingly, competing these services would result in the need to develop a new system where a new vendor awarded as ChildPlus is Management Information Technology USA, Inc.'s proprietary product; a new system would be a hardship to the department as program administration would be disrupted during the transition to the new solution, jeopardizing the Community Action and Human Services Department's compliance with reporting requirements.</p>

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
3B 171280	RESOLUTION APPROVING AWARD OF CONTRACT NO. RFP-00429 TO ROYAL AMERICAN MANAGEMENT, INC. FOR THE PROVISION OF PROPERTY MANAGEMENT SERVICES FOR THE PUBLIC HOUSING AND COMMUNITY DEVELOPMENT DEPARTMENT IN A TOTAL AMOUNT NOT TO EXCEED \$2,224,000 OVER THE INITIAL THREE-YEAR TERM AND THREE, ONE-YEAR OPTIONS TO RENEW; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE SAME AND EXERCISE ALL PROVISIONS CONTAINED THEREIN, INCLUDING ANY CANCELLATION, RENEWAL AND EXTENSION PROVISIONS, PURSUANT TO SECTION 2-8.1 OF THE COUNTY CODE AND IMPLEMENTING ORDER 3-38
Notes	<p>The proposed resolution approves a competitive contract award, Contract No. RFP-00429, Properly Management Services, to Royal American Management, Inc. for the Public Housing and Community Development Department. Under the contract, the vendor will provide property management services for housing developments owned by the County, including the management of mixed income and Section 8 new construction properties.</p> <p>There are three groups included in the solicitation: A) non-federal properties, B) federal subsidy properties and C) non-federal properties with a homeownership option. The County will award two contracts as a result of this solicitation, one for the federally-funded properties and the other for the non-federally funded properties. The County receives federal subsidy from the U.S. Department of Housing and Urban Development for Group B properties through Housing Assistance Payment contracts. The recommended vendor will manage the properties in compliance with all applicable federal, state and local ordinances, regulations, codes and rules.</p> <p><u>Fiscal Impact/Funding Source</u></p> <p>The fiscal impact for the three-year term is \$1,112,000. Should the County choose to exercise, at its sole discretion, the three, one-year option to renew terms, the estimated cumulative value will be \$2,224,000. There are three current contracts covering these services: RFP736A-F, valued at \$1,711,000; RFP736, valued at \$30,000; and RFP736J, valued at \$84,000. On April 18, 2017, the BCC approved extending these contracts through November 30, 2017 with an additional allocation of \$181,608. Thus, the cumulative value of the current contracts is \$2,006,608.</p>
3D 171378	RESOLUTION AMENDING RESOLUTION NO. R-950-14 RELATING TO THE AWARD OF DOCUMENTARY STAMP SURTAX FUNDS (SURTAX) TO REDUCE THE NUMBER OF UNITS SET-ASIDE FOR LOW-INCOME HOUSEHOLDS IN THE JOE MORETTI PHASE TWO REDEVELOPMENT BY ONE UNIT FROM 96 UNITS TO 95 UNITS, AND TO EXEMPT SUCH UNIT FROM THE AFFORDABILITY REQUIREMENTS IN THE MIAMI-DADE RENTAL REGULATORY AGREEMENT BETWEEN MIAMI-DADE COUNTY AND JOE MORETTI PHASE TWO, LLC TO ALLOW THE DESIGNATION OF SUCH UNIT AS A COMMUNITY SPACE FOR THE PROVISION OF RESIDENT SERVICES; APPROVING AMENDMENT TO SUCH AGREEMENT TO EFFECTUATE SAME, ALL IN CONNECTION WITH A \$1,190,091 SURTAX LOAN; AND DIRECTING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE AND RECORD SAID AMENDMENT
Notes	The proposed resolution approves an amendment to Resolution No. R-950-14 to reduce the number of units set-aside for low-income households by one unit (from 96 units to 95 units). It

**Housing and Social Services
Committee Meeting
Research Notes**

Item No.	Research Notes
	<p>also authorizes the Mayor or the designee to amend the Rental Regulatory Agreement to exempt the single unit from affordability requirements in order to allow Joe Moretti Phase Two, LLC, an affiliate of RUDG, LLC (Related Urban), to designate the unit as a community space for the provision of services to the residents.</p> <p><u>Fiscal Impact/Funding Source</u></p> <p>This item will not have any additional fiscal impact to the County. In accordance with Resolution No. R-950-14, the Project was awarded Documentary Stamp Surtax funds in the amount of \$1,190,091. The Surtax funding amount remains unchanged.</p> <p><u>Background</u></p> <p>Request for Proposals No. 794 was issued on July 14, 2011 to solicit offers for over 100 existing public housing sites and vacant land sites administered by the Department. On November 23, 2011, the BCC, pursuant to Resolution No. R-1026-11, awarded site control through a ground lease for the Joe Moretti redevelopment to Related Urban.</p> <p>In order to close on the financing and commence the rehabilitation, the Department submitted an application to the United States Department of Housing and Urban Development (Housing and Urban Development) for environmental clearance. The environmental clearance process requires obtaining approval of the rehabilitation plan by the State of Florida Historic Preservation Office (SHPO). In its review, SHPO concluded "that the housing complex is eligible for listing on the National Register of Historic Places."</p> <p>In 2014, the Project was awarded Surtax funding from Miami-Dade County, in addition to 9% Low-Income Housing Tax Credits (Housing Tax Credits) from Florida Housing Finance Corporation (Finance Corporation) to complete a substantial rehabilitation. Thereafter, Related Urban completed Phase 1 of the Joe Moretti redevelopment, which included the construction of 116 new public housing units and demolition of the existing 96 units and corresponding site improvements. Related Urban completed the Project on January 30, 2017.</p>