

<b>Annual PHA Plan</b> <i>(Standard PHAs and Troubled PHAs)</i>	U.S. Department of Housing and Urban Development Office of Public and Indian Housing	OMB No. 2577-0226 Expires: 03/31/2024
--	---	--

**Purpose.** The 5-Year and Annual PHA Plans provide a ready source for interested parties to locate basic PHA policies, rules, and requirements concerning the PHA’s operations, programs, and services, including changes to these policies, and informs HUD, families served by the PHA, and members of the public of the PHA’s mission, goals and objectives for serving the needs of low- income, very low- income, and extremely low- income families.

**Applicability.** The Form HUD-50075-ST is to be completed annually by **STANDARD PHAs or TROUBLED PHAs**. PHAs that meet the definition of a High Performer PHA, Small PHA, HCV-Only PHA or Qualified PHA do not need to submit this form.

**Definitions.**

- (1) **High-Performer PHA** – A PHA that owns or manages more than 550 combined public housing units and housing choice vouchers, and was designated as a high performer on both the most recent Public Housing Assessment System (PHAS) and Section Eight Management Assessment Program (SEMAP) assessments if administering both programs, or PHAS if only administering public housing.
- (2) **Small PHA** - A PHA that is not designated as PHAS or SEMAP troubled, that owns or manages less than 250 public housing units and any number of vouchers where the total combined units exceed 550.
- (3) **Housing Choice Voucher (HCV) Only PHA** - A PHA that administers more than 550 HCVs, was not designated as troubled in its most recent SEMAP assessment and does not own or manage public housing.
- (4) **Standard PHA** - A PHA that owns or manages 250 or more public housing units and any number of vouchers where the total combined units exceed 550, and that was designated as a standard performer in the most recent PHAS or SEMAP assessments.
- (5) **Troubled PHA** - A PHA that achieves an overall PHAS or SEMAP score of less than 60 percent.
- (6) **Qualified PHA** - A PHA with 550 or fewer public housing dwelling units and/or housing choice vouchers combined and is not PHAS or SEMAP troubled.

A.	PHA Information.																												
A.1	<p>PHA Name: <u>Miami-Dade County by and through Public Housing and Community Development</u>      PHA Code: <u>FL005</u></p> <p>PHA Type: <input checked="" type="checkbox"/> Standard PHA   <input type="checkbox"/> Troubled PHA</p> <p>PHA Plan for Fiscal Year Beginning: (MM/YYYY): <u>10/2024</u></p> <p>PHA Inventory (Based on Annual Contributions Contract (ACC) units at time of FY beginning, above)</p> <table style="margin-left: auto; margin-right: auto;"> <tr> <td>Number of Public Housing (PH) Units:</td> <td style="text-align: right;">6,421</td> </tr> <tr> <td>Number of Housing Choice Vouchers (HCVs):</td> <td style="text-align: right;">17,025</td> </tr> <tr> <td>Number of Project-Based Vouchers:</td> <td style="text-align: right;">1,239</td> </tr> <tr> <td>Number of Rental Assistance Demonstration-Project-Based Vouchers (RAD-PBV) Units:</td> <td style="text-align: right;">1,698</td> </tr> <tr> <td>Number of Section 8 Moderate Rehabilitation Units:</td> <td style="text-align: right;">1,318</td> </tr> <tr> <td>Number of Section 8 Moderate Rehabilitation Single Room Occupancy (SRO) Units:</td> <td style="text-align: right; border-bottom: 1px solid black;">204</td> </tr> <tr> <td><b>Total Combined Units/Vouchers:</b></td> <td style="text-align: right;"><b>27,905</b></td> </tr> </table> <p>PHA Plan Submission Type: <input checked="" type="checkbox"/> Annual Submission      <input type="checkbox"/> Revised Annual Submission</p> <p><b>Availability of Information.</b> PHAs must have the elements listed below in sections B and C readily available to the public. A PHA must identify the specific location(s) where the proposed PHA Plan, PHA Plan Elements, and all information relevant to the public hearing and proposed PHA Plan are available for inspection by the public. At a minimum, PHAs must post PHA Plans, including updates, at each Asset Management Project (AMP) and main office or central office of the PHA. PHAs are strongly encouraged to post complete PHA Plans on their official website. PHAs are also encouraged to provide each resident council with a copy of their PHA Plans.</p> <p>The public notice for the comment period and public hearing was published in The Miami Herald (the largest newspaper of daily general circulation), The Miami Times (largest African-American newspaper), El Nuevo Herald (Spanish language newspaper), and Le Floridien (Haitian newspaper) and beginning on February 15, 2024, on PHCD’s website: <a href="https://www.miamidade.gov/global/housing/notices.page">https://www.miamidade.gov/global/housing/notices.page</a>. Note that the 45-day public comment period for this 5-Year PHA Plan took place from February 15, 2024, through March 31, 2024.</p> <p>This proposed Annual Plan was provided to each member of the Resident Council Advisory Board and available for inspection at each Asset Management Project, administrative offices, and website. This Annual Plan was also available in English, Spanish and Creole. The public hearing for this document will be held on April 8, 2024, before the Housing, Recreation, Culture, and Community Development (HRCCD) Committee.</p> <p><input type="checkbox"/> <b>PHA Consortia:</b> (Check box if submitting a Joint PHA Plan and complete table below)</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th rowspan="2" style="width: 25%;">Participating PHAs</th> <th rowspan="2" style="width: 10%;">PHA Code</th> <th rowspan="2" style="width: 25%;">Program(s) in the Consortia</th> <th rowspan="2" style="width: 15%;">Program(s) not in the Consortia</th> <th colspan="2" style="width: 25%;">No. of Units in Each Program</th> </tr> <tr> <th style="width: 12.5%;">PH</th> <th style="width: 12.5%;">HCV</th> </tr> </thead> <tbody> <tr> <td>Lead PHA:</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	Number of Public Housing (PH) Units:	6,421	Number of Housing Choice Vouchers (HCVs):	17,025	Number of Project-Based Vouchers:	1,239	Number of Rental Assistance Demonstration-Project-Based Vouchers (RAD-PBV) Units:	1,698	Number of Section 8 Moderate Rehabilitation Units:	1,318	Number of Section 8 Moderate Rehabilitation Single Room Occupancy (SRO) Units:	204	<b>Total Combined Units/Vouchers:</b>	<b>27,905</b>	Participating PHAs	PHA Code	Program(s) in the Consortia	Program(s) not in the Consortia	No. of Units in Each Program		PH	HCV	Lead PHA:					
Number of Public Housing (PH) Units:	6,421																												
Number of Housing Choice Vouchers (HCVs):	17,025																												
Number of Project-Based Vouchers:	1,239																												
Number of Rental Assistance Demonstration-Project-Based Vouchers (RAD-PBV) Units:	1,698																												
Number of Section 8 Moderate Rehabilitation Units:	1,318																												
Number of Section 8 Moderate Rehabilitation Single Room Occupancy (SRO) Units:	204																												
<b>Total Combined Units/Vouchers:</b>	<b>27,905</b>																												
Participating PHAs	PHA Code	Program(s) in the Consortia	Program(s) not in the Consortia	No. of Units in Each Program																									
				PH	HCV																								
Lead PHA:																													

**B. Plan Elements**

**Section B.1 - Public Housing**

**B.1.A Revision of Existing PHA Plan Elements.**

(a) Have the following PHA Plan elements been revised by the PHA?

Public Housing Program		
Y	N	Elements
X		<i>I. Statement of Housing Needs and Strategy for Addressing Housing Needs.</i>
	X	<i>II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions</i>
X		<i>III. Financial Resources.</i>
X		<i>IV. Rent Determination.</i>
X		<i>V. Operation and Management.</i>
	X	<i>VI. Grievance Procedures.</i>
	X	<i>VII. Homeownership Programs.</i>
	X	<i>VIII. Community Service and Self-Sufficiency Programs.</i>
	X	<i>IX. Safety and Crime Prevention.</i>
X		<i>X. Pet Policy.</i>
	X	<i>XI. Asset Management.</i>
	X	<i>XII. Substantial Deviation.</i>
	X	<i>XIII. Significant Amendment/Modification</i>

**B.1.B New Activities.**

(a) Does the PHA intend to undertake any new activities related to the following in the PHA’s current Fiscal Year?

Public Housing Program		
Y	N	Elements
X		<i>I. Hope VI or Choice Neighborhoods.</i>
X		<i>II. Mixed Finance Modernization or Development.</i>
X		<i>III. Demolition and/or Disposition.-</i>
X		<i>IV. Designated Housing for Elderly and/or Disabled Families.</i>
	X	<i>V. Conversion of Public Housing to Tenant-Based Assistance.</i>
X		<i>VI. Conversion of Public Housing to Project-Based Assistance under RAD. -</i>
X		<i>VII. Occupancy by Over-Income Families.</i>
X		<i>VIII. Occupancy by Police Officers.</i>
X		<i>IX. Non-Smoking Policies.</i>
	X	<i>X. Project-Based Vouchers.</i>
X		<i>XI. Units with Approved Vacancies for Modernization.</i>
X		<i>XII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).</i>

(b) If the PHA answered yes for any element, describe the revisions for each revised element(s): **Refer to Exhibit 1**

(c) The PHA must submit its Deconcentration Policy for Field Office review.

**B.1.C Progress Report.**

Provide a description of the PHA’s progress in meeting its Mission and Goals described in the PHA 5-Year and Annual Plan.

**Refer to Exhibit 1**

**Section B.2 – Housing Choice Voucher Program**

**B.2.A Revision of Existing PHA Plan Elements.**

(a) Have the following PHA Plan elements been revised by the PHA?

<b>Housing Choice Voucher Program</b>		
Y	N	Elements
X		<i>I. Statement of Housing Needs and Strategy for Addressing Housing Needs.</i>
X		<i>II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions</i> <i>II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions</i>
X		<i>III. Financial Resources.</i>
X		<i>IV. Rent Determination.</i>
X		<i>V. Operation and Management.</i>
X		<i>VI. Grievance Procedures.</i>
	X	<i>VII. Homeownership Programs.</i>
	X	<i>VIII. Community Service and Self-Sufficiency Programs.</i>
	X	<i>IX. Safety and Crime Prevention.</i>
	X	<i>X. Pet Policy.</i>
	X	<i>XI. Asset Management.</i>
	X	<i>XII. Substantial Deviation.</i>
	X	<i>XIII. Significant Amendment/Modification</i>

**B.2.B New Activities.**

(a) Does the PHA intend to undertake any new activities related to the following in the PHA’s current Fiscal Year?

<b>Housing Choice Voucher Program</b>		
Y	N	Elements
	X	<i>I. Hope VI or Choice Neighborhoods.</i>
X		<i>II. Mixed Finance Modernization or Development.</i>
X		<i>III. Demolition and/or Disposition.</i>
	X	<i>IV. Designated Housing for Elderly and/or Disabled Families.</i>
	X	<i>V. Conversion of Public Housing to Tenant-Based Assistance.</i>
X		<i>VI. Conversion of Public Housing to Project-Based Assistance under RAD.</i>
X		<i>VII. Occupancy by Over-Income Families.</i>
	X	<i>VIII. Occupancy by Police Officers.</i>
X		<i>IX. Non-Smoking Policies.</i>
X		<i>X. Project-Based Vouchers.</i>
	X	<i>XI. Units with Approved Vacancies for Modernization.</i>
	X	<i>XII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).</i>

(b) If any of these activities are planned for the current Fiscal Year, describe the activities. For new demolition activities, describe any public housing development or portion thereof, owned by the PHA for which the PHA has applied or will apply for demolition and/or disposition approval under section 18 of the 1937 Act under the separate demolition/disposition approval process. If using Project-Based Vouchers (PBVs), provide the projected number of project-based units and general locations, and describe how project basing would be consistent with the PHA Plan.

**B.2.C Progress Report.**

Provide a description of the PHA’s progress in meeting its Mission and Goals described in the PHA 5-Year and Annual Plan.

**Refer to Exhibit 1**

<p><b>B.3</b></p>	<p><b>Capital Improvements.</b> Include a reference here to the most recent HUD-approved 5-Year Action Plan in EPIC and the date that it was approved.  The 5-year Action Plan was last approved by HUD on August 24, 2023.</p>
<p><b>B.4</b></p>	<p><b>Most Recent Fiscal Year Audit.</b>  (a) Were there any findings in the most recent FY Audit? Y N <input type="checkbox"/> <input checked="" type="checkbox"/></p> <p>(b) If yes, please describe:</p>
<p><b>C. Other Document and/or Certification Requirements.</b></p>	
<p><b>C.1</b></p>	<p><b>Resident Advisory Board (RAB) Comments.</b> (a) Did the RAB(s) have comments to the PHA Plan?  Y N <input type="checkbox"/> <input type="checkbox"/></p> <p>(b) If yes, comments must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the RAB recommendations and the decisions made on these recommendations.</p>
<p><b>C.2</b></p>	<p><b>Certification by State or Local Officials.</b>  <a href="#">Form HUD 50077-SL</a>, <i>Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p>
<p><b>C.3</b></p>	<p><b>Civil Rights Certification/ Certification Listing Policies and Programs that the PHA has Revised since Submission of its Last Annual Plan.</b>  Form HUD-50077-ST-HCV-HP, <i>PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed</i>, must be submitted by the PHA as an electronic attachment to the PHA Plan.</p>
<p><b>C.4</b></p>	<p><b>Challenged Elements.</b> If any element of the PHA Plan is challenged, a PHA must include such information as an attachment with a description of any challenges to Plan elements, the source of the challenge, and the PHA’s response to the public.  (a) Did the public challenge any elements of the Plan?  Y N <input type="checkbox"/> <input type="checkbox"/></p> <p>If yes, include Challenged Elements.</p>
<p><b>C.5</b></p>	<p><b>Troubled PHA.</b> (a) Does the PHA have any current Memorandum of Agreement, Performance Improvement Plan, or Recovery Plan in place? Y N N/A <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></p> <p>(b) If yes, please describe:</p>

<p><b>D.</b></p>	<p><b>Affirmatively Furthering Fair Housing (AFFH).</b></p>														
<p><b>D.1</b></p>	<p><b>Affirmatively Furthering Fair Housing (AFFH).</b></p> <p>Provide a statement of the PHA’s strategies and actions to achieve fair housing goals outlined in an accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5). Use the chart provided below. (PHAs should add as many goals as necessary to overcome fair housing issues and contributing factors.) Until such time as the PHA is required to submit an AFH, the PHA is not obligated to complete this chart. The PHA will fulfill, nevertheless, the requirements at 24 CFR § 903.7(o) enacted prior to August 17, 2015. See Instructions for further detail on completing this item.</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;"><b>Fair Housing Goal:</b></td> <td></td> </tr> <tr> <td></td> <td><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></td> </tr> <tr> <td></td> <td>Currently, PHAs are not required to submit an AFH. PHCD reaffirms its commitment to affirmatively further fair housing through its sustained relationships with residents, applicants, advocates, and organizations that assist people with disabilities and promote fair housing.</td> </tr> </table> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;"><b>Fair Housing Goal:</b></td> <td></td> </tr> <tr> <td></td> <td><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></td> </tr> </table> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;"><b>Fair Housing Goal:</b></td> <td></td> </tr> <tr> <td></td> <td><u><i>Describe fair housing strategies and actions to achieve the goal</i></u></td> </tr> </table>	<b>Fair Housing Goal:</b>			<u><i>Describe fair housing strategies and actions to achieve the goal</i></u>		Currently, PHAs are not required to submit an AFH. PHCD reaffirms its commitment to affirmatively further fair housing through its sustained relationships with residents, applicants, advocates, and organizations that assist people with disabilities and promote fair housing.	<b>Fair Housing Goal:</b>			<u><i>Describe fair housing strategies and actions to achieve the goal</i></u>	<b>Fair Housing Goal:</b>			<u><i>Describe fair housing strategies and actions to achieve the goal</i></u>
<b>Fair Housing Goal:</b>															
	<u><i>Describe fair housing strategies and actions to achieve the goal</i></u>														
	Currently, PHAs are not required to submit an AFH. PHCD reaffirms its commitment to affirmatively further fair housing through its sustained relationships with residents, applicants, advocates, and organizations that assist people with disabilities and promote fair housing.														
<b>Fair Housing Goal:</b>															
	<u><i>Describe fair housing strategies and actions to achieve the goal</i></u>														
<b>Fair Housing Goal:</b>															
	<u><i>Describe fair housing strategies and actions to achieve the goal</i></u>														

## Instructions for Preparation of Form HUD-50075-ST Annual PHA Plan for Standard and Troubled PHAs

### A. PHA Information. All PHAs must complete this section. (24 CFR §903.4)

A.1 Include the full PHA Name, PHA Code, PHA Type, PHA Fiscal Year Beginning (MM/YYYY), PHA Inventory, Number of Public Housing Units and or Housing Choice Vouchers (HCVs), PHA Plan Submission Type, and the Availability of Information, specific location(s) of all information relevant to the public hearing and proposed PHA Plan. (24 CFR §903.23(4)(e))

**PHA Consortia:** Check box if submitting a Joint PHA Plan and complete the table. (24 CFR §943.128(a))

### B. Plan Elements. All PHAs must complete this section.

#### B.1 Revision of Existing PHA Plan Elements. PHAs must:

Identify specifically which plan elements listed below that have been revised by the PHA. To specify which elements have been revised, mark the “yes” box. If an element has not been revised, mark “no.” (24 CFR §903.7)

**Statement of Housing Needs and Strategy for Addressing Housing Needs.** Provide a statement addressing the housing needs of low-income, very low-income and extremely low-income families and a brief description of the PHA’s strategy for addressing the housing needs of families who reside in the jurisdiction served by the PHA and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The statement must identify the housing needs of (i) families with incomes below 30 percent of area median income (extremely low-income); (ii) elderly families (iii) households with individuals with disabilities, and households of various races and ethnic groups residing in the jurisdiction or on the public housing and Section 8 tenant-based assistance waiting lists based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data. The statement of housing needs shall be based on information provided by the applicable Consolidated Plan, information provided by HUD, and generally available data. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location. Once the PHA has submitted an Assessment of Fair Housing (AFH), which includes an assessment of disproportionate housing needs in accordance with 24 CFR §5.154(d)(2)(iv), information on households with individuals with disabilities and households of various races and ethnic groups residing in the jurisdiction or on the waiting lists no longer needs to be included in the Statement of Housing Needs and Strategy for Addressing Housing Needs. (24 CFR §903.7(a)).

The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location. (24 CFR §903.7(a)(2)(i)) Provide a description of the ways in which the PHA intends, to the maximum extent practicable, to address those housing needs in the upcoming year and the PHA’s reasons for choosing its strategy. (24 CFR §903.7(a)(2)(ii))

**Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.** PHAs must submit a Deconcentration Policy for Field Office review. For additional guidance on what a PHA must do to deconcentrate poverty in its development and comply with fair housing requirements, see 24 CFR 903.2. (24 CFR §903.23(b)) Describe the PHA’s admissions policy for deconcentration of poverty and income mixing of lower-income families in public housing. The Deconcentration Policy must describe the PHA’s policy for bringing higher income tenants into lower income developments and lower income tenants into higher income developments. The deconcentration requirements apply to general occupancy and family public housing developments. Refer to 24 CFR §903.2(b)(2) for developments not subject to deconcentration of poverty and income mixing requirements. (24 CFR §903.7(b)) Describe the PHA’s procedures for maintain waiting lists for admission to public housing and address any site-based waiting lists. (24 CFR §903.7(b)). A statement of the PHA’s policies that govern resident or tenant eligibility, selection and admission including admission preferences for both public housing and HCV. (24 CFR §903.7(b)) Describe the unit assignment policies for public housing. (24 CFR §903.7(b))

**Financial Resources.** A statement of financial resources, including a listing by general categories, of the PHA’s anticipated resources, such as PHA operating, capital and other anticipated Federal resources available to the PHA, as well as tenant rents and other income available to support public housing or tenant-based assistance. The statement also should include the non-Federal sources of funds supporting each Federal program, and state the planned use for the resources. (24 CFR §903.7(c))

**Rent Determination.** A statement of the policies of the PHA governing rents charged for public housing and HCV dwelling units, including applicable public housing flat rents, minimum rents, voucher family rent contributions, and payment standard policies. (24 CFR §903.7(d))

**Operation and Management.** A statement of the rules, standards, and policies of the PHA governing maintenance and management of housing owned, assisted, or operated by the public housing agency (which shall include measures necessary for the prevention or eradication of pest infestation, including cockroaches), and management of the PHA and programs of the PHA. (24 CFR §903.7(e))

**Grievance Procedures.** A description of the grievance and informal hearing and review procedures that the PHA makes available to its residents and applicants. (24 CFR §903.7(f))

**Homeownership Programs.** A description of any Section 5h, Section 32, Section 8y, or HOPE I public housing or Housing Choice Voucher (HCV) homeownership programs (including project number and unit count) administered by the agency or for which the PHA has applied or will apply for approval. (24 CFR §903.7(k))

**Community Service and Self Sufficiency Programs.** Describe how the PHA will comply with the requirements of (24 CFR §903.7(l)). Provide a description of: 1) Any programs relating to services and amenities provided or offered to assisted families; and 2) Any policies or programs of the PHA for the enhancement of the economic and social self-sufficiency of assisted families, including programs subject to Section 3 of the Housing and Urban Development Act of 1968 (24 CFR Part 135) and FSS. (24 CFR §903.7(l))

**Safety and Crime Prevention (VAWA).** Describe the PHA's plan for safety and crime prevention to ensure the safety of the public housing residents. The statement must provide development-by-development or jurisdiction wide-basis: (i) A description of the need for measures to ensure the safety of public housing residents; (ii) A description of any crime prevention activities conducted or to be conducted by the PHA; and (iii) A description of the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities. (24 CFR §903.7(m)) A description of: **1)** Any activities, services, or programs provided or offered by an agency, either directly or in partnership with other service providers, to child or adult victims of domestic violence, dating violence, sexual assault, or stalking; **2)** Any activities, services, or programs provided or offered by a PHA that helps child and adult victims of domestic violence, dating violence, sexual assault, or stalking, to obtain or maintain housing; and **3)** Any activities, services, or programs provided or offered by a public housing agency to prevent domestic violence, dating violence, sexual assault, and stalking, or to enhance victim safety in assisted families. (24 CFR §903.7(m)(5))

**Pet Policy.** Describe the PHA's policies and requirements pertaining to the ownership of pets in public housing. (24 CFR §903.7(n))

**Asset Management.** State how the agency will carry out its asset management functions with respect to the public housing inventory of the agency, including how the agency will plan for the long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs for such inventory. (24 CFR §903.7(q))

**Substantial Deviation.** PHA must provide its criteria for determining a "substantial deviation" to its 5-Year Plan. (24 CFR §903.7(r)(2)(i))

**Significant Amendment/Modification.** PHA must provide its criteria for determining a "Significant Amendment or Modification" to its 5-Year and Annual Plan. For modifications resulting from the Rental Assistance Demonstration (RAD) program, refer to the 'Sample PHA Plan Amendment' found in Notice PIH-2012-32 REV-3, successor RAD Implementation Notices, or other RAD Notices.

If any boxes are marked "yes", describe the revision(s) to those element(s) in the space provided.

PHAs must submit a Deconcentration Policy for Field Office review. For additional guidance on what a PHA must do to deconcentrate poverty in its development and comply with fair housing requirements, see 24 CFR 903.2. (24 CFR §903.23(b))

**B.2 New Activities.** If the PHA intends to undertake any new activities related to these elements in the current Fiscal Year, mark "yes" for those elements, and describe the activities to be undertaken in the space provided. If the PHA does not plan to undertake these activities, mark "no."

**HOPE VI or Choice Neighborhoods.** **1)** A description of any housing (including project number (if known) and unit count) for which the PHA will apply for HOPE VI or Choice Neighborhoods; and **2)** A timetable for the submission of applications or proposals. The application and approval process for Hope VI or Choice Neighborhoods is a separate process. See guidance on HUD's website at:

[https://www.hud.gov/program\\_offices/public\\_indian\\_housing/programs/ph/hope6](https://www.hud.gov/program_offices/public_indian_housing/programs/ph/hope6). (Notice PIH 2011-47)

**Mixed Finance Modernization or Development.** **1)** A description of any housing (including project number (if known) and unit count) for which the PHA will apply for Mixed Finance Modernization or Development; and **2)** A timetable for the submission of applications or proposals. The application and approval process for Mixed Finance Modernization or Development is a separate process. See guidance on HUD's website at:

[https://www.hud.gov/program\\_offices/public\\_indian\\_housing/programs/ph/hope6/mfph#4](https://www.hud.gov/program_offices/public_indian_housing/programs/ph/hope6/mfph#4)

**Demolition and/or Disposition.** With respect to public housing only, describe any public housing development(s), or portion of a public housing development projects, owned by the PHA and subject to ACCs (including project number and unit numbers [or addresses]), and the number of affected units along with their sizes and accessibility features) for which the PHA will apply or is currently pending for demolition or disposition approval under section 18 of the 1937 Act (42 U.S.C. 1437p); and (2) A timetable for the demolition or disposition. This statement must be submitted to the extent that approved and/or pending demolition and/or disposition has changed as described in the PHA's last Annual and/or 5-Year PHA Plan submission. The application and approval process for demolition and/or disposition is a separate process. Approval of the PHA Plan does not constitute approval of these activities. See guidance on HUD's website at: [http://www.hud.gov/offices/pih/centers/sac/demo\\_dispo/index.cfm](http://www.hud.gov/offices/pih/centers/sac/demo_dispo/index.cfm). (24 CFR §903.7(h))

**Designated Housing for Elderly and Disabled Families.** Describe any public housing projects owned, assisted or operated by the PHA (or portions thereof), in the upcoming fiscal year, that the PHA has continually operated as, has designated, or will apply for designation for occupancy by elderly and/or disabled families only. Include the following information: **1)** development name and number; **2)** designation type; **3)** application status; **4)** date the designation was approved, submitted, or planned for submission, **5)** the number of units affected and; **6)** expiration date of the designation of any HUD approved plan. **Note:** The application and approval process for such designations is separate from the PHA Plan process, and PHA Plan approval does not constitute HUD approval of any designation. (24 CFR §903.7(i)(C))

**Conversion of Public Housing under the Voluntary or Mandatory Conversion programs.** Describe any public housing building(s) (including project number and unit count) owned by the PHA that the PHA is required to convert or plans to voluntarily convert to tenant-based assistance; **2)** An analysis of the projects or buildings required to be converted; and **3)** A statement of the amount of assistance received to be used for rental assistance or other housing assistance in connection with such conversion. See guidance on HUD's website at:

<http://www.hud.gov/offices/pih/centers/sac/conversion.cfm>. (24 CFR §903.7(j))

**Conversion of Public Housing under the Rental Assistance Demonstration (RAD) program.** Describe any public housing building(s) (including project number and unit count) owned by the PHA that the PHA plans to voluntarily convert to Project-Based Rental Assistance or Project-Based Vouchers under RAD. See additional guidance on HUD's website at: [Notice PIH 2012-32 REV-3, successor RAD Implementation Notices, and other RAD notices.](#)

**Occupancy by Over-Income Families.** A PHA that owns or operates fewer than two hundred fifty (250) public housing units, may lease a unit in a public housing development to an over-income family (a family whose annual income exceeds the limit for a low income family at the time of initial occupancy), if all the following conditions are satisfied: (1) There are no eligible low income families on the PHA waiting list or applying for public housing assistance when the unit is leased to an over-income family; (2) The PHA has publicized availability of the unit for rental to eligible low income families, including publishing public notice of such availability in a newspaper of general circulation in the jurisdiction at least thirty days before offering the unit to an over-income family; (3) The over-income family rents the unit on a month-to-month basis for a rent that is not less than the PHA's cost to operate the unit; (4) The lease to the over-income family provides that the family agrees to vacate the unit when needed for rental to an eligible family; and (5) The PHA gives the over-income family at least thirty days notice to vacate the unit when the unit is needed for rental to an eligible family. The PHA may

incorporate information on occupancy by over-income families into its PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. See additional guidance on HUD's website at: [Notice PIH 2011-7. \(24 CFR 960.503\)](#) (24 CFR 903.7(b))

**Occupancy by Police Officers.** The PHA may allow police officers who would not otherwise be eligible for occupancy in public housing, to reside in a public housing dwelling unit. The PHA must include the number and location of the units to be occupied by police officers, and the terms and conditions of their tenancies; and a statement that such occupancy is needed to increase security for public housing residents. A "police officer" means a person determined by the PHA to be, during the period of residence of that person in public housing, employed on a full-time basis as a duly licensed professional police officer by a Federal, State or local government or by any agency of these governments. An officer of an accredited police force of a housing agency may qualify. The PHA may incorporate information on occupancy by police officers into its PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. See additional guidance on HUD's website at: [Notice PIH 2011-7. \(24 CFR 960.505\)](#) (24 CFR 903.7(b))

**Non-Smoking Policies.** The PHA may implement non-smoking policies in its public housing program and incorporate this into its PHA Plan statement of operation and management and the rules and standards that will apply to its projects. See additional guidance on HUD's website at: [Notice PIH 2009-21 and Notice PIH-2017-03. \(24 CFR §903.7\(e\)\)](#)

**Project-Based Vouchers.** Describe any plans to use Housing Choice Vouchers (HCVs) for new project-based vouchers, which must comply with PBV goals, civil rights requirements, Housing Quality Standards (HQS) and deconcentration standards, as stated in 983.57(b)(1) and set forth in the PHA Plan statement of deconcentration and other policies that govern eligibility, selection, and admissions. If using project-based vouchers, provide the projected number of project-based units and general locations, and describe how project-basing would be consistent with the PHA Plan ([24 CFR §903.7\(b\)](#)).

**Units with Approved Vacancies for Modernization.** The PHA must include a statement related to units with approved vacancies that are undergoing modernization in accordance with [24 CFR §990.145\(a\)\(1\)](#).

**Other Capital Grant Programs** (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).

For all activities that the PHA plans to undertake in the current Fiscal Year, provide a description of the activity in the space provided.

**B.3 Progress Report.** For all Annual Plans following submission of the first Annual Plan, a PHA must include a brief statement of the PHA's progress in meeting the mission and goals described in the 5-Year PHA Plan. ([24 CFR §903.7\(r\)\(1\)](#))

**B.4 Capital Improvements.** PHAs that receive funding from the Capital Fund Program (CFP) must complete this section ([24 CFR §903.7\(g\)](#)). To comply with this requirement, the PHA must reference the most recent HUD approved Capital Fund 5 Year Action Plan in EPIC and the date that it was approved. PHAs can reference the form by including the following language in the Capital Improvement section of the appropriate Annual or Streamlined PHA Plan Template: "See Capital Fund 5 Year Action Plan in EPIC approved by HUD on XX/XX/XXXX."

**B.5 Most Recent Fiscal Year Audit.** If the results of the most recent fiscal year audit for the PHA included any findings, mark "yes" and describe those findings in the space provided. ([24 CFR §903.7\(p\)](#))

#### C. Other Document and/or Certification Requirements.

**C.1 Resident Advisory Board (RAB) comments.** If the RAB had comments on the annual plan, mark "yes," submit the comments as an attachment to the Plan and describe the analysis of the comments and the PHA's decision made on these recommendations. ([24 CFR §903.13\(c\)](#), [24 CFR §903.19](#))

**C.2 Certification by State of Local Officials.** Form HUD-50077-SL, *Certification by State or Local Officials of PHA Plans Consistency with the Consolidated Plan*, must be submitted by the PHA as an electronic attachment to the PHA Plan. ([24 CFR §903.15](#)). Note: A PHA may request to change its fiscal year to better coordinate its planning with planning done under the Consolidated Plan process by State or local officials as applicable.

**C.3 Civil Rights Certification/ Certification Listing Policies and Programs that the PHA has Revised since Submission of its Last Annual Plan.** Provide a certification that the following plan elements have been revised, provided to the RAB for comment before implementation, approved by the PHA board, and made available for review and inspection by the public. This requirement is satisfied by completing and submitting form HUD-50077 ST-HCV-HP, *PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed*. Form HUD-50077-ST-HCV-HP, *PHA Certifications of Compliance with PHA Plan, Civil Rights, and Related Laws and Regulations Including PHA Plan Elements that Have Changed* must be submitted by the PHA as an electronic attachment to the PHA Plan. This includes all certifications relating to Civil Rights and related regulations. A PHA will be considered in compliance with the certification requirement to affirmatively further fair housing if the PHA fulfills the requirements of §§ 903.7(o)(1) and 903.15(d) and: (i) examines its programs or proposed programs; (ii) identifies any fair housing issues and contributing factors within those programs, in accordance with 24 CFR 5.154 or 24 CFR 5.160(a)(3) as applicable; (iii) specifies actions and strategies designed to address contributing factors, related fair housing issues, and goals in the applicable Assessment of Fair Housing consistent with 24 CFR 5.154 in a reasonable manner in view of the resources available; (iv) works with jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement; (v) operates programs in a manner consistent with any applicable consolidated plan under 24 CFR part 91, and with any order or agreement, to comply with the authorities specified in paragraph (o)(1) of this section; (vi) complies with any contribution or consultation requirement with respect to any applicable AFH, in accordance with 24 CFR 5.150 through 5.180; (vii) maintains records reflecting these analyses, actions, and the results of these actions; and (viii) takes steps acceptable to HUD to remedy known fair housing or civil rights violations. impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with the local jurisdiction to implement any of the jurisdiction's initiatives to affirmatively further fair housing; and assures that the annual plan is consistent with any applicable Consolidated Plan for its jurisdiction. ([24 CFR §903.7\(o\)](#)).

**C.4 Challenged Elements.** If any element of the Annual PHA Plan or 5-Year PHA Plan is challenged, a PHA must include such information as an attachment to the Annual PHA Plan or 5-Year PHA Plan with a description of any challenges to Plan elements, the source of the challenge, and the PHA's response to the public.

**C.5 Troubled PHA.** If the PHA is designated troubled, and has a current MOA, improvement plan, or recovery plan in place, mark "yes," and describe that plan. Include dates in the description and most recent revisions of these documents as attachments. If the PHA is troubled, but does not have any of these items, mark "no." If the PHA is not troubled, mark "N/A." ([24 CFR §903.9](#))



**D. Affirmatively Furthering Fair Housing (AFFH).**

**D.1 Affirmatively Furthering Fair Housing.** The PHA will use the answer blocks in item D.1 to provide a statement of its strategies and actions to implement each fair housing goal outlined in its accepted Assessment of Fair Housing (AFH) consistent with 24 CFR § 5.154(d)(5) that states, in relevant part: “To implement goals and priorities in an AFH, strategies and actions shall be included in program participants’ ... PHA Plans (including any plans incorporated therein) .... Strategies and actions must affirmatively further fair housing ....” Use the chart provided to specify each fair housing goal from the PHA’s AFH for which the PHA is the responsible program participant – whether the AFH was prepared solely by the PHA, jointly with one or more other PHAs, or in collaboration with a state or local jurisdiction – and specify the fair housing strategies and actions to be implemented by the PHA during the period covered by this PHA Plan. If there are more than three fair housing goals, add answer blocks as necessary.

Until such time as the PHA is required to submit an AFH, the PHA will not have to complete section D., nevertheless, the PHA will address its obligation to affirmatively further fair housing in part by fulfilling the requirements at 24 CFR 903.7(o)(3) enacted prior to August 17, 2015, which means that it examines its own programs or proposed programs; identifies any impediments to fair housing choice within those programs; addresses those impediments in a reasonable fashion in view of the resources available; works with local jurisdictions to implement any of the jurisdiction’s initiatives to affirmatively further fair housing that require the PHA’s involvement; and maintain records reflecting these analyses and actions. Furthermore, under Section 5A(d)(15) of the U.S. Housing Act of 1937, as amended, a PHA must submit a civil rights certification with its Annual PHA Plan, which is described at 24 CFR 903.7(o)(1) except for qualified PHAs who submit the Form HUD-50077-CR as a standalone document.

---

This information collection is authorized by Section 511 of the Quality Housing and Work Responsibility Act, which added a new section 5A to the U.S. Housing Act of 1937, as amended, which introduced the 5-Year and Annual PHA Plan.

Public reporting burden for this information collection is estimated to average 7.52 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. HUD may not collect this information, and respondents are not required to complete this form, unless it displays a currently valid OMB Control Number.

**Privacy Act Notice.** The United States Department of Housing and Urban Development is authorized to solicit the information requested in this form by virtue of Title 12, U.S. Code, Section 1701 et seq., and regulations promulgated thereunder at Title 12, Code of Federal Regulations. Responses to the collection of information are required to obtain a benefit or to retain a benefit. The information requested does not lend itself to confidentiality.



**PUBLIC HOUSING AND COMMUNITY DEVELOPMENT**

**Exhibit 1 to Annual PHA Plan (HUD-50075-ST)**

*PHA Code: FL005*

**Effective Fiscal Year Beginning: 10/2024**

Table of Contents  
Annual PHA Plan Elements

**SECTION B.1 - PUBLIC HOUSING**..... **3**

**B.1.A – Revision of Annual PHA Plan Elements**..... **3**

    I. Statement of Housing Needs and Strategy for Addressing Housing Needs.....3

    II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.....4

    III. Financial Resources.....6

    IV. Rent Determination.....6

    V. Operation and Management.....7

    VI. Grievance Procedures.....7

    VII. Homeownership Programs.....7

    VIII. Community Service and Self-Sufficiency Programs.....8

    IX. Safety and Crime Prevention.....9

    X. Pet Policy.....9

    XI. Asset Management.....10

    XII. Substantial Deviation.....10

    XIII. Significant Amendment/Modification.....10

**B.1.B –New Activities** ..... **11**

    I. HOPE VI or Choice Neighborhoods.....11

    II. Mixed-Finance Modernization or Development.....11

    III. Demolition and/or Disposition.....12

    IV. Designated Housing for Elderly and/or Disabled Families.....39

    V. Conversion of Public Housing to Tenant-Based Assistance.....40

    VI. Conversion of Public Housing to Project-Based Assistance under RAD.....40

    VII. Occupancy by Over-Income Families.....83

    VIII. Occupancy by Police Officers.....84

    IX. Non-Smoking Policies.....84

    X. Project-Based Vouchers.....84

    XI. Units with Approved Vacancies for Modernization.....84

    XII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).....84

**B.1.C –Progress Report** ..... **84**

    I. Increase the availability of affordable housing that reflect HUD and local requirements.....84

    II. Improve community quality of life and economic vitality.....85

    III. Ensure equal opportunity in housing for all Americans.....85

**SECTION B.2 - HOUSING CHOICE VOUCHER**..... **86**

**B.2.A -Revision of Annual PHA Plan Elements** ..... **86**

    I. Statement of Housing Needs and Strategy for Addressing Housing Needs.....86

    II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.....87

    III. Financial Resources.....90

    IV. Rent Determination.....90

    V. Operation and Management.....91

    VI. Grievance Procedures.....91

    VII. Homeownership Programs.....91

    VIII. Community Service and Self-Sufficiency Programs.....91

    IX. Safety and Crime Prevention.....92

    X. Pet Policy.....92

    XI. Asset Management.....92

    XII. Substantial Deviation.....92

    XIII. Significant Amendment/Modification.....93

**B.2.B –New Activities .....93**

- I. Hope VI or Choice Neighborhoods. ....93
- II. Mixed-Finance Modernization or Development. ....93
- III. Demolition and/or Disposition. ....93
- IV. Designated Housing for Elderly and/or Disabled Families. ....93
- V. Conversion of Public Housing to Tenant-Based Assistance.....93
- VI. Conversion of Public Housing to Project-Based Assistance under RAD. ....93
- VII. Occupancy by Over-Income Families. ....94
- VIII. Occupancy by Police Officers.....94
- IX. Non-Smoking Policies. ....94
- X. Project-Based Vouchers.....94
- XI. Units with Approved Vacancies for Modernization. ....95
- XII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants). ....95

**B.2.C –Progress Report .....95**

- I. Increase the availability of affordable housing that reflect HUD and local requirements:.....95
- II. Improve community quality of life and economic vitality.....95
- III. Ensure equal opportunity in housing for all Americans. ....95

**APPENDICES**

**Appendix A**

Admission and Continued Occupancy Policy ..... 1

**Appendix B**

Public Housing Tenant Lease Agreement and Community Policies..... 1

**Appendix C**

Section 8 Administrative Plan..... 1

**Appendix D**

Section 18 /RAD Blend Option and Site Configuration ..... 1

**SECTION B.1 - PUBLIC HOUSING**

**B.1.A – Revision of Annual PHA Plan Elements**

*Have the following PHA Plan elements been revised by the PHA?*

- |                                     |                                     |   |
|-------------------------------------|-------------------------------------|---|
| Y                                   | N                                   |   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | I. Statement of Housing Needs and Strategy for Addressing Housing Needs.                  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | III. Financial Resources.   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | IV. Rent Determination.   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | V. Operation and Management.  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | VI. Grievance Procedures.   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | VII. Homeownership Programs.  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | VII. Community Service and Self-Sufficiency Programs.                                     |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | IX. Safety and Crime Prevention.  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | X. Pet Policy.  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | XI. Asset Management.   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | XII. Substantial Deviation.   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | XIII. Significant Amendment/Modification  |

*If the PHA answered yes for any element, describe the revisions for each revised element(s):*

**I. Statement of Housing Needs and Strategy for Addressing Housing Needs.**

**A. Housing Needs of Families in the Jurisdiction/s Served:**

Family Type	Overall*	Affordability (Households using 50% income for rent)	Supply	Quality - (Households living in Sub-standard conditions)	Accessibility	Size (Over-crowded)	Location
Income <= 30% of AMI		28,351		680		4,155	
Income >30% but <=50% of AMI		18,930		320		4,470	
Income >50% but <80% of AMI		6,040		230		3,265	
Elderly		11,800					
Households with Disabilities							
Race/Ethnicity (Hispanic)		82,160					
Race/Ethnicity (Black)		18,202					
Race/Ethnicity (White)		19,278					
Race/Ethnicity (Asian and Other)		2,337					

Sources of information used to conduct this analysis:

Consolidated Plan of the Jurisdiction/s: Miami-Dade County Entitlement Area, Fiscal Years: 2024-2025

\*The information provided under the "Overall" column for Income breakdown, Elderly and Households with Disabilities is based on housing needs for families residing in the Metro Area (Miami-Dade County less the HUD Entitlement Cities, Hialeah, Miami, Miami Beach, Miami Gardens, and North Miami, and Homestead).

B. Strategy for Addressing Housing Needs

1. Need: Shortage of affordable housing for all eligible populations

a) Strategy 1. Maximize the number of affordable units available to Miami-Dade County by and through its housing department Public Housing and Community Development Department (PHCD) within its current resources by:

- (1) Reducing turnover time for vacated public housing units through implementation of a vacancy reduction initiative to achieve an overall occupancy rate of 94 percent.
- (2) Seeking replacement of public housing units lost to the inventory through mixed finance development, RAD and other financing or funding strategies including reclaiming units available under the Faircloth cap.
- (3) Undertaking measures to ensure access to affordable housing among assisted families, regardless of unit size required.
- (4) Participating in a Homeless Pilot Program to address homelessness by collaborating with the Homeless Trust for referrals of homeless persons transitioning out of a shelter, transitional housing program, rapid re-housing program, or permanent supportive housing.
- (5) Participating in the Consolidated Plan development process to ensure coordination with broader community strategies.
- (6) Participating in Miami-Dade County's General Obligation Bond (GOB) program to expand the amount of public housing available in Miami-Dade County.
- (7) Utilizing County-owned Public Housing land for the purpose of developing affordable workforce housing for low-income families and homeownership opportunities.

b) Strategy 2: Increase the number of affordable housing units that reflect HUD and local requirements by:

- (1) Leveraging private or other public funds or generate revenue to create affordable housing resources opportunities such as the utilization of the RAD program including Section 18/RAD blending option, Section 18 direct replacement with Tenant Protection Vouchers, and Low-Income Housing Tax Credits (LIHTC) and any other available funding sources in the community through the creation of mixed-finance housing.
- (2) Pursuing housing resources other than public housing assistance.
- (3) Continuing to apply for funding or grant opportunities that may become available to create additional housing opportunities.

2. Need: Specific Family Types: Families at or below extremely low income (ELI) or very low income.  
Strategy: Target available assistance to ELI families.

3. Need: Specific Family Types: Families with Disabilities  
Strategy: Target available assistance to applicants and residents with disabilities.

4. Need: Specific Family Types: Races or ethnicities with housing needs  
Strategy: Increase awareness by complying with all HUD fair housing requirements.

5. Need: Reduce impediment to Fair Housing choice through education efforts  
Strategy: Continue providing fair housing training to employees. Training is provided to staff on equal opportunities to applicants and participants regardless of their status as a victim of domestic violence, dating violence or stalking, actual or perceived sexual orientation, gender identity, gender expression, race, national origin, ethnic origin, color sex, religion, age, disability, familial status, marital status, ancestry, pregnancy or source of income.

II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.

A. Deconcentration may include, but is not limited to the following:

1. Targeting modernization and capital improvements to developments with an average income below the Established Income Range (EIR), to encourage applicant families whose income is above the EIR to accept units in those developments.

2. Providing incentives which encourage families with incomes below the EIR to accept units in developments with incomes above the EIR, or vice versa. Such incentives may include affirmative marketing plans or added amenities.
  3. Providing any other strategies allowed by statutes and determined in consultation with residents and the community via PHCD's planning process. Current strategies include modernization of Public Housing developments through the Low-Income Housing Tax Credit (LIHTC) program and/or other available funding sources.
  4. Developing strategies for mixed-income and mixed-use of public housing developments.
- B. Other Policies that Govern Eligibility, Selection, and Admissions
1. Eligibility

PHCD is responsible for ensuring that every individual and family admitted to the Public Housing program meets all program eligibility requirements. This includes any individual approved to join the family after the family has been admitted to the program. Eligibility is established as delineated in the Admission and Continued Occupancy Policy (ACOP).
  2. Selection and Admission
    - a) Waiting List Organization
      - (1) PHCD selects applicants for the Public Housing Program from a community-wide waiting list.
      - (2) PHCD may choose from various options regarding when and how to open, administer, and populate the waiting list, subject to approval by the Miami-Dade County Board of County Commissioners (the Board).
      - (3) Some of these options may include an exclusive electronic open waiting list, where ranking is based on the date and time of application or any applicable factors that the agency may adopt, subject to approval by the Board.
    - b) Admission Preferences
      - (1) Admission preferences include:
        - Persons Eligible for Assisted Living Facility Housing and Services
        - Veterans
        - Extremely Low-Income or Special Needs Households to its Low-Income Housing Tax Credits (LIHTC) developments referred by the Miami-Dade County Homeless Trust pursuant to the executed memorandum of understanding.
        - Homeless families who have been referred by the Miami-Dade County Homeless Trust pursuant to the executed memorandum of understanding.
      - (2) PHCD may establish further admission preferences to assist vulnerable populations, subject to resource availability and at its discretion. Examples of such population include families under the witness protection program, ex-offenders and felons that are part of a reentry program, and pregnant women or women with children where one or more members of the household have been diagnosed with the acquired immunodeficiency syndrome (AIDS).
      - (3) Special Housing Initiatives

PHCD, subject to resource availability and at its discretion, may develop special housing initiatives that may receive an admission preference. These special housing initiatives may target specifically named families and may be based on PHCD and community priorities or HUD's request.
    - c) Factors Affecting Waiting List
      - (1) Applicants with mobility, vision and/or hearing impairment(s) will be offered Uniform Federal Accessibility Standards (UFAS) units or units with accessible features based on availability. Priority is provided to transferees.
      - (2) Families displaced for development renovation.
      - (3) Families displaced for development renovation and wishing to return to the development after renovation is completed.

**III. Financial Resources.**

<b>Financial Resources: Planned Sources and Uses for Public Housing Only</b>		
<b>Sources</b>	<b>Preliminary Estimates \$</b>	<b>Planned Uses</b>
<b>1. Federal Grants (FY 2024-2025)</b>		
a) Public Housing Operating Fund	\$ 42,000,000	Operations
b) Public Housing Capital Fund (*)	\$ 21,000,000	Capital Improvements
c) HOPE VI Grant	\$0	
d) Replacement Housing Factor Funds (RHF)	\$0	
<b>2. Public Housing Dwelling Rental Income</b>	<b>\$ 12,000,000</b>	<b>Public Housing Operations</b>
<b>3. Non-federal sources (list below)</b>		
a) General Obligation Bonds (GOB)	\$ 1,000,000	
b) Miscellaneous Revenue (**)	\$ 6,000,000	Public Housing Operations
c) Investment Interest	\$ 26,000	Public Housing Operations
<b>Total Resources</b>	<b>\$ 82,026,000</b>	

**Notes:** All amounts are approximate and subject to change.

\* RAD was designed by HUD to assist in addressing the capital needs of public housing by providing PHCD with access to private sources of capital to redevelop its affordable housing assets. Upon conversion, PHCD's Capital Fund Budget will be reduced by the pro rata share of Public Housing Units converted as part of the RAD.

\*\* Miscellaneous Revenue includes Assisted Living Facility fees, late fees, maintenance charges, etc. The County may potentially receive additional funding if PHCD applies for Capital Fund Financing Program (CFFP).

**IV. Rent Determination.**

- A. PHCD has set its minimum rent at \$50.00. As required by the federal regulations, financial hardship provisions are made available to residents and participants of the program who qualify.
- B. PHCD annually revises the Flat Rent Schedule for the Public Housing Program in accordance with PIH Notice 2017-23.
- C. Pursuant to PIH Notice 2021–29, PHCD implemented requirements related to the extension of time and required disclosures for notification of nonpayment of rent.
- D. Pursuant to HUD's Final Rule on the Housing Opportunity through Modernization Act (HOTMA) of 2016: Implementation of Sections 102, 103, and 104, which was published February 14, 2023, in the Federal Register and PIH Notice 2023-27, PHCD has delayed the implementation of HOTMA policies until the migration to the Housing Information Portal (HIP) is completed. The effective date to complete the migration is projected for January 1, 2025. PHCD will continue to follow its existing Admission and Continued Occupancy Policy (ACOP) until PHCD's software is compliant with HIP.
- E. The HOTMA revision related to the Earned Income Disallowance (EID) is in effect. EID was no longer applied after December 31, 2023. However, remaining families will complete their 24-month exclusion period. This means that no family will still be receiving EID after December 31, 2025.



**V. Operation and Management.**

- A. Public Housing Program management policies are located in:
  - 1. Admissions and Continued Occupancy Policy (ACOP) - Refer to Appendix A  
On December 12, 2023, the Miami Dade County Board of County Commissioners adopted Resolution No. R-1083-23 approving the ACOP.  
  
**Note:** Pursuant to HUD’s Final Rule on the Housing Opportunity through Modernization Act (HOTMA) of 2016: Implementation of Sections 102, 103, and 104 published February 14, 2023, in the Federal Register and PIH Notice 2023-27, PHCD has implemented all HOTMA policies effective January 1, 2024, however, the implementation of these HOTMA revisions is delayed until the migration to the Housing Information Portal (HIP) is completed. The effective date to complete the migration is projected for January 1, 2025. PHCD will continue to follow its existing ACOP until PHCD’s software is compliant with HIP.
  - 2. Public Housing Tenant Lease Agreement and Community Policies - Refer to Appendix B  
On December 12, 2023, the Board adopted Resolution No. R-1083-23 approving the Public Housing Tenant Lease Agreement and Community Policies.
  - 3. Mixed-Finance developments: The Regulatory and Operating Agreements, and other Referenced Documents, contain the operating policies for projects under mixed-finance funding.
- B. Improve PHAS Score:
  - 1. Continue improving PHAS score with emphasis on the Management Assessment Subsystem (MASS) and Physical Assessment Subsystem (PASS) sub-indicators.
  - 2. Continue the applicability of EIV’s Income Information and Verification Reports (i.e. Multiple Subsidy Report, Deceased Tenants Report, Identity Verification Report, Immigration Report, and Income Validation Tool Report).

**VI. Grievance Procedures**

- A. Grievance Policies are found in the ACOP, Public Housing Tenant Lease Agreement and Community Policies.

**VII. Homeownership Programs.**

- A. Public Housing Homeownership Activity Description:

<b>Public Housing Homeownership Activity Description</b>
1a. Development name: <b>FHA Homes Dade County</b>
1b. PHCD Property Number/Name: FL005-052C – (160-836)
2. Federal Program authority: Turnkey III
3. Application status: Approved; included in the PHA’s Homeownership Plan/Program
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: 1978
5. Number of units affected: 5
6. Coverage of action: Part of the development
<b>Public Housing Homeownership Activity Description</b>
1a. Development name: <b>Heritage Village I</b>
1b. PHCD Property Number/Name: FL005-64 (320-064)
2. Federal Program authority: Turnkey III
3. Application status: <i>Approved</i>
4. Date Homeownership Plan/Program approved, submitted, or planned for submission:
5. Number of units affected: 26
6. Coverage of action: Part of the development

<b>Public Housing Homeownership Activity Description</b>
1a. Development name: <b>Homeownership</b>
1b. PHCD Property Number/Name: FL005-052A (320-834)
2. Federal Program authority: Turnkey III
3. Application status: <i>Approved</i>
4. Date Homeownership Plan/Program approved, submitted, or planned for submission:
5. Number of units affected: 2
6. Coverage of action: Part of the development

<b>Public Housing Homeownership Activity Description</b>
1a. Development name: <b>Vista Verde</b>
1b. PHCD Property Number/Name: FL005-68A (160-839)
2. Federal Program authority: Section 5(h)
3. Application status: <i>Approved</i>
4. Date Homeownership Plan/Program approved, submitted, or planned for submission:
5. Number of units affected: 24
6. Coverage of action: Part of the development

**Note:** PHCD may request HUD to discontinue or terminate the Turnkey III and Section 5(h) Homeownership Programs and to permit PHCD to rent the remaining units under the Public Housing Program.

#### **VIII. Community Service and Self-Sufficiency Programs.**

- A. Services and programs offered to residents and participants:
1. Elderly meals and youth programs are available at selected Public Housing sites.
  2. Business and entrepreneurship training programs through Section 3, in accordance 24 CFR, Part 75, which was implemented by HUD, and the policies and procedures implemented by PHCD on July 1, 2021.
- B. Policies or programs for economic and social self-sufficiency:
1. Coordination of efforts include:
    - a) Facilitated the provision of social and self-sufficiency services and programs to eligible families.
  2. Self-Sufficiency Policies:
    - a) Section 3: HUD funded contracts for development, operation, and modernization must comply with the Section 3 requirements, in accordance with 24 CFR, Part 75.
      - PHCD facilitated interactive workshops to educate current and prospective contractors and entities about new Section 3 rule, including goals and business opportunities.
      - PHCD educated residents of public housing through webinar presentations, workshops, and distribution of informative materials.
  3. Family Self -Sufficiency programs:
    - a) Establishing a protocol for exchange of information with all appropriate social service agencies.
- C. Welfare Benefit Reductions:
1. Establishing a protocol for exchange of information with all appropriate social service agencies.
- D. Compliance with Community Service requirements:
1. Provide names and contacts that may provide opportunities for residents to fulfill their Community Service obligations.
  2. Provide the family with the necessary documentation, such as the certification form, third party verification form, and a copy of the policy at lease execution.
  3. Make the final determination as to whether or not a family member is exempt from the Community Service and/or Self-sufficiency requirement and verify the resident's participation and compliance with the welfare program through a Third-Party Verification form.
  4. Thirty (30) days prior to the annual reexamination, PHCD will begin reviewing family compliance. If a family member is non-compliant, the head of household will sign an agreement to make up the deficient hours over the next 12 months. At the next annual reexamination, if the family member is still out of compliance, the lease is not renewed unless the noncompliant family member vacates the unit.

**IX. Safety and Crime Prevention.**

- A. A description of the need for measures to ensure the safety of public housing residents:
1. Upgrade security camera systems, lighting, security gates and other preventive measures to ensure safety of residents.
  2. Police patrolling Public Housing sites to detect possible and current crime occurrences.
  3. Communicate with residents regarding security and safety issues at Public Housing sites.
  4. Promote the establishment of resident crime watch groups through partnerships with law enforcement.
  5. Incorporate Crime Prevention Through Environmental Design (CPTED) practices for new development projects.
  6. PHCD reserves the right to transfer residents that reside in a development or area with heavy gun violence or criminal activity that poses a substantial threat to the life, health, and safety of the resident. PHCD will comply with all requirements set forth in Board's Resolution Nos. R-1329-19 and R-1181-19, which require (i) that prior to the closure of a public housing site due to health and safety reasons, the RAD Program or for any other reason, the Board must approve such closure, and (ii) the County to execute Tenant Relocation Agreements with each of the tenants impacted by the closure of a public housing site or relocated because of the RAD Program, respectively.
- B. A description of any crime prevention activities conducted or to be conducted by the PHA:
1. Established a crime reduction initiative with local police departments to reduce crime at public housing properties and provide long term solutions.
    - a) Police patrolling Public Housing sites to detect possible and current crime occurrences.
  2. Communicated with residents regarding security and safety issues at Public Housing sites.
  3. Promoted the establishment of resident crime watch groups through partnerships with law enforcement.
  4. Incorporated Crime Prevention Through Environmental Design (CPTED) practices for new development projects.
  5. Partnered with US Attorneys' Office and Miami-Dade County State Attorneys' Office.
  6. Requested from HUD to use several public housing units for police stations at high crime areas.
  7. PHCD may expedite plans for mixed-finance development or rehabilitation under RAD or any applicable program.
- C. A description of the coordination between PHA and the appropriate police precincts for carrying out crime prevention measures and activities:
1. Resident Services Unit selected staff to serve as Crime Prevention Liaison with police District Coordinators.
  2. Hold periodic meetings with police District Coordinator, Crime Prevention Liaison, and Public Housing management.
  3. May provide Public Housing units' addresses to local police, which in turn would provide crime data to housing agency staff for further analysis and action.
  4. Police actively participate in Public Housing eviction cases due to criminal activities.
  5. As an anti-drug/crime prevention initiative, Public Housing may partner with local law enforcement and seek HUD approval for non-dwelling public housing units for this special use (PIH 2011-7 and 24 CFR 990.145(a)(2)).
  6. Review Crime Prevention Through Environmental Design (CPTED) measures with police departments during the design phases of new development projects, to obtain input/recommendations.

**X. Pet Policy.**

- A. Public Housing's Pet Policy is contained in the Community Policies:
1. PHCD has a pet policy that permits pet ownership by residents of public housing.
  2. Assistance animals are not considered pets. They are to be used to give assistance to persons with disabilities (a physical or mental impairment that substantially limits one or more major life activities, a record of such impairment, or being regarded as having such impairment) and are necessary as a reasonable accommodation.
  3. The only animals allowed as pets are common household pets. The definition of a common household pet is "A domesticated animal, such as a dog, cat, bird, rodent (including a rabbit), fish or certain types of turtles, which is traditionally kept in the home for pleasure rather than for commercial purposes." This definition does not include any reptiles (other than certain turtles) or other protected animals or

reptiles that are prohibited by the Florida Fish and Wildlife Conservation Commission or similar state, federal or local agency from private ownership. This does not pertain to assistance animals.

4. All owners of a dog or cat must pay an additional \$100 pet deposit to cover possible damages that the pet might cause in the development. Owners of assistance animals are not required to pay a pet deposit. This does not exclude the assistance animal owner from liability for any damages caused by such assistance animal.
5. Only one four-legged, warm-blooded or cold-blooded pet per dwelling unit. This does not apply to assistance animals.
6. The weight of any pet is not to exceed twenty (20) pounds at the age of maturity. This does not apply to assistance animals.

**XI. Asset Management.**

- A. Conduct monthly reviews of each property as it relates to occupancy, rent collection, re-examinations, emergency and routine work orders, and unit turnaround time.
- B. Monitor the financial, physical and management performance of each public housing Asset Management Project (AMP), by providing measurable performance information that will assist in planning future viability of Public Housing portfolio.
- C. Targeting modernization and capital improvements based on Public Housing Assessment System (PHAS) score with emphasis on the Physical Assessment Subsystem (PASS) sub-indicator.

**XII. Substantial Deviation.**

- A. The following will be considered a Substantial Deviation from the Five-Year Plan:
  - A substantial change in the direction pertaining to its goals and objectives.
  - The undertaking of new programs that do not further the stated mission or goals as set forth in the current Five-Year Plan.
- B. An exception to this definition will be made for program activities required or adopted to reflect changes in HUD regulations or as a result of a declared national or local emergency. In such cases, the administrative/programmatic changes will not be considered a Substantial Deviation from the Five-Year Plan.
- C. As part of the Rental Assistance Demonstration (RAD), PHCD is redefining the definition of a substantial deviation from the PHA Plan to exclude the following RAD-specific items:
  - The decision to convert to either Project Based Rental Assistance (PBRA) or Site Based Voucher Assistance (PBV) under RAD;
  - Changes to the Capital Fund Budget produced as a result of each approved RAD Conversion, regardless of whether the proposed conversion will include use of additional Capital Funds;
  - Changes to the construction and rehabilitation plan for each approved RAD conversion; and
  - Changes to the financing structure for each approved RAD conversion.
  - Changes to the unit distribution, total unit counts, or both in an approved RAD or RAD Blended conversion, or other RAD linked programs. Note that PHCD remains fully committed to complying with the RAD requirement to provide one-for-one replacement of all public housing units in all RAD conversion projects. The changes referenced in this statement pertain to unit distribution between buildings and sites and total unit counts as those may change based on the amount of residential units included in addition to the RAD units.
  - Changes to development programs as indicated between RAD, RAD Blended projects, HUD Mixed Finance, and LIHTC only projects and all within the definition of affordable housing.

**XIII. Significant Amendment/Modification.**

- A. The following actions will be considered a Significant Amendment or Modification to the Five-Year Plan and Annual Plan:
  - A change which would significantly affect rent or admission policies or organization of PHCD's waiting list.
  - Significant addition of non-emergency work items not included in the Capital Fund Program Annual Statement(s).
  - An exception to this definition will be made for any new activities that are adopted to reflect changes in HUD regulatory requirements or as a result of a declared emergency (such changes will not be considered significant amendments or modification by PHCD).

- Any proposed demolition, disposition, homeownership, Capital Fund financing, development, or mixed-finance projects not identified in the plan.

**B.1.B –New Activities**

*Does the PHA intend to undertake any new activities related to the following in the PHA’s current Fiscal Year?*

Y	N	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>I Hope VI or Choice Neighborhoods.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>II. Mixed Finance Modernization or Development.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>III. Demolition and/or Disposition.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>IV. Designated Housing for Elderly and/or Disabled Families.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>V. Conversion of Public Housing to Tenant-Based Assistance.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>VI. Conversion of Public Housing to Project-Based Assistance under RAD.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>VII. Occupancy by Over-Income Families.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>VIII. Occupancy by Police Officers.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>IX. Non-Smoking Policies.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>X. Project-Based Vouchers.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>XII. Units with Approved Vacancies for Modernization.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>XIII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).</i>

*If any of these activities are planned for the current Fiscal Year, describe the activities. For new demolition activities, describe any public housing development or portion thereof, owned by the PHA for which the PHA has applied or will apply for demolition and/or disposition approval under section 18 of the 1937 Act under the separate demolition/disposition approval process. If using Project-Based Vouchers (PBVs), provide the projected number of project-based units and general locations, and describe how project basing would be consistent with the PHA Plan.*

**I. HOPE VI or Choice Neighborhoods.**

- A. Review and apply for opportunities under the Choice Neighborhoods Initiative for any eligible sites.

**II. Mixed-Finance Modernization or Development.**

- A. PHCD may apply for new mixed-finance, mixed-income and/or other grants and funding sources in the coming fiscal year as it may deem appropriate for providing additional housing and/or upgrading of existing housing and ancillary facilities which may include all Public Housing sites.
- B. Using the RAD program, PHCD may convert existing Public Housing developments to Site Based Vouchers (PBV) under RAD, to upgrade its existing developments.
- C. PHCD may request extension of grant obligation and expenditure deadlines, upon approval from the Board, including but not limited to Replacement Housing Factor (RHF) funding. PHCD may submit appropriate demolition and/or disposition applications and also execute all other documentation as required by HUD and others having jurisdiction for rehabilitation, development, acquisition and implementation of projects and corresponding funding, as indicated herein and/or any Public Housing sites.
- D. PHCD intends to use all present and future RAD tools for rehabilitation and development, including blending HUD Section 18 disposition approval with RAD conversion at qualified development projects. Section 18/RAD Blends allow for Section 18 disposition of a percentage of converting units and subsequent assignment of Tenant Protection Vouchers, which may be project-based under PHCD’s PBV program with rent limits at PHCD’s payment standard. The percentage of eligible units for disposition is based on the level of Housing Construction Costs (HCCs) proposed for rehabilitation and new construction.
- E. PHCD reserves the right to review on an on-going basis its mixed-finance modernization, rehabilitation and development planned under the RAD program or any other programs and make changes as PHCD may determine to be beneficial due to changes in RAD and HUD Regulations, financial and operational considerations, facility conditions and life/safety concerns, municipal and neighborhood considerations, funding availability, zoning and building code requirements, etc. Changes may also be made if transfer of assistance is an option.
- F. PHCD may convert Mixed Finance or other affordable developments to RAD if beneficial to the development or PHCD.

1. PHCD also reserves the right to demolish and/or dispose, or convert through RAD (after approval by the Board of County Commissioners and HUD), transfer of assistance, or any other tool or program available for developments under the following reasons:
  - a) Building is identified with defects or conditions that are hazardous to the life, health, and safety of residents.
  - b) Heavy gun violence or criminal activity that poses a substantial threat to the life, health, and safety of the resident.

**III. Demolition and/or Disposition.**

- A. PHCD plans to conduct the following demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. §1437p)) in the plan Fiscal Year.
  1. PHCD may identify RAD developments eligible for Section 18/RAD Blends, pursuant to Notices PIH-2021-07 and PIH-2019-23, RAD Final Implementation, REV-4, as amended by Notice PIH-2023-19, RAD Supplemental Notice 4B. See Section II-D above.
  2. PHCD reserves the right to review on an on-going basis its planned RAD portfolio and make changes as it may determine to be beneficial due to changes in RAD and HUD Regulations, financial and operational considerations, facility conditions and life/safety concerns, municipal and neighborhood considerations, funding availability, zoning and building code requirements, etc. Changes may also be made if transfer of assistance is an option.
  3. The activity description for the following developments may be proposed for demolition and/or disposition and Section 18 /RAD blending option:

**a) Developments Proposed for Demolition/Disposition and Section 18/RAD Blend:**

<b>Demolition/Disposition Activity Description</b>	
<b>1a. PIC Development Name: Ward Tower II</b>	<b>PIC Development No.: FL005000817</b>
<b>1b. PHCD Property Number/Name: FL005-144 /Ward Towers II</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 100	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

<b>Demolition/Disposition Activity Description</b>	
<b>1a. PIC Development Name: Site 110</b>	<b>PIC Development No.: FL005000821</b>
<b>1b. PHCD Property Number/Name: FL005-825/Gwen Cherry 06</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 8	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 110</b>	<b>PIC Development No.: FL005000821</b>
<b>1b. PHCD Property Number/Name: FL005-824 /Gwen Cherry 07</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 32	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 110</b>	<b>PIC Development No.: FL005000821</b>
<b>1b. PHCD Property Number/Name: FL005-826/ Gwen Cherry 20</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 Disposition/RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 23	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 110</b>	<b>PIC Development No.: FL005000821</b>
<b>1b. PHCD Property Number/Name: FL005-823/Gwen Cherry 22</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 20	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 110</b>	<b>PIC Development No.: FL005000821</b>
<b>1b. PHCD Property Number/Name: FL005-051 /Lemon City</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 100	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 110</b>
<b>PIC Development No.:</b>	<b>FL005000821</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-827 /New Haven Gardens/Site 05</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	82
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 110</b>
<b>PIC Development No.:</b>	<b>FL005000821</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-031 /Newberg</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	60
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 120</b>
<b>PIC Development No.:</b>	<b>FL005000822</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-815 /Scattered Sites - A</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	24
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 120</b>
<b>PIC Development No.:</b>	<b>FL005000822</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-044 /Ward Towers I</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	200
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined



Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 120</b>	<b>PIC Development No.: FL005000822</b>
<b>1b. PHCD Property Number/Name: FL005-847 /Manor Park</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 32	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 120</b>	<b>PIC Development No.: FL005000822</b>
<b>1b. PHCD Property Number/Name: FL005-849/ Orchard Villa Homes</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 12	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 130</b>	<b>PIC Development No.: FL005000823</b>
<b>1b. PHCD Property Number/Name: FL005-037 /Emmer Turnkey</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 42	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 130</b>	<b>PIC Development No.: FL005000823</b>
<b>1b. PHCD Property Number/Name: FL005-046 /Kline Nunn</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 38	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 130</b>	<b>PIC Development No.: FL005000823</b>
<b>1b. PHCD Property Number/Name: FL005-067 /Little River Plaza</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 86	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site130</b>	<b>PIC Development No.: FL005000823</b>
<b>1b. PHCD Property Number/Name: FL005-006 /Little River Terrace</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: 108	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 130</b>	<b>PIC Development No.: FL005000823</b>
<b>1b. PHCD Property Number/Name: FL005-039 /Peters Plaza</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: 102	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 140</b>	<b>PIC Development No.: FL005000824</b>
<b>1b. PHCD Property Number/Name: FL005-014 /Annie Coleman #14</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>Redevelopment may include homeownership</b>	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 245	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 140</b>	<b>PIC Development No.: FL005000824</b>
<b>1b. PHCD Property Number/Name: FL005-015 /Annie Coleman #15</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: 144	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 140</b>	<b>PIC Development No.: FL005000824</b>
<b>1b. PHCD Property Number/Name: FL005-016 /Annie Coleman #16</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>Redevelopment may include homeownership</b>	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 210	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 150</b>	<b>PIC Development No.: FL005000825</b>
<b>1b. PHCD Property Number/Name: FL005-036 /Twin Lakes</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 76	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 150</b>	<b>PIC Development No.: FL005000825</b>
<b>1b. PHCD Property Number/Name: FL005-043/Palm Towers</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: Projected 2024-2025	
5. Number of units affected: 103	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 150</b>
<b>PIC Development No.:</b>	<b>FL005000825</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-065/Palm Courts</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	Projected 2024-2025
5. Number of units affected:	88
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Projected 2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 160</b>
<b>PIC Development No.:</b>	<b>FL005000826</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-836 /FHA Homes Dade Co – C</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	5
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 160</b>
<b>PIC Development No.:</b>	<b>FL005000826</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-850 /Opa-locka Elderly</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	50
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	2026-2027

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 160</b>
<b>PIC Development No.:</b>	<b>FL005000826</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-088/Palmetto Gardens</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	40
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	2026-2027

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 160</b>	<b>PIC Development No.: FL005000826</b>
<b>1b. PHCD Property Number/Name: FL005-042/Venetian Gardens</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 52	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: 2026-2027	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 160</b>	<b>PIC Development No.: FL005000826</b>
<b>1b. PHCD Property Number/Name: FL005-839 / Vista Verde - A</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 26	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 170</b>	<b>PIC Development No.: FL005000827</b>
<b>1b. PHCD Property Number/Name: FL005-002 / Liberty Square</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): PHCD may request that SAC rescind approval of disposition.	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected:31	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2025b. Projected end date of activity: 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 170</b>	<b>PIC Development No.: FL005000827</b>
<b>1b. PHCD Property Number/Name: FL005-003 / Liberty Square</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): PHCD may request that SAC rescind approval of disposition.	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 0	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2025	
b. Projected end date of activity: 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 170</b>	<b>PIC Development No.: FL005000827</b>
<b>1b. PHCD Property Number/Name: FL005-005 / Liberty Square</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): PHCD may request that SAC rescind approval of disposition.	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 1	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2025	
b. Projected end date of activity: 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 170</b>	<b>PIC Development No.: FL005000827</b>
<b>1b. PHCD Property Number/Name: FL005-848 / Model City S Sites-A (848/Liberty Homes)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 44	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 180</b>	<b>PIC Development No.: FL005000828</b>
<b>1b. PHCD Property Number/Name: FL005-001 /Edison Courts</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 345	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 180</b>	<b>PIC Development No.: FL005000828</b>
<b>1b. PHCD Property Number/Name: FL005-056 /Edison Park (Family)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 32	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 180</b> <b>PIC Development No.:</b> <b>FL005000828</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-056 /Edison Plaza</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	80
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: Planned 2024-2025 b. Projected end date of activity: To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 190</b> <b>PIC Development No.:</b> <b>FL005000829</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-007 /Victory Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	144
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: Planned 2024-2025 b. Projected end date of activity: To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 190</b> <b>PIC Development No.:</b> <b>FL005000829</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-009 /Jollivette</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	66
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: See "2" above b. Projected end date of activity: See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 190</b> <b>PIC Development No.:</b> <b>FL005000829</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-817 /Model Cities C</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	38
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	a. Actual or projected start date of activity: See "2" above b. Projected end date of activity: See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property Number/Name: FL005-844 /Buena Vista Homes - A</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 24	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property Number/Name: FL005-063 /In Cities Wynwood</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 45	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property Number/Name: FL005-099 / Town Park</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 38	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property Number/Name: FL005-854 /Wynwood Homes - C</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 39	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	



Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property Number/Name: FL005-094 /Wynwood Elderly</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 72	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property No./Name: FL005-032/Rainbow Village</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 100	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 210</b>	<b>PIC Development No.: FL005000830</b>
<b>1b. PHCD Property Number/Name: FL005-828 Gwen Cherry 23 C</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 36	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. Development Name: Site 220</b>	<b>PIC Development No.: FL005000831</b>
<b>1b. PHCD Property Number/Name: FL005-049/Culmer Place</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 151	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 220</b>
<b>PIC Development No.:</b>	<b>FL005000831</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-075/Culmer Gardens</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	75
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Projected 2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 221</b>
<b>PIC Development No.:</b>	<b>FL005000832</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-054 /Parkside I and II</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	56
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 230 and 232</b>
<b>PIC Development No.:</b>	<b>FL005000833</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-025/Claude Pepper</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	166
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 230 and 232</b>
<b>PIC Development No.:</b>	<b>FL005000833</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-025/Phyllis Wheatley</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
<b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	40
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Helen Sawyer Plaza</b>	<b>PIC Development No.: FL005000834</b>
<b>1b. PHCD Property Number/Name: FL005-057 /Helen Sawyer Plaza</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 104	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Planned See "2" above. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 240</b>	<b>PIC Development No.: FL005000835</b>
<b>1b. PHCD Property Number/Name: FL005-026/Haley Sofge</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 76	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Projected 2024-2026 b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 250</b>	<b>PIC Development No.: FL005000837</b>
<b>1b. PHCD Property Number/Name: FL005-011 /Abe Arronovitz</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 55	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Planned 2024-2025 b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 250</b>	<b>PIC Development No.: FL005000837</b>
<b>1b. PHCD Property Number/Name: FL005-008 / Donn Gardens</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 64	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Planned 2024-2025 b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 250</b>
<b>PIC Development No.:</b>	<b>FL005000837</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-829 /Scattered Site 9-D</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
<b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	16
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 250</b>
<b>PIC Development No.:</b>	<b>FL005000837</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-830/Scattered Site 11-D</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
<b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	40
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site</b>
<b>PIC Development No.:</b>	<b>FL005000839</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-030 /Falk Turnkey</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	Projected 2024-2025
5. Number of units affected:	48
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 270</b>
<b>PIC Development No.:</b>	<b>FL005000839</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-090/Jose Marti Plaza</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	Projected 2023--2024
5. Number of units affected:	55
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Projected 2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 270</b> <b>PIC Development No.:</b> FL005000839
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-852 /Little Havana Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	Projected 2024-2025
5. Number of units affected:	28
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Projected 2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 280</b> <b>PIC Development No.:</b> FL005000840
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-089/ Harry Cain</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition <input checked="" type="checkbox"/> Section 18 /RAD Blend option – <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	See “2” above
5. Number of units affected:	154
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned See “2” above
b. Projected end date of activity:	See “2” above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 291</b> <b>PIC Development No.:</b> FL005000841
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-845 /Allapattah Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Disposition Approved
4. Date application approved, submitted, or planned for submission:	Disposition Approved on 2/8/2023
5. Number of units affected:	50
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	2024-2025
b. Projected end date of activity:	2024-2026

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 291</b> <b>PIC Development No.:</b> FL005000841
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-822 /Gwen Cherry 08</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See “2” above
4. Date application approved, submitted, or planned for submission:	See “2” above
5. Number of units affected:	21
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See “2” above
b. Projected end date of activity:	See “2” above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 291</b>	<b>PIC Development No.: FL005000841</b>
<b>1b. PHCD Property Number/Name: FL005-821 /Gwen Cherry 12</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 6	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 291</b>	<b>PIC Development No.: FL005000841</b>
<b>1b. PHCD Property Number/Name: FL005-820 /Gwen Cherry 13</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 31	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 291</b>	<b>PIC Development No.: FL005000841</b>
<b>1b. PHCD Property Number/Name: FL005-833 /Gwen Cherry 14</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 78	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 291</b>	<b>PIC Development No.: FL005000841</b>
<b>1b. PHCD Property Number/Name: FL005-831 /Gwen Cherry 15</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 28	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Planned 2024-2025	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 291 PIC Development No.: FL005000841</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-832 /Gwen Cherry 16</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	70
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Planned 2024-2025
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 291 PIC Development No.: FL005000841</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-853 /Santa Clara Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	13
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 310 and 311 PIC Development No.: FL005000842</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-846 /Grove Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	24
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 310 and 311 PIC Development No.: FL005000842</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-058/Stirrup Plaza Family</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	24
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 320</b>	<b>PIC Development No.: FL005000843</b>
<b>1b. PHCD Property Number/Name: FL005-841/Biscayne Plaza</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 52	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 320</b>	<b>PIC Development No.: FL005000843</b>
<b>1b. PHCD Property Number/Name: FL005-064/Heritage Village I</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 26	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 320</b>	<b>PIC Development No.: FL005000843</b>
<b>1b. PHCD Property Number/Name: FL005-086 /Heritage Village II</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 26	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 320</b>	<b>PIC Development No.: FL005000843</b>
<b>1b. PHCD Property Number/Name: FL005-834 /Homeownership</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 2	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	



Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 320 PIC Development No.:</b> FL005000843
<b>1b. PHCD Property Number/Name:</b> FL005-070 /Wayside	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 30	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 330 PIC Development No.:</b> FL005000844
<b>1b. PHCD Property Number/Name:</b> FL005-078 /Florida City Family	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 26	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 330 PIC Development No.:</b> FL005000844
<b>1b. PHCD Property Number/Name:</b> FL005-080/Florida City Gardens	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 50	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 330 PIC Development No.:</b> FL005000844
<b>1b. PHCD Property Number/Name:</b> FL005-851 /Homestead East	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 30	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 330</b>	<b>PIC Development No.: FL005000844</b>
<b>1b. PHCD Property Number/Name: FL005-085/Homestead Village</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 11	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: See "2" above b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 330</b>	<b>PIC Development No.: FL005000844</b>
<b>1b. PHCD Property Number/Name: FL005-083 /W. Homestead Gardens</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 12	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: 2024-2026 b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 330</b>	<b>PIC Development No.: FL005000844</b>
<b>1b. PHCD Property Number/Name: FL005-050 /Homestead Gardens</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: Projected 2024-2025	
5. Number of units affected: 150	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Projected 2024-2026 b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 340</b>	<b>PIC Development No.: FL005000845</b>
<b>1b. PHCD Property Number/Name: FL005-022 /Perrine Gardens</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: Projected 2024-2025	
5. Number of units affected: 158	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Projected 2024-2026 b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 340</b> <b>PIC Development No.:</b> <b>FL005000845</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-082 /Perrine Villas</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
Date application approved, submitted, or planned for submission: Projected 2024-2025	
5. Number of units affected:	20
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	Projected 2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 340</b> <b>PIC Development No.:</b> <b>FL005000845</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-840/FHA Scattered Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	2
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 340</b> <b>PIC Development No.:</b> <b>FL005000845</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-077/Richmond Homes</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>
3. Application status (Approved, Submitted or Planned):	See "2" above
4. Date application approved, submitted, or planned for submission:	See "2" above
5. Number of units affected:	32
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	See "2" above
b. Projected end date of activity:	See "2" above

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b>	<b>Site 351</b> <b>PIC Development No.:</b> <b>FL005000846</b>
<b>1b. PHCD Property Number/Name:</b>	<b>FL005-081/Moody Gardens</b>
2. Activity type:	<input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition    and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option
3. Application status (Approved, Submitted or Planned):	Planned
4. Date application approved, submitted, or planned for submission:	2024-2025
5. Number of units affected:	34
6. Coverage of action:	<input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development
7. Timeline for activity:	
a. Actual or projected start date of activity:	2024-2026
b. Projected end date of activity:	To be determined

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b> Site 351	<b>PIC Development No.:</b> FL005000846
<b>1b. PHCD Property Number/Name:</b> FL005-069 /Moody Village	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 64	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b> Site 351	<b>PIC Development No.:</b> FL005000846
<b>1b. PHCD Property Number/Name:</b> FL005-072/Pine Island I	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 80	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b> Site 351	<b>PIC Development No.:</b> FL005000846
<b>1b. PHCD Property Number/Name:</b> FL005-073/Pine Island II	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 50	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name:</b> Site 351	<b>PIC Development No.:</b> FL005000846
<b>1b. PHCD Property Number/Name:</b> FL005-035/Naranja	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option Redevelopment may include homeownership.	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 116	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 361</b>	<b>PIC Development No.: FL005000847</b>
<b>1b. PHCD Property Number/Name: FL005-040/Arthur Mays Village</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>Redevelopment may include homeownership</b>	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2025	
5. Number of units affected: 173	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 361</b>	<b>PIC Development No.: FL005000847</b>
<b>1b. PHCD Property Number/Name: FL005-079 /Goulds Plaza</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 50	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 361</b>	<b>PIC Development No.: FL005000847</b>
<b>1b. PHCD Property Number/Name: FL005-071 /Southridge I</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 76	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 361</b>	<b>PIC Development No.: FL005000847</b>
<b>1b. PHCD Property Number/Name: FL005-087 /South Ridge II</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 30	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Green Turnkey - Rehab</b>	<b>PIC Development No.: FL005000853</b>
<b>1b. PHCD Property Number/Name: AMP 853/Green Turnkey - Rehab</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input checked="" type="checkbox"/> Demolition and/or <input checked="" type="checkbox"/> Section 18 /RAD Blend option <b>No final decision will be made until planning stage is concluded</b>	
3. Application status (Approved, Submitted or Planned): See "2" above	
4. Date application approved, submitted, or planned for submission: See "2" above	
5. Number of units affected: 22	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: See "2" above	
b. Projected end date of activity: See "2" above	

**b) Developments Proposed for Demolition and/or Disposition:**

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 190</b>	<b>PIC Development No.: FL005000829</b>
<b>1b. PHCD Property Number/Name: FL005-007/Victory Homes (vacant portion)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition-Vacant Portion of Victory Homes Site <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: None	
6. Coverage of action: <input checked="" type="checkbox"/> Partial Development (vacant portion of Victory Homes) <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected To be determined	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Number: Site 270</b>	<b>PIC Development No.: FL005000839</b>
<b>1b. PHCD Property Number/Name: FL005-018/ Smathers Plaza (Vacant portion of Site)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition Vacant portion of Smathers Plaza Site <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Disposition approved on April 7, 2015; amendment to the approved disposition planned.	
4. Date application approved, submitted, or planned for submission: To be determined	
5. Number of units affected: None – Community Center and Vacant portion of the Smathers Plaza	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: To be determined	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Site 310 and 311 (Vacant portion of Site)</b>	<b>PIC Development No.: FL005000842</b>
<b>1c. PHCD Property Number/Name: FL005-842/Stirrup Plaza Preservation (new AMP 850)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition Vacant portion of the Stirrup Plaza Preservation Site <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Disposition approved on December 21, 2012; Amendment to the approved disposition planned for 2022-2024	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: None - Vacant portion of Stirrup Plaza Preservation	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: 2023-2026	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Modello PIC Development No.: FL005000843</b>	
<b>1c. PHCD Property Name: Modello (Vacant portion of Site)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition of Vacant portion of Modello Site <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Disposition approved on March 25, 2014; Amendment to the approved disposition was submitted on September 29, 2022, to change future use to homeownership and be named as Modello II	
4. Date application approved, submitted, or planned for submission: Submitted September 29, 2022	
5. Number of units affected: None - Vacant portion of Modello	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 2024-2026	
b. Projected end date of activity: To be determined	

Demolition/Disposition Activity Description	
<b>1a. PIC Development Name: Joe Moretti - Phase I PIC Development No.: FL005000848</b>	
<b>1c. PHCD Property Name: Joe Moretti - Phase I (Vacant portion of Site)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition Vacant portion of Joe Moretti - Phase I Site <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Disposition approved on December 21, 2012; Amendment to the approved disposition planned for 2024-2026	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: None - Vacant portion of Joe Moretti - Phase I	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: 2023-2026	

Demolition/Disposition Activity Description	
<b>1a. Development Name: Lincoln Gardens (Vacant Site)</b>	
<b>1b. PHCD Property Number/Name: FL005-019/ Lincoln Gardens</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition of Vacant Land <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Demolition application was approved on July 24, 2009; Disposition amendment planned for 2024-2026	
4. Date application approved, submitted, or planned for submission: See "3" above	
5. Number of units affected: 0	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Demolition completed: Summer 2011	
b. Projected end date of activity: Disposition projected for 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. Development Name: Elizabeth Virrick I (Vacant Site)</b>	
<b>PHCD Property Number/Name: FL005-024/Elizabeth Virrick I</b>	
2. Activity type: <input type="checkbox"/> Demolition <input checked="" type="checkbox"/> Disposition	
3. Application status (Approved, Submitted or Planned): Demolition/Disposition application submitted and approved as modified on July 25, 2006 (amendment to Disposition approval will be submitted).	
4. Date application approved, submitted, or planned for submission: Demolition approved June 27, 2010; Disposition planned for 2024-2026	
5. Number of units affected: 0	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Demolition completed: Fall 2011	
b. Projected end date of activity: Disposition projected for 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. Development Name: Elizabeth Virrick II (Vacant Land)</b>	
<b>1b. PHCD Property Number/Name: FL005-029/Elizabeth Virrick II</b>	
2. Activity type: <input type="checkbox"/> Demolition <input checked="" type="checkbox"/> Disposition	
3. Application status (Approved, Submitted or Planned): Demolition/Disposition application submitted and approved as modified on June 27, 2010 (amendment to Disposition approval will be submitted).	
4. Date application approved, submitted, or planned for submission: Demolition application approved June 27, 2010; Disposition amendment planned for 2024-2026	
5. Number of units affected: 0	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Demolition completed: Fall 2011	
b. Projected end date of activity: Disposition projected for 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. Development Name: HOPE VI Scattered Sites -B (Vacant portion of Site)</b>	
<b>1b. PHCD Property Number/Name: FL005-017B</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition (Sale) Part of Scott/Carver Disposition <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): <i>Demolition</i> application approved as modified May 26, 2011 (modifications will be required once ownership entity has been identified)	
4. Date application approved, submitted, or planned for submission: Demolition approved May 26, 2011; and Disposition planned for 2024-2026	
5. Number of units affected: 0	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Demolition completed: Nov 2011	
b. Projected end date of activity: Disposition projected for 2024-2026	

Demolition/Disposition Activity Description	
<b>1a. Development Name: Carver Homes (partial- Carrie Meek Center) (Vacant portion of Site)</b>	
<b>1b. PHCD Property Number/Name: FL005-020 (HOPE VI) Scott/Carver Disposition- Carrie Meek Center</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition (Ground Lease-Part of Scott/Carver Disposition-Carrie Meek Center) <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: Demolition application approved September 01, 2010; and Disposition planned for 2024-2026	
5. Number of units affected: 0 (vacant land)	
6. Coverage of action: <input type="checkbox"/> Partial development <input checked="" type="checkbox"/> Total development	
7. Timeline for activity: a. Demolition completed on September 10, 2015 b. Projected end date of activity: Disposition projected for 2024-2026	
Note: This disposition is for the remaining Carrie Meek Center. No demolition application needed for S/C HOPE VI properties, as this activity was already approved with HOPE VI application.	

Demolition/Disposition Activity Description	
<b>1a. Development Name: Scott Homes Sector I (partial) (Vacant portion of Site)</b>	
<b>1b. PHCD Property Number/Name: FL005-004 (HOPE VI)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: 0	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: Projected 2024-2026	
b. Projected end date of activity: 2023-2026	



Demolition/Disposition Activity Description	
<b>1a. Development Name: Scott Homes -Sector II (Vacant portion of Site)</b>	
<b>1b. PHCD Property Number/Name: FL005-004 (HOPE VI)</b>	
2. Activity type: <input checked="" type="checkbox"/> Disposition (Ground Lease) ( <i>Part of Scott/Carver Disposition</i> ) <input type="checkbox"/> Demolition	
3. Application status (Approved, Submitted or Planned): Planned	
4. Date application approved, submitted, or planned for submission: 2024-2026	
5. Number of units affected: 0	
6. Coverage of action: <input checked="" type="checkbox"/> Partial development <input type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: Projected 2024-2026 b. Projected end date of activity: Projected 2024-2026	

**Notes:**

- Approximate number of units start dates and end dates indicated on Demolition and/or Disposition Planned applications and activities summarized above are approximate and depend on funding and providing replacement housing for current residents and relocation timelines.
- PHCD reserves the right to submit additional demolition and/or disposition applications for any development subject to the Board and HUD’s approval, including but not limited to emergency projects, such as demolition of unsafe structures, minor scope projects or other redevelopments projects, as may become necessary and/or for which there are funding opportunities.
- Some of the demolition actions indicated above may be further evaluated to determine if a demolition or rehabilitation would be more advantageous.

**IV. Designated Housing for Elderly and/or Disabled Families.**

Development Name & Number	Designation Type	Application Status	Date Approved	Units Affected (Note: all units affected are total development)
Biscayne Plaza FL005000843	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	52
Edison Plaza FL005000828	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	80
Florida City Gardens FL005000844	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	50
Goulds Plaza FL005000847	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	50
Haley Sofge FL005000835	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	76
Helen Sawyer Assisted Living Facility FL005000834	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	104
Lemon City FL005000821	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	100
Palm Courts FL005000825	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	88
Palm Towers FL005000821	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	103
Palmetto Gardens FL005000826	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	40
Peters Plaza FL005000823	Elderly	<u>Renewal requested</u> May 5, 2023	<u>May 5, 2023</u>	102

<b>Development Name &amp; Number</b>	<b>Designation Type</b>	<b>Application Status</b>	<b>Date Approved</b>	<b>Units Affected (Note: all units affected are total development)</b>
Smathers Plaza Phase 1 (LIHTC)	Elderly	<u>Renewal requested May 5, 2023</u>	<u>May 5, 2023</u>	100
Ward Towers FLO05000822	Elderly	<u>Renewal requested May 5, 2023</u>	<u>May 5, 2023</u>	200
Ward Towers II FLO05000817	Elderly	<u>Renewal requested May 5, 2023</u>	<u>May 5, 2023</u>	100
Wynwood Elderly FLO05000830	Elderly	<u>Renewal requested May 5, 2023</u>	<u>May 5, 2023</u>	72
Smathers Phase 2 (LIHTC) FLO05000856	Elderly	<u>Renewal requested May 5, 2023</u>	<u>May 5, 2023</u>	82

**V. Conversion of Public Housing to Tenant-Based Assistance.**

A. Voluntary Conversion Initial Assessments

1. The Required Initial Assessment indicated that the Voluntary Conversion of public housing to tenant-based assistance is inappropriate for the following reasons:
  - a) Conversion would be more expensive than continuing to operate the developments as public housing;
  - b) Removal of developments would not principally benefit the residents of the public housing developments included; and
  - c) It would adversely affect the availability of affordable housing in the community.

**VI. Conversion of Public Housing to Project-Based Assistance under RAD.**

- A. Using the RAD program, mixed finance options, and Capital funds, among others, PHCD will embark on the conversion of public housing developments to Site Based Vouchers (PBV) or Project-Based Rental Assistance (PBRA) under RAD, to upgrade its existing developments, many of which are at or near the end of their life cycle, and other important upgrades inherently required with an aging housing stock. The RAD program offers an opportunity to PHCD to transition from its current public housing funding platform to a more stable funding source, the PBV under the guidelines of PIH Notice 2019-23, RAD Final Implementation, REV-4, and any successor Notices.
- B. Upon conversion to PBV under RAD, PHCD will adopt the resident rights, participation, waiting list and grievance procedures in accordance with Section 1.6 of PIH Notice 2019-23, RAD Final Implementation, REV-4, as amended by PIH Notice 2023-19, and any successor Notices.
- C. PHCD will use all existing and new RAD opportunities available to the HUD RAD program for rehabilitation and development including the supplementing of RAD units with Section 18 TPVs based on the level of Housing Construction Costs (HCCs) proposed for rehabilitation and new construction.
- D. PHCD reserves the right to review on an on-going basis its planned RAD portfolio and make changes as it may determine to be beneficial due to changes in RAD and HUD Regulations, financial and operational considerations, facility conditions and life/safety concerns, municipal and neighborhood considerations, funding availability, zoning and building code requirements, etc. Changes may also be made if transfer of assistance is an option.
- E. Pursuant to PIH Notice 2019-23, RAD Final Implementation, REV 4, as amended by PIH Notice 2023-19, and any successor Notices, HUD requires that all the tenant protections provided to RAD PBV units will also be provided to non-RAD PBV units in a RAD converted development to facilitate the uniform treatment of residents. The required tenant protections are described in Paragraph F and G of this section, see below.

1. PHCD may reprioritize public housing developments proposed for RAD conversions for the following reasons:
  - a) Building identified with defects or conditions that are hazardous to the life, health, and safety of the resident.
  - b) Heavy gun violence or criminal activity that poses a substantial threat to the life, health, and safety of the resident.

**F. RAD PBV Resident Rights and Participation.**

Note that all the resident rights and participation (tenant protections) provided to RAD PBV units will also be provided to non-RAD PBV units in a RAD converted development to facilitate the uniform treatment of residents.

1. **No Rescreening of Tenants upon Conversion.** Pursuant to the Consolidated and Further Continuing Appropriations Act of 2012 (Pub. L. No. 112-55, approved November 18, 2011), as amended by the Consolidated Appropriations Act, 2014 (Pub. L. No. 113-76, approved January 17, 2014), the Consolidated and Further Continuing Appropriations Act, 2015 (Pub. L. No. 113-235, approved December 6, 2014), and Division L, Title II, Section 237 of the Consolidated Appropriations Act (Pub. L. No. 114-113, enacted December 18, 2015) (collectively, the “RAD Statute.”), pursuant to the conversion, current households cannot be excluded from occupancy at the Covered Project <sup>37</sup> based on any rescreening, income eligibility, or income targeting. With respect to occupancy in the Covered Project, current households in the Converting Project <sup>38</sup> will be grandfathered for application of any eligibility criteria to conditions that occurred prior to conversion but will be subject to any ongoing eligibility requirements for actions that occur after conversion.<sup>39</sup> Post-conversion, the tenure of all residents of the Covered Project is protected pursuant to RAD PBV requirements regarding continued occupancy unless explicitly modified in this Notice (e.g., rent phase-in provisions). For example, a unit with a household that was over-income at time of conversion would continue to be treated as an assisted unit. Thus, 24 CFR § 982.201, concerning eligibility and targeting of tenants for initial occupancy, will not apply for current households. Once the grandfathered household moves out, the unit must be leased to an eligible family. Moving to Work (MTW) agencies may not alter this requirement. Further, so as to facilitate the right to return to the assisted property, HUD waives Section 8(o)(4) and 24 CFR § 982.201 to the extent necessary for this provision to apply to current public housing residents of the Converting Project that will reside in non-RAD PBV units or non-RAD PBRA units placed in a project that contain RAD PBV units or RAD PBRA units. Such families and such contract units will otherwise be subject to all requirements of the applicable program, specifically 24 CFR § 983 for non-RAD PBV units and the PBRA requirements governing the applicable contract for non-RAD PBRA units.
2. **Right to Return.** See section 1.4.A.5 (ii) and the RAD Fair Housing, Civil Rights, and Relocation Notice regarding a resident’s right to return. To facilitate the uniform treatment of residents and units at a Covered Project, any non-RAD PBV units located in the same Covered Project shall be subject to the terms of this provision.
3. **PHCD Policy on Tenant Rent Increases.** PHCD will not increase the tenant monthly rents as a result of conversion to PBV under RAD. Likewise, the flat rent payment will not change as a result of conversion to PBV under RAD. Tenants will not see an increase on their monthly rent payment unless their income changes.

The Public Housing and RAD PBV Programs apply the same regulations for inclusion, exclusion (24 CFR, §5.609), and mandatory deductions (24 CFR, §5.611) in calculating the household’s adjusted income. Tenants generally pay 30 percent of the household’s monthly income as their monthly rent, or a flat rent based on the rent charged for similar units.

4. **Family Self Sufficiency (FSS) and Residents Opportunities and Self Sufficiency Coordinator (ROSS-SC) programs.** Not applicable.

5. **Resident Participation and Funding.** Residents of Covered Projects, any non-RAD PBV units located in the same Covered Projects will have the right to establish and operate a resident organization for the purpose of addressing issues related to their living environment and be eligible for resident participation funding.
6. **Resident Procedural Rights.** The following items must be incorporated into both the Section 8 Administrative Plan and the Project Owner's lease, which includes the required tenancy addendum (HUD Form 52530-c), as appropriate. Evidence of such incorporation may be requested by HUD for purposes of monitoring the program.
  - a. **Termination Notification.** HUD is incorporating additional termination notification requirements to comply with section 6 of the Act for public housing projects that convert assistance under RAD and to non-RAD PBV units located at the Covered Project. In addition to the regulations at 24 CFR § 983.257 related to Project Owner termination of tenancy and eviction (which MTW agencies may not alter) the termination procedure for RAD conversions to PBV will require that PHAs provide adequate written notice of termination of the lease which shall be:
    - i. A reasonable period of time, but not to exceed 30 days:
      1. If the health or safety of other tenants, Project Owner employees, or persons residing in the immediate vicinity of the premises is threatened; or
      2. In the event of any drug-related or violent criminal activity or any felony conviction;
    - ii. Not less than 14 days in the case of nonpayment of rent; and
    - iii. Not less than 30 days in any other case, except that if a State or local law provides for a shorter period of time, such shorter period shall apply.
  - b. **Grievance Process.** Pursuant to requirements in the RAD Statute, HUD is establishing additional resident procedural rights to comply with section 6 of the Act.

For the termination of assistance and several other PHA determinations, PBV program rules require the PHA to provide an opportunity for an informal hearing, as outlined in 24 CFR § 982.555. RAD will specify alternative requirements for 24 CFR § 982.555(b) in part, which outlines when informal hearings are not required, to require that:

- i. In addition to reasons that require an opportunity for an informal hearing given in 24CFR § 982.555(a)(1)(i)-(vi), an opportunity for an informal hearing must be given to residents for any dispute that a resident may have with respect to a Project Owner action in accordance with the individual's lease or the contract administrator in accordance with RAD PBV requirements that adversely affect the resident's rights, obligations, welfare, or status.
  1. For any hearing required under 24 CFR § 982.555(a)(1)(i)-(vi), the contract administrator will perform the hearing, as is the current standard in the program. The hearing officer must be selected in accordance with 24 CFR § 982.555(e)(4)(i).
  2. For any additional hearings required under RAD, the Project Owner will perform the hearing.
- ii. There is no right to an informal hearing for class grievances or to disputes between residents not involving the Project Owner or contract administrator.
- iii. The Project Owner gives residents notice of their ability to request an informal hearing as outlined in 24 CFR § 982.555(c)(1) for informal hearings that will address circumstances that fall outside of the scope of 24 CFR § 982.555(a)(1)(i)-(vi).
- iv. The Project Owner provides opportunity for an informal hearing before an eviction.

Current PBV program rules require that hearing procedures must be outlined in PHCD's Section 8 Administrative Plan.

To facilitate the uniform treatment of residents and units at a Covered Project, any non-RAD PBV units located in the same Covered Project shall be subject to the terms of this provision.

7. **Earned Income Disregard (EID).** Tenants who are employed and are currently receiving the EID exclusion at the time of conversion will continue to receive the EID after conversion, in accordance with regulations at 24 CFR § 5.617. Upon the expiration of the EID for such families, the rent adjustment shall not be subject to rent phase-in, as described in Section 1.6.C.4; instead, the rent will automatically rise to the appropriate rent level based upon tenant income at that time.

Under the Housing Choice Voucher program, the EID exclusion is limited only to persons with disabilities (24 CFR § 5.617(b)). In order to allow all tenants (including non-disabled persons) who are employed and currently receiving the EID at the time of conversion to continue to benefit from this exclusion in the RAD PBV project, the provision in 24 CFR § 5.617(b) limiting EID to disabled persons is waived. The waiver, and resulting alternative requirement, apply only to tenants receiving the EID at the time of conversion. No other tenant (e.g., tenants that move into the property following conversion or tenants who at one time received the EID but are not receiving the EID exclusion at the time of conversion due to loss of employment) is covered by this waiver. To facilitate the uniform treatment of residents and units at a Covered Project, any non-RAD PBV units located in the same Covered Project shall be subject to the terms of this provision.

8. **Job Plus.** Not applicable.

**Note:** Paragraph 9 below of the RAD PBV Resident Rights and Participation (according to Section 1.6.C.9 of PIH Notice 2019-23) is deleted in its entirety and replaced with the following in accordance with PIH Notice 2023-19.

9. **When Total Tenant Payment (TTP) Exceeds Gross Rent.** Under normal PBV rules, PHCD may select an occupied unit to be included under the PBV HAP Contract only if the unit's occupants are eligible for housing assistance payments (24 CFR § 983.53(c)). Also, a PHA must remove a unit from the HAP Contract when no assistance has been paid for 180 days because the family's TTP has risen to a level that is equal to or greater than the Gross Rent. (24 CFR § 983.258 and § 83.211).

Pre-Conversion Residents. Since the rent limitation under this Section of the Notice may result in current residents having TTPs that exceed the Gross Rent, 24 CFR §983.53(c) does not apply in order to provide RAD PBV assistance to residents who were living in the Converting Project prior to conversion. As necessary to further implement the alternative requirements described below, HUD is waiving 24 CFR §983.258 and §983.211, as well as the provisions of Section 8(o)(13)(H) of the Act and the implementing regulations at 24 CFR § 983.301 as modified by Section 1.6.B.5 of this Notice.

HUD is establishing an alternative requirement that the unit for a family with a TTP that equals or exceeds Gross Rent must be placed on the PBV HAP Contract and the family shall be admitted to the PBV program. In such cases the resident is considered a participant under the PBV program and all the family obligations and protections under RAD and PBV apply to the resident.

During any period when the family's TTP is equal to or above the Gross Rent, the zero-HAP family will pay an alternate rent to owner that is the lower of:

- a. the family's TTP less the Utility Allowance, subject to any required phase-in pursuant to Section 1.6.C.3 of this Notice; or
- b. the Zero-HAP Rent Cap, which is the lower of either:
  - i. 110% of the applicable FMR less the Utility Allowance; or
  - ii. In the event the units are subject to more restrictive rent setting requirements under the LIHTC or HOME programs, or other programs approved by HUD on a project-specific basis, the rent to owner set to comply with such requirements.

During any period that the family's TTP falls below the Gross Rent, the normal PBV requirements apply, and the family would pay 30% of adjusted income, less utility allowance.

After a family has paid the Zero-HAP Rent Cap as set by this Section for a period of 180 days, PHCD shall remove the unit from the HAP Contract and the family's participation in the PBV program ends.<sup>41</sup> If the Covered Project is fully assisted and the family subsequently leaves the property, PHCD must reinstate the unit back onto the HAP Contract and admit an eligible family. If the Covered Project is partially assisted and the family subsequently leaves the property, the unit must be reinstated back onto the HAP Contract unless PHCD previously substituted a different unit on the HAP Contract in accordance with 24 CFR § 983.207 or, where "floating units" have been permitted, Section 1.6.B.10 of the Notice.

Additionally, if the family continues to reside in the project after the family's unit was removed from the HAP Contract, the family may request to return to the PBV program if the family's income subsequently decreases to the extent that the family's TTP is less than the Zero-HAP Rent Cap set by this section and the family is otherwise eligible for PBV assistance. The PHCD shall, at the earliest opportunity<sup>42</sup>, reinstate the family's unit back onto the HAP Contract to provide rental assistance to the family. All PBV requirements with respect to the unit, such as compliance with HQS, apply while the unit is under the HAP Contract or added back to the HAP Contract.

New Admission Families. Unless a PHA requests and receives the waiver described below, any new admission to the Covered Project must meet the eligibility requirements at 24 CFR § 982.201 and require a subsidy payment at admission to the PBV program, which means the family's TTP may not equal or exceed the Gross Rent for the unit at that time. Furthermore, a PHA must remove a new admission family's unit from the PBV HAP Contract when no assistance has been paid for 180 days because a new admission family's TTP subsequently increased to equal or exceed the Gross Rent. However, HUD is imposing an alternative requirement in such cases. If the project is fully assisted and the family subsequently leaves the property, PHCD must reinstate the unit on the HAP Contract and admit an eligible family. If the project is partially assisted, PHCD may substitute a different unit for the unit on the HAP Contract in accordance with 24 CFR § 983.207 or, where "floating units" have been permitted, Section 1.6.B.10 of the Notice.

---

<sup>41</sup> For example, a public housing family residing in a property converting under RAD has a TTP of \$600. The property has an initial Contract Rent of \$500, with a \$50 Utility Allowance (Gross Rent = \$550). The FMR for the unit size in the area in which the project is located is \$800. Following conversion, the family is responsible for paying \$550 in tenant rent. If the resident's income rises or is subject to a rent increase phase-in and all other conditions remain the same, the family would pay TTP until the tenant rent reached the Zero-HAP Rent Cap of \$830 (\$880, which is 110% of the \$800 FMR, minus the \$50 utility allowance), at which point the family would continue paying \$830, and unless the family's income and TTP subsequently decreases, the unit would be removed from the contract after 180 days. Families paying less than TTP because of the phased in Tenant Rent Increase alternative requirement are not paying the Zero-HAP Rent Cap and are not subject to this 180-day requirement. However, if the family's Calculated PBV TTP under section 1.6.C.3 is more than the Gross Rent, the family is a zero-HAP family and the applicability of the phased in Tenant Rent increase would end when the amount the family would pay under that alternative requirement meets or exceeds the Zero-HAP Rent Cap. At that point in time the family would pay the Zero-HAP Rent Cap and would be subject to all zero-HAP family requirements of this section, including the 180-day requirement.

<sup>42</sup> If the project was partially assisted and PHCD previously substituted a different unit on the HAP Contract, PHCD shall substitute the family's unit for a vacant unit on the HAP Contract if there is a vacant unit at the time of the request, or by doing so as soon as a unit on the HAP Contract becomes vacant if there are no vacant units on the HAP Contract at the time of the family request.

In circumstances where low RAD PBV rents may prohibit a significant number of otherwise eligible families on the waiting list from being admitted to the project because they do not require subsidy, and which could consequently create an undue concentration of poverty at the project compared to non-RAD PBV projects, a PHA may request a waiver of 24 CFR §§983.53(c), 983.259, 983.211, and 983.301 from HUD for the Covered Project. The waiver will apply the alternative requirements applicable to the pre-conversion residents in this Section to new admission families.

PHCD may request the waiver during the RAD conversion process or may subsequently request the waiver any time after the effective date of the HAP Contract. In order for the waiver to be approved, PHCD must demonstrate that based on the RAD rent calculated in accordance with Attachment 1C, the monthly two-bedroom RAD Gross Rent is less than: 30% of the monthly income of a family of four at the midpoint between the Very Low Income (VLI) HUD Income Limit and Extremely Low Income (ELI) HUD Income Limit for the area in which the Covered Project is located.

For waivers submitted during the conversion process, the Office of Recapitalization may grant the waiver after review of the Financing Plan and confirmation that the RAD rents meet the waiver rent threshold described above.<sup>43</sup> The Office of Recapitalization shall document the waiver by adding an additional provision to the RCC before closing. For waivers submitted after the effective date of the HAP Contract, the waiver is submitted through the normal waiver process outlined in Notice PIH 2018-16 (or any successor notice). In both cases, the approved waiver will be for the initial term of the PBV HAP Contract.

If the waiver is approved, the new admission families covered under the waiver are participants under the PBV program, all the family obligations and protections under RAD and PBV apply to the family, the RAD PBV families shall be subject to the same alternative requirements applicable to the pre-conversion residents under this Section, and the unit is subject to all PBV program requirements, as modified by this Notice.

Further, Covered Projects that receive the waiver shall be subject to an alternative income targeting requirement that at least 75% of new admissions to the PBV units (both RAD and non-RAD PBV units) in the Covered Project in any PHA fiscal year are ELI families.<sup>44</sup> If there are less than four new admissions to the Covered Project in a PHA fiscal year, the income targeting is determined by combining the new admissions for that fiscal year with the new admissions for the subsequent fiscal year (or years) until the combined total of new admissions equals or exceeds four for those consecutive fiscal years.<sup>45</sup>

10. **Under-Occupied Unit.** If a family is in an under-occupied unit under 24 CFR § 983.260 at the time of conversion, the family may remain in this unit until an appropriate-sized unit becomes available in the Covered Project. When an appropriate sized unit becomes available in the Covered Project, the family living in the under-occupied unit must move to the appropriate-sized unit within a reasonable period of time, as determined by the administering Voucher Agency. In order to allow the family to remain in the under-occupied unit until an appropriate-sized unit becomes available in the Covered Project, 24 CFR § 983.260 is waived. MTW agencies may not modify this requirement.

---

<sup>43</sup> An example of the waiver rent threshold calculation is as follows. Assume the applicable VLI limit is \$46,850 and the ELI limit is \$28,100. The midpoint income is \$37,475 ( $\$46,850 + \$28,100 = \$74,950$ ;  $\$74,950/2 = \$37,475$ ). To calculate the affordable monthly rent, the midpoint income is divided by 12 and multiplied by 0.30 ( $\$37,475/12 = \$3,123$ ;  $\$3,123 \times 0.30 = \$937$ ). If the RAD Rent is less than \$937, the Covered Project is eligible for the waiver.

<sup>44</sup> This alternative requirement for the Covered Project is in addition to PHCD's HCV/PBV program income targeting requirements at 24 CFR 982.201(b)(2). Admissions to the Covered Project continue to be taken into account when determining income targeting in accordance with 24 CFR 982.201(b)(2).

<sup>45</sup> For example, assume in fiscal year in which the waiver was granted the Covered Project had one new admission and in following fiscal year had three new admissions. Compliance with the Covered Project income targeting requirement would be determined based on the combined total of the 4 new admissions over the two fiscal years (3 of the 4 new admissions to PBV units the Covered Project must have been ELI families).

### G. **RAD PBV: Other Miscellaneous Provisions**

Note that all the resident rights and participation (tenant protections) provided to RAD PBV units will also be provided to non-RAD PBV units in a RAD converted development to facilitate the uniform treatment of residents.

1. **Access to Records, Including Requests for Information Related to Evaluation of Demonstration.** PHAs and the Project Owner must cooperate with any reasonable HUD request for data to support program evaluation, including but not limited to project financial statements, operating data, Choice-Mobility utilization, and rehabilitation work. Please see Appendix IV for reporting units in Form HUD-50058.
2. **Ongoing PHA Board Review of Operating Budget.**  
The Owner must submit to the administering PHA's Board the operating budget for the Covered Project annually. The Board must confirm that the Project Owner is making deposits into the Reserve for Replacement account in accordance with the RCC as well as assess the financial health of the Covered Project.<sup>46</sup>
3. **Davis-Bacon Act and Section 3 of the Housing and Urban Development Act of 1968 (Section 3).** This section has been moved to 1.4.A.13 and 1.4.A.14.
4. **Establishment of Waiting List.** 24 CFR § 983.251 sets out PBV program requirements related to establishing and maintaining a waiting list from which residents for the Covered Project will be admitted.<sup>47</sup>
5. **Mandatory Insurance Coverage.** The Covered Project shall maintain at all times commercially available property and liability insurance to protect the project from financial loss and, to the extent insurance proceeds permit, promptly restore, reconstruct, and/or repair any damaged or destroyed project property.
6. **Future Refinancing.** Project Owners must receive HUD approval for any refinancing or restructuring of secured debt during the HAP Contract term to ensure the financing is consistent with long-term preservation of the Covered Project. With respect to any financing contemplated at the time of conversion (including any permanent financing which is a conversion or take-out of construction financing), such consent may be evidenced through the RAD Conversion Commitment (RCC)<sup>48</sup> but HUD review of liens must be performed prior to execution.
7. **Administrative Fees for Public Housing Conversions During the Year of Conversion.** For the remainder of the Calendar Year in which the HAP Contract becomes effective (i.e., the "year of conversion"), RAD PBV projects will be funded with public housing funds. For example, if the project's assistance converts effective July 1, 2015, the public housing ACC between PHCD and HUD will be amended to reflect the number of units under HAP Contract, but will be for zero dollars, and the RAD PBV HAP Contract will be funded with public housing money for July through December 2015. Since TBRA is not the source of funds, PHAs should not report leasing and expenses into VMS during this period, and PHAs will not receive section 8 administrative fee funding for converted units during this time.

PHAs operating HCV program typically receive administrative fees for units under a HAP Contract, consistent with recent appropriation act references to "section 8(q) of the [United States Housing Act of 1937] and related appropriations act provisions in effect immediately before the Quality Housing and Work Responsibility Act of 1998" and 24 CFR § 982.152(b). During the year of conversion mentioned in the preceding paragraph, these provisions are waived. PHAs will not receive Section 8 administrative fees for PBV RAD units during the year of conversion.

<sup>46</sup>For RAD PBV conversions that are not FHA-insured, a future HUD notice will describe project financial data that may be required to be submitted by a RAD PBV owner for purposes of monitoring and evaluation, given that PBV projects do not submit annual financial statements to HUD/REAC.



After the year of conversion, the Section 8 ACC will be amended to include Section 8 funding that corresponds to the units covered by the Section 8 ACC. At that time, the regular Section 8 administrative fee funding provisions will apply.

8. **Choice-Mobility.** One of the key features of the PBV program is the mobility component, which provides that if the family has elected to terminate the assisted lease at any time after the first year of occupancy in accordance with program requirements, PHCD must offer the family the opportunity for continued tenant-based rental assistance, in the form of either assistance under the voucher program or other comparable tenant-based rental assistance.

If as a result of participation in RAD a significant percentage of PHCD's HCV program becomes PBV assistance, it is possible for most or all of a PHA's turnover vouchers to be used to assist those RAD PBV families who wish to exercise mobility. While HUD is committed to ensuring mobility remains a cornerstone of RAD policy, HUD recognizes that it remains important for PHCD to still be able to use tenant-based vouchers to address the specific housing needs and priorities of the community. Therefore, HUD is establishing an alternative requirement for PHAs where, as a result of RAD, the total number of PBV units (including RAD PBV units) under HAP Contract administered by PHCD exceeds 20 percent of PHCD's authorized units under its HCV ACC with HUD.

The alternative mobility policy provides that an eligible voucher agency would not be required to provide more than three-quarters of its turnover vouchers in any single year to the residents of Covered Projects. While a voucher agency is not required to establish a voucher inventory turnover cap, if such a cap is implemented, the voucher agency must create and maintain a waiting list in the order in which the requests from eligible households were received. In order to adopt this provision, this alternative mobility policy must be included in an eligible PHA's administrative plan.

To effectuate this provision, HUD is providing an alternative requirement to Section 8(o)(13)(E) of the Act and 24 CFR § 983.261(c). Please note that this alternative requirement does not apply to PBVs entered into outside of the context of RAD. MTW agencies may not alter this requirement.

9. **Reserve for Replacement.** The Project Owner shall establish and maintain a replacement reserve in an interest-bearing account to aid in funding extraordinary maintenance and repair and replacement of capital items in accordance with applicable regulations. The reserve must be built up to and maintained at a level determined by HUD to be sufficient to meet projected requirements. For Federal Housing Administration (FHA) transactions, Replacement Reserves shall be maintained in accordance with the FHA Regulatory Agreement. For all other transactions, Replacement Reserves shall be maintained in a bank account or similar instrument, as approved by HUD, where funds will be held by the Project Owner or mortgagee and may be drawn from the reserve account and used subject to HUD guidelines.
10. **Initial Certifications and Tenant Rent Calculations.** The Contract Administrator uses the family's public housing tenant rent (reflected on line 10f of the family's most recent HUD Form 50058) at the date of the conversion to calculate the PBV HAP and tenant rent until the effective date of the earlier of the family's first regular or interim recertification following the date of conversion. At the earlier of the family's first regular or interim recertification, the Contract Administrator will use the family's TTP based on the recertification and the HCV utility allowance (or the PBV site- specific utility allowance, if applicable) to determine the PBV HAP and tenant rent. This means that the family pays the same tenant rent as the family was paying under the public housing program until the earlier of first regular or interim reexamination following conversion, at which point the normally applicable PBV calculation for the tenant rent becomes effective. (Under the PBV program, the monthly HAP is the rent to owner minus the tenant rent, and the tenant rent is the family TTP minus the utility allowance.) To facilitate the uniform treatment of residents and units at a Covered Project, any non-RAD PBV units located in the same property as the Covered Project shall be subject to the terms of this provision. To effectuate this provision, HUD is waiving 24 CFR 5.601 and 983.3(c)(6)(iii).

- H. PHCD complies with and will continue to comply with the RAD Fair Housing, Civil Rights, and Relocation Notice (Joint Housing/PIH Notice H-2016-17/PIH-2016-17). Additionally, PHCD will comply with all requirements set forth in Miami-Dade Board of County Commissioners' Resolution Nos. R-1329-19 and R-1181-19, which require (i) that prior to the closure of a public housing site due to health and safety reasons, the RAD Program or for any other reason, the Board of County Commissioners must approve such closure, and (ii) the County to execute Tenant Relocation Agreements with each of the tenants impacted by the closure of a public housing site or relocated because of the RAD Program, respectively.

Note that the Joint Housing/PIH Notice was issued on November 10, 2016 and includes requirements on Affirmatively Furthering Fair Housing (AFFH). However, this notice has been amended through the Notice titled AFFH: Responsibility to Conduct Analysis of Impediments published on May 23, 2018, in the Federal Register.

- I. PHCD certifies that the RAD conversions will comply with all applicable site selection and neighborhood reviews and follow all appropriate procedures as required in the RAD Fair Housing, Civil Rights, and Relocation Notice (Notice H 2016-17/PIH 2016-17 (HA)).

**J. Development Information**

The following pages provide required information on each development which may be converted from public housing assistance to PBV assistance under the RAD program.

- 1. The following developments may use the new Rule for blending RAD and Project Based Vouchers:

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>	Palm Court (065)	<b>PIC Development No.:</b>	FL005000825
<b>RAD Development Name:</b>	Palm Courts and Palm Towers	<b>RAD PIC Development No.:</b>	FL005000825
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>	Elderly Designated	<b>Post-RAD Unit Type if different:</b>	
<b>Total Units:</b>	88	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ Section 18 blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	54	54	
One Bedroom	34	34	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Palm Towers (043)	<b>PIC Development No.:</b> FL005000825
<b>RAD Development Name:</b>		Palm Courts and Palm Towers	<b>RAD PIC Development No.:</b> FL005000825
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units: De Minimis Reduction:</b>		103 N/A	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$198,389.33
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ Section 18 blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	103	103	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Gwen Cherry 23 C (828)	<b>PIC Development No.:</b> FL005000830
<b>RAD Development Name:</b>		Gwen Cherry 23	<b>RAD PIC Development No.:</b> FL005000830B
<b>Conversion Type:</b>		PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units: De Minimis Reduction:</b>		36 N/A	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$ 69,339.96
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	4	4	
Two Bedroom	8	8	
Three Bedroom	16	16	
Four Bedroom	6	6	
Five Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Rainbow Village (032)	<b>PIC Development No.:</b> FL005000830
<b>RAD Development Name:</b>		Rainbow Village	<b>RAD PIC Development No.:</b> FL005000830A
<b>Conversion Type:</b>		PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units: De Minimis Reduction:</b>		100 N/A	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$ 192,611.00
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	18	18	
Two Bedroom	36	36	
Three Bedroom	36	36	
Four Bedroom	6	6	
Five Bedroom	4	4	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Culmer Gardens (075)	<b>PIC Development No.:</b> FL005000831
<b>RAD Development Name:</b>		Culmer Gardens	<b>RAD PIC Development No.:</b> FL005000831B
<b>Conversion Type:</b>		PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	75	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	\$ 144,458.25
Bedroom Type	Number of Units Pre-Conversion	Number of Units Post-Conversion <sup>2</sup>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	56	56	
Three Bedroom	10	10	
Four Bedroom	9	9	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Culmer Place (049)	<b>PIC Development No.:</b> FL005000831
<b>RAD Development Name:</b>		Culmer Place	<b>RAD PIC Development No.:</b> FL005000831A
<b>Conversion Type:</b>		PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	151	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	\$ 290,842.61
Bedroom Type	Number of Units Pre-Conversion	Number of Units Post-Conversion <sup>2</sup>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	16	16	
Three Bedroom	82	82	
Four Bedroom	38	38	
Five Bedroom	15	15	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Haley Sofge (026)	<b>PIC Development No.:</b> FL005000835
<b>RAD Development Name:</b>		Gallery at Marti Park	<b>RAD PIC Development No.:</b> FL005000835D
<b>Conversion Type:</b>		PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b> Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Elderly	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	76	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	\$914,902.25
Bedroom Type	Number of Units Pre-Conversion	Number of Units Post-Conversion <sup>2</sup>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	48	48	
One Bedroom	28	28	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Jose Marti Plaza (090)	<b>PIC Development No.:</b> FL005000839
<b>RAD Development Name:</b>		Jose Marti Villas	<b>RAD PIC Development Number:</b> FL005000839A
<b>Conversion Type:</b>	PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	55	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$53,931.08	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	28	28	
One Bedroom	27	27	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Little Havana Homes (852)	<b>PIC Development No.:</b> FL005000839
<b>RAD Development Name:</b>		Jose Marti Villas	<b>RAD PIC Development Number:</b> FL005000839A
<b>Conversion Type:</b>	PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	28	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$53,931.08	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	21	21	
Three Bedroom	2	2	
Four Bedroom	5	5	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Falk Turnkey (030)	<b>PIC Development No.:</b> FL005000839
<b>RAD Development Name:</b>		Jose Marti Villas	<b>RAD PIC Development Number:</b> FL005000839A
<b>Conversion Type:</b>	PBV under RAD <sup>1,3</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	48	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$92,453.28	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	40	40	
One Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Harry Cain (O89)	<b>PIC Development No.:</b> FL005000840
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	154	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	121	121	
One Bedroom	33	33	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Homestead Gardens (050)	<b>PIC Development No.:</b> FL005000844
<b>RAD Development Name:</b>		Homestead Gardens	<b>RAD PIC Development No.:</b> FL005000844
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	150	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$288,916.50	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	78	78	
Three Bedroom	72	72	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Perrine Gardens (022)	<b>PIC Development No.:</b> FL005000845
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	158	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$304,325.38	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	18	18	
One Bedroom	4	4	
Two Bedroom	24	24	
Three Bedroom	64	64	
Four Bedroom	36	36	
Five Bedroom	12	12	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Perrine Villas (082)	<b>PIC Development No.:</b> FL005000845
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	20	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$38,522.20	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> Pursuant to PIH Notice 2021-07 as amended by PIH Notice 2023-19, PHCD may use the RAD/ PBV blending option and any other available tool. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	15	15	
One Bedroom	5	5	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Naranja (035)	<b>PIC Development ID:</b> FL005000846
<b>RAD Development Name:</b>		Naranja	<b>RAD PIC Development No.:</b> FL005000846B
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	116	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$ 223,428.76	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	24	24	
Three Bedroom	56	56	
Four Bedroom	24	24	
Five Bedroom	12	12	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Arthur Mays Village (040)	<b>PIC Development No.:</b> FL005000847
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	Yes <sup>4</sup> , may incorporate transfer of assistance.
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	173	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$ 333,217.03	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/ PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describes the process for blending RAD conversion and disposition activities under section 18 of the U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	41	41	
Three Bedroom	95	95	
Four Bedroom	36	36	
Five Bedroom	1	1	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Ward Towers II (144)	<b>PIC Development No.:</b> FL005000817
<b>RAD Development Name:</b>		Ward Tower (ALF)	<b>RAD PIC Development No.:</b> FL005000817
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 100 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$192,611.00	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	100	100	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 06 (825)	<b>PIC Development No.:</b> FL005000821
<b>RAD Development Name:</b>		Gwen Cherry 6	<b>RAD PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 8 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$15,408.88	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	2	2	
Three Bedroom	5	5	
Four Bedroom	1	1	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 07 (824)	<b>PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 32 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$ 61,635.52	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	2	2	
Two Bedroom	6	6	
Three Bedroom	18	18	
Four Bedroom	5	5	
Five Bedroom	1	1	



Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 20 (826)	<b>PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	23	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$44,300.53
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	23	23	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 22 (823)	<b>PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	20	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$ 38,522.20
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	20	20	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Lemon City (051)	<b>PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	100	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$192,611.00
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	62	62	
One Bedroom	38	38	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Newberg (031)	<b>PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	60	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	\$115,566.60
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	60	60	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		New Haven Gardens/Site 5 (827)	<b>PIC Development No.:</b> FL005000821
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	82	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	\$ 157,941.02
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	8	8	
Two Bedroom	20	20	
Three Bedroom	34	34	
Four Bedroom	12	12	
Five Bedroom	8	8	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Manor Park (847)	<b>PIC Development No.:</b> FL005000822
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	32	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	\$ 61,635.52
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	32	32	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Orchard Villa Homes (849)	<b>PIC Development No.:</b> FL005000822
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	12	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$23,113.32
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	12	12	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Scattered Sites – A (815)	<b>PIC Development No.:</b> FL005000822
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	24	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$ 46,226.64
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	18	18	
Four Bedroom	5	5	
Five Bedroom	1	1	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Ward Towers I (044)	<b>PIC Development No.:</b> FL005000822
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	200	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$385,222.00
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	153	153	
One Bedroom	46	46	
Two Bedroom	1	1	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Emmer Turnkey (037)	<b>PIC Development No.:</b> FL005000823
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	42	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	18	18	
One Bedroom	24	24	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Kline Nunn (046)	<b>PIC Development No.:</b> FL005000823
<b>RAD Development Name:</b>		Kline Nunn	<b>RAD PIC Development No.:</b> FL005000823
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	38	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	14	14	
One Bedroom	24	24	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Little River Plaza (067)	<b>PIC Development No.:</b> FL005000823
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>	
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	86	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	45	45	
One Bedroom	41	41	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Little River Terrace (007)	<b>PIC Development No.:</b> FL005000823
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 108 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$ 208,019.88	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	10	10	
Two Bedroom	20	20	
Three Bedroom	40	40	
Four Bedroom	22	22	
Five Bedroom	16	16	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Peter Plaza (039)	<b>PIC Development No.:</b> FL005000823
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 102 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$196,463.22	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	78	78	
One Bedroom	24	24	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Annie Coleman #14	<b>PIC Development No.:</b> FL005000824
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 245 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$471,896.95	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	18	18	
Three Bedroom	123	123	
Four Bedroom	98	98	
Five Bedroom	6	6	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Annie Coleman #15	<b>PIC Development No.:</b> FL005000824
<b>RAD Development Name:</b>		Annie Coleman 15	<b>RAD Development No.:</b> FL005000824
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	144	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction :</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> No changes in the number of units or bedroom distribution post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	48	48	
Three Bedroom	96	96	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Annie Coleman #16	<b>PIC Development No.:</b> FL005000824
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	210	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> No changes in the number of units or bedroom distribution post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	24	24	
Two Bedroom	48	48	
Three Bedroom	46	46	
Four Bedroom	70	70	
Five Bedroom	22	22	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Twin Lakes (036)	<b>PIC Development No.:</b> FL005000825
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	76	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> No changes in the number of units or bedroom distribution post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	44	44	
One Bedroom	32	32	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		FHA Homes Dade Co – C (836)	<b>PIC Development No.:</b> FL005000826
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 5 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$9,630.55	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> No changes in the number of units or bedroom distribution post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	1	1	
Three Bedroom	4	4	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Opalocka Elderly (850)	<b>PIC Development No.:</b> FL005000826
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 50 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$96,305.50	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> No changes in the number of units or bedroom distribution post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	36	36	
One Bedroom	14	14	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Palmetto Gardens (088)	<b>PIC Development No.:</b> FL005000826
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 40 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$77,044.40	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	28	28	
One Bedroom	12	12	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Venetian Gardens (042)	<b>PIC Development No.:</b> FL005000826
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 52 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$100,157.72	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	12	12	
Three Bedroom	30	30	
Four Bedroom	10	10	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Vista Verde – A (839)	<b>PIC Development No.:</b> FL005000826
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 26 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$50,078.86	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	24	24	
Four Bedroom	2	2	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Liberty Square (002)	<b>PIC Development No.:</b> FL005000827
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 31 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$315,882.04	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	0	0	
Two Bedroom	13	13	
Three Bedroom	6	6	
Four Bedroom	12	12	



Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Liberty Square (005)	<b>PIC Development No.:</b> FL005000827
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 1		<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b> N/A		(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	0	0	
Two Bedroom	0	0	
Three Bedroom	1	1	
Four Bedroom	0	0	
Five Bedroom	0	0	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Model City S Sites-A (848/Liberty Homes)	<b>PIC Development No.:</b> FL005000827
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 44		<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b> N/A		(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	44	44	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Edison Courts (001)	<b>PIC Development No.:</b> FL005000828
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 345		<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b> N/A		(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	35	35	
One Bedroom	156	156	
Two Bedroom	124	124	
Three Bedroom	30	30	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Edison Park (Family) (056)	<b>PIC Development No.:</b> FL005000828
<b>RAD Development Name:</b>		Edison Park (056)	<b>RAD PIC Development No.:</b> FL005000828
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 32 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$61,635.52	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	6	6	
Three Bedroom	16	16	
Four Bedroom	6	6	
Five Bedroom	4	4	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Edison Plaza (Elderly) (056)	<b>PIC Development No.:</b> FL005000828
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 80 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$154,088.80	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	52	52	
One Bedroom	28	28	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Victory Homes (007)	<b>PIC Development No.:</b> FL005000829
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 144 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$277,359.84	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	90	90	
Three Bedroom	46	46	
Four Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Jollivette (009)	<b>PIC Development No.:</b> FL005000829
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 66 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$127,123.26	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	30	30	
One Bedroom	36	36	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Model Cities C (817)	<b>PIC Development No.:</b> FL005000829
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 38 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$73,192.18	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	27	27	
Four Bedroom	8	8	
Five Bedroom	3	3	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		In Cities Wynwood (063)	<b>PIC Development No.:</b> FL005000830
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 45 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$86,674.95	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	6	6	
Two Bedroom	26	26	
Three Bedroom	11	11	
Four Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Buena Vista Homes – A (844)	<b>PIC Development No.:</b> FL005000830
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 24 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$ 46,226.64	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	24	24	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Town Park (099)	<b>PIC Development No.:</b> FL005000830
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 38 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$73,192.18	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	19	19	
Three Bedroom	19	19	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Wynwood Homes – C (854)	<b>PIC Development No.:</b> FL005000830
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 39 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$75,118.29	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	34	34	
Three Bedroom	5	5	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Wynwood Elderly (094)	<b>PIC Development No.:</b> FL005000830
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	72	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$138,679.92	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	46	46	
One Bedroom	26	26	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Parkside I & II (054)	<b>PIC Development No.:</b> FL005000832
<b>RAD Development Name:</b>		Parkside I & II	<b>RAD Development No.:</b> FL005000832
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	56	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$107,862.16	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	40	40	
One Bedroom	16	16	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Claude Pepper (025)	<b>PIC Development No.:</b> FL005000833
<b>Conversion Type:</b>	PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b>	May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	166	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
		\$319,734.26	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	118	118	
One Bedroom	48	48	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Phyllis Wheatley (091)	<b>PIC Development No.:</b> FL005000833
<b>RAD Development Name:</b>		Phyllis Wheatley	<b>RAD PIC Development No.:</b> FL005000833
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	40	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	32	32	
One Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Helen Sawyer Plaza (057)	<b>PIC Development No.:</b> FL005000834
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	104	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	83	83	
One Bedroom	21	21	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Abe Arronovitz (011)	<b>PIC Development No.:</b> FL005000837
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	55	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	39	39	
One Bedroom	16	16	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Donn Gardens (008)	<b>PIC Development No.:</b> FL005000837
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 64 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$123,271.04	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	25	25	
One Bedroom	39	39	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Scattered Site 9-D (829)	<b>PIC Development No.:</b> FL005000837
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 16 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$30,817.76	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	16	16	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Scattered Site 11-D (830)	<b>PIC Development No.:</b> FL005000837
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 40 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project) \$77,044.40	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	40	40	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Allapattah Homes (845)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	50	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	50	50	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Gwen Cherry 08 (822)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	21	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	11	11	
Four Bedroom	8	8	
Five Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Gwen Cherry 12 (821)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	6	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	4	4	
Four Bedroom	2	2	



Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Gwen Cherry 13 (820)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	31	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$59,709.41
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	4	4	
Two Bedroom	6	6	
Three Bedroom	16	16	
Four Bedroom	5	5	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 14 (833)	<b>PIC Development No.:</b> FL 005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	78	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$150,236.58
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	4	4	
Two Bedroom	16	16	
Three Bedroom	42	42	
Four Bedroom	12	12	
Five Bedroom	4	4	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 15 (831)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	28	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$53,931.08
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	2	2	
Two Bedroom	8	8	
Three Bedroom	16	16	
Four Bedroom	2	2	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Gwen Cherry 16 (832)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	70	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	8	8	
Two Bedroom	12	12	
Three Bedroom	38	38	
Four Bedroom	6	6	
Five Bedroom	6	6	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Santa Clara Homes (853)	<b>PIC Development No.:</b> FL005000841
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	13	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	10	10	
Three Bedroom	3	3	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Grove Homes (846)	<b>PIC Development No.:</b> FL005000842
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	24	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	24	24	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Stirrup Plaza Family (058)	<b>PIC Development No.:</b> FL005000842
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	24	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	4	4	
Three Bedroom	12	12	
Four Bedroom	6	6	
Five Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Biscayne Plaza (841)	<b>PIC Development No.:</b> FL005000843
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	52	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	32	32	
One Bedroom	20	20	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Heritage Village I (064)	<b>PIC Development No.:</b> FL005000843
<b>RAD Development Name:</b>		Moody and Heritage (new)	<b>RAD PIC Development No.:</b> FL005000846A
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	26	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	5	5	
Four Bedroom	17	17	
Five Bedroom	4	4	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Heritage Village II (086)	<b>PIC Development No.:</b> FL005000843
<b>RAD Development Name:</b>		Moody and Heritage (New)	<b>RAD PIC Development No.:</b> FL005000846A
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	26	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	18	18	
Four Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Homeownership (834)	<b>PIC Development No.:</b> FL005000843
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	2	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Wayside (070)	<b>PIC Development No.:</b> FL005000843
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	30	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	27	27	
Three Bedroom	3	3	

Public Housing Development selected for RAD No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Florida City Family (078)	<b>PIC Development No.:</b> FL005000844
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	26	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	18	18	
Four Bedroom	8	8	

Public Housing Development selected for RAD No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Florida City Gardens (080)	<b>PIC Development No.:</b> FL005000844
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly Designated	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	50	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	29	29	
One Bedroom	21	21	

Public Housing Development selected for RAD No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Homestead East (851)	<b>PIC Development No.:</b> FL005000844
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	30	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	20	20	
One Bedroom	10	10	

Public Housing Development selected for RAD				
<b>Name of Public Housing Project:</b>		Homestead Village (085)		<b>PIC Development No.:</b> FL005000844
<b>RAD Development Name:</b>		West Homestead Garden and Homestead Village		<b>RAD PIC Development No.:</b> FL005000844A
<b>Conversion Type:</b>		PBV under RAD <sup>1,5</sup>		<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family		<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 11 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)		\$21,187.21
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance. <sup>5</sup> Faircloth to RAD Conversion.	
Three Bedroom	8	8		
Four Bedroom	3	3		

Public Housing Development selected for RAD				
<b>Name of Public Housing Project:</b>		W. Homestead Gardens (083)		<b>PIC Development No.:</b> FL005000844
<b>RAD Development Name:</b>		West Homestead Garden and Homestead Village		<b>RAD PIC Development No.:</b> FL005000844A
<b>Conversion Type:</b>		PBV under RAD <sup>1,5</sup>		<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family		<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 12 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)		\$23,113.32
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance. <sup>5</sup> Faircloth to RAD Conversion.	
Studio/Efficiency	7	7		
One Bedroom	5	5		

Public Housing Development selected for RAD				
No final decision will be made until planning stage is concluded				
<b>Name of Public Housing Project:</b>		FHA Scattered Homes (840)		<b>PIC Development No.:</b> FL005000845
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>		<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family		<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b> 2 <b>De Minimis Reduction:</b> N/A		<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)		\$3,852.22
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.	
Three Bedroom	1	1		
Four Bedroom	1	1		

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Richmond Homes (077)	<b>PIC Development No.:</b> FL005000845
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	32	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	32	32	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Moody Gardens (081)	<b>PIC Development No.:</b> FL005000846
<b>RAD Development Name:</b>		Moody and Heritage (New)	<b>RAD PIC Development No.:</b> FL005000846A
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	34	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	19	19	
One Bedroom	15	15	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Moody Village (069)	<b>PIC Development No.:</b> FL005000486
<b>RAD Development Name:</b>		Moody and Heritage (New)	<b>RAD PIC Development No.:</b> FL005000846A
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	64	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	13	13	
Three Bedroom	38	38	
Four Bedroom	13	13	

Public Housing Development selected for RAD			
<b>Name of Public Housing Project:</b>		Pine Island I (072)	<b>PIC Development No.:</b> FL005000846
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	80	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	72	72	
Four Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Pine Island II (073)	<b>PIC Development No.:</b> FL005000846
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	50	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Three Bedroom	48	48	
Four Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Goulds Plaza (079)	<b>PIC Development No.:</b> FL005000847
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	50	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	30	30	
One Bedroom	20	20	



Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Southridge I (071)	<b>PIC Development No.:</b> FL005000847
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	76	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$146,384.36
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	68	68	
Three Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Southridge II (087)	<b>PIC Development No.:</b> FL005000847
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	30	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$57,783.30
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	6	6	
Three Bedroom	16	16	
Four Bedroom	8	8	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Green Turnkey Rehab (853)	<b>PIC Development No.:</b> FL005000853
<b>Conversion Type:</b>		PBV under RAD <sup>1</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	22	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$42,374.42
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>1</sup> May use the RAD/PBV blending option and any other available tool. Note that PIH Notice 2021-07 as amended by PIH Notice 2023-19 describe activities under section 18 of U.S. Housing Act of 1937. <sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	22	22	

2. The following public housing developments may undergo a RAD conversion:

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Gwen Cherry/ New Haven Gdn	<b>PIC Development No.:</b> FL005000014
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b> Family		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	4	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$7,704.44
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	1	1	
Three Bedroom	1	1	
Five Bedroom	2	2	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		South Miami Gardens (060)	<b>PIC Development No.:</b> FL005000842
<b>RAD Development Name:</b>		South Miami Gardens	<b>RAD PIC Development No.:</b> FL005000842
<b>Conversion Type:</b>		PBV under RAD <sup>35</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	58	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$ 111,714.38
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance. <sup>5</sup> Possible Faircloth to RAD Conversion.
Two Bedroom	12	12	
Three Bedroom	29	29	
Four Bedroom	12	12	
Five Bedroom	5	5	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Stirrup Plaza Phase Two	<b>PIC Development No.:</b> FL005000855
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	7	<b>Capital Fund allocation of Development:</b>	
<b>De Minimis Reduction:</b>	N/A	(Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
			\$
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	7	7	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Smathers Phase Two	<b>PIC Development No.:</b> FL005000856
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Elderly	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	82	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	50	50	
One Bedroom	32	32	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Modello Apartments	<b>PIC Development No.:</b> FL005000858
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type: Family</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	20	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	4	4	
Three Bedroom	16	16	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Martin Fine Villas	<b>PIC Development No.:</b> FL005000859
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type: Family</b>		Elderly	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	50	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	43	43	
Two Bedroom	7	7	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Liberty Square Phase 1	<b>PIC Development No.:</b> FL005000861
<b>Conversion Type:</b>		PBV under RAD <sup>3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	73	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	14	14	
Two Bedroom	28	28	
Three Bedroom	25	25	
Four Bedroom	6	6	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Liberty Square - Phase 2	<b>PIC Development No.:</b> FL005000862
<b>Conversion Type:</b>		PBV under RAD <sup>3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	73	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	17	17	
Two Bedroom	28	28	
Three Bedroom	22	22	
Four Bedroom	6	6	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Smathers Phase One	<b>PIC Development No.:</b> FL005000865
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b> Family		Elderly	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	100	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Studio/Efficiency	97	97	
One Bedroom	3	3	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Liberty Square Phase 3	<b>PIC Development No.:</b> FL005000866
<b>Conversion Type:</b>		PBV under RAD <sup>3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	71	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	5	5	
Two Bedroom	45	45	
Three Bedroom	9	9	
Four Bedroom	12	12	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Liberty Square Phase 4	<b>PIC Development No.:</b> FL005000869
<b>Conversion Type:</b>		PBV under RAD <sup>3</sup>	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	193	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>3</sup> Refer to Appendix D for details on site configuration <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
One Bedroom	114	114	
Two Bedroom	61	61	
Three Bedroom	12	12	
Four Bedroom	6	6	

Public Housing Development selected for RAD			
No final decision will be made until planning stage is concluded			
<b>Name of Public Housing Project:</b>		Lincoln Gardens Phase One	<b>PIC Development No.:</b> FL005000867
<b>Conversion Type:</b>		PBV under RAD	<b>Transfer of Assistance:</b> May occur <sup>4</sup>
<b>Pre- RAD Unit Type:</b>		Family	<b>Post-RAD Unit Type if different:</b>
<b>Total Units:</b>	49	<b>Capital Fund allocation of Development:</b> (Total Annual Capital Fund allocation divided by total number of public housing units in PHCD, multiplied by total number of units in project)	
<b>De Minimis Reduction:</b>	N/A		
<b>Bedroom Type</b>	<b>Number of Units Pre-Conversion</b>	<b>Number of Units Post-Conversion<sup>2</sup></b>	<sup>2</sup> Changes in the number of units or bedroom distribution may occur post-conversion. <sup>4</sup> No change to the policies that govern eligibility, admission, selection, and occupancy of units as a result of transfer of assistance.
Two Bedroom	34	34	
Three Bedroom	15	15	

**Note:** 1) Projects above are subject to funding availability and priorities, project costs, HUD requirements, environmental and other factors. 2) RAD was designed by HUD to assist in addressing the capital needs of public housing by providing PHCD with access to private sources of capital to redevelop its affordable housing assets. Upon conversion, PHCD's Capital Fund Budget will be reduced by the pro rata share of Public Housing Units converted as part of the RAD.

**VII. Occupancy by Over-Income Families.**

A. PHCD has adopted a policy to limit public housing assistance for over-income families based on the Housing Opportunity through Modernization Act (HOTMA) of 2016. PHCD is amending its policy to limit public housing assistance for over-income families in accordance with HUD's Final Rule on the Housing Opportunity through Modernization Act (HOTMA) of 2016: Implementation of Sections 102, 103, and 104 final published February 14, 2023, in the Federal Register.

1. In the regulations, over-income families are determined by multiplying the applicable income limit for a very low-income (VLI) family, as defined in 24 CFR 5.603(b), by a factor of 2.4 (i.e., 120 percent of the AMI).

**VIII. Occupancy by Police Officers.**

PHCD may request HUD's approval for units to be occupied by police officers to increase security for public housing residents.

**IX. Non-Smoking Policies.**

PHCD has implemented a smoke-free policy pursuant to HUD regulations 24 CFR Parts 965 and 966 and Miami-Dade County Commissioners Resolution Nos. R-1003-15 and R-582-16.

**X. Project-Based Vouchers.**

Not Applicable

**XI. Units with Approved Vacancies for Modernization.**

- A. Public Housing's units approved for modernization are coded in HUD's Public and Indian Housing Information Center (PIC) system as "Undergoing Modernization", a sub-category of non-dwelling units.
- B. These units must remain vacant until improvements are completed and are ready to be offered to applicants or transferees.
- C. PHCD may request approval for additional units to be placed under modernization.

**XII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).**

- A. PHCD may apply for the Capital Fund Financing Program (CFFP).

**B.1.C –Progress Report**

**I. Increase the availability of affordable housing that reflect HUD and local requirements**

- A. Implemented a Homeless Pilot Program in an effort to address homelessness by collaborating with the Miami-Dade County Homeless Trust for referrals of homeless persons transitioning out of a shelter, transitional housing program, rapid re-housing program, or permanent supportive housing pursuant to the executed Memorandum of Understanding for 25 Public Housing Units. Due to the success of the Homeless Pilot Program, a second Memorandum of Understand was executed for an additional 20 units.

**B. Redevelopment**

1. The Scott Homes revitalization project (historic building) was completed (HOPE VI Project).
2. The following mixed-finance projects have been completed or are under construction:
  - a) Northpark at Scott Carver
  - b) Green Turnkey
  - c) Stirrup Plaza Phase Two
  - d) Smathers Plaza – Phases 1 and 2
  - e) Martin Fine Villas
  - f) Modello Homes
  - g) Liberty Square Phases 1, 2, 3 and 4
  - h) Brisas Del Rio
  - i) Gallery at River Parc
3. The following public housing developments have been converted to PBV under RAD that may include units under regular PBV (Section 18 /RAD Blend option):
  - a) Joe Moretti – Phases I, 2A, and 2B
  - b) Dante Fascell Apartments
  - c) Stirrup Plaza
  - d) South Miami Plaza
  - e) Jack Orr Plaza Phase 1
  - f) Collins Park Apartments
  - g) Three Round Tower A
  - h) Three Round Towers B and C

- i) Robert King High
- j) Brisas del Este
- k) Paseo Del Rio
- l) Gallery at River Parc
- m) Brisas Del Rio
- n) Haley Sofge Building 800
- o) South Miami Gardens
- p) Quail Roost Transit Village I
- q) Culmer Apartments
- r) Gallery at Marti Park
- s) Brisas Del Este Apartments
- t) Gallery at West Brickell

4. It is anticipated that future development opportunities will be offered to develop existing public housing sites and/or vacant land sites through competitive solicitations.

## **II. Improve community quality of life and economic vitality**

- A. On May 5, 2023, PHCD requested that HUD approve a two-year extension for Public Housing's Designated Housing Plan, designating units for occupancy by elderly families only.
- B. PHCD will continue developing partnerships with Resident Councils and other community partners.
- C. PHCD will continue providing Section 3 business applications on-line, promoting Section 3 training, employment and contracting opportunities and increasing the number of Section 3 employed persons, in accordance with 24 CFR, Part 75.

## **III. Ensure equal opportunity in housing for all Americans.**

- A. The Voluntary Compliance Agreement (VCA) expired in January of 2019 and official notification from HUD of compliance is pending. In the interim, PHCD continues to submit reports as required by the VCA. The Reasonable Accommodation Policies and Procedures, Effective Communication Policies, and ACOP were revised as required by the VCA have been completed.
- B. Complied with the Fair Housing Act and provided Fair Housing Training to staff.
- C. Collected data from the current wait lists via post-application questionnaires to gauge clients' disability-related needs. Subsequently, PHCD submitted the needs assessment information to HUD. Applicants and residents receive documents at move-in and annual recertification advising them about their disability-related rights.

## SECTION B.2 - HOUSING CHOICE VOUCHER

### B.2.A -Revision of Annual PHA Plan Elements

Have the following PHA Plan elements been revised by the PHA?

- | Y                                   | N                                   |  |
|-------------------------------------|-------------------------------------|--|
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | I. Statement of Housing Needs and Strategy for Addressing Housing Needs.                   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions. |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | III. Financial Resources.  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | IV. Rent Determination.  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | V. Operation and Management.   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | VI. Grievance Procedures.  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | VII. Homeownership Programs.   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | VIII. Community Service and Self-Sufficiency Programs.                                     |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | IX. Safety and Crime Prevention.   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | X. Pet Policy.   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | XI. Asset Management.  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | XII. Substantial Deviation.  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | XIII. Significant Amendment/Modification   |

If the PHA answered yes for any element, describe the revisions for each revised element(s):

#### I. Statement of Housing Needs and Strategy for Addressing Housing Needs.

##### A. Housing Needs of Families in the Jurisdiction/s Served:

Family Type	Overall*	Afford-ability (Households using 50% income for rent)	Supply*	Quality-* (House-holds living in Sub-standard conditions)	Access-ibility*	Size* (Over-crowded)	Location
Income <= 30% of AMI		28,351		680		4,155	
Income >30% but <=50% of AMI		18,930		320		4,470	
Income >50% but <80% of AMI		6,040		230		3,265	
Elderly		11,800		N/A		N/A	
Households with Disabilities		N/A	N/A	N/A		N/A	
Race/Ethnicity (Hispanic)		82,160		N/A		N/A	
Race/Ethnicity (Black)		18,202		N/A		N/A	
Race/Ethnicity (White)		19,278		N/A		N/A	
Race/Ethnicity (Asian and Other)		2,337		N/A		N/A	

Sources of information used to conduct this analysis:

Consolidated Plan of the Jurisdiction/s: Miami-Dade County Entitlement Area, Fiscal Years: 2020-2024

\*The information provided under the "Overall" column for Income breakdown, Elderly and Households with Disabilities is based on housing needs for families residing in the Metro Area (Miami-Dade County less the HUD Entitlement Cities, Hialeah, Miami, Miami Beach, Miami Gardens, and North Miami, and Homestead).



B. Strategy for Addressing Housing Needs

1. Need: Shortage of affordable housing for all eligible populations

- a) Strategy 1. Maximize the number of affordable units available to Miami-Dade County by and through PHCD within its current resources by:
- (1) Applying for additional vouchers if made available by HUD.
  - (2) Seeking replacement of moderate rehabilitation units lost to the inventory through Section 8 Tenant Protection Vouchers.
  - (3) Undertaking measures to ensure access to affordable housing among assisted families, regardless of unit size required.
  - (4) Housing homeless persons through the Project-Based Voucher program, per PIH Notice 2013-15, subject to need and funding availability.
  - (5) Participating in the Consolidated Plan development process to ensure coordination with broader community strategies.
- b) Strategy 2: Increase the number of affordable housing units that reflect HUD and local requirements by:
- (1) Pursuing housing resources other than Section 8 tenant-based assistance.
  - (2) Continuing the implementation of the Section 8 Homeownership and Project-based Voucher Programs, contingent on the availability of vouchers

2. Need: Specific Family Types: Families at or below extremely low income (ELI) or very low income.  
Strategy: Target available assistance to ELI families.

3. Need: Specific Family Types: Families with Disabilities

Strategy: Target available assistance to applicants and residents with disabilities.

4. Need: Specific Family Types: Races or ethnicities with housing needs

Strategy: Increase awareness by complying with all HUD fair housing requirements.

5. Need: Reduce impediment to Fair Housing choice through education efforts

Strategy: Continue providing Fair Housing training to employees. Training is provided to staff on equal opportunities to applicants and participants regardless of their status as a victim of domestic violence, dating violence or stalking, actual or perceived sexual orientation, gender identity, gender expression, race, national origin, ethnic origin, color sex, religion, age, disability, familial status, marital status, ancestry, pregnancy, or source of income.

**II. Deconcentration and Other Policies that Govern Eligibility, Selection, and Admissions.**

A. Deconcentration may include, but is not limited to, the following:

Not Applicable to HCV

B. Other Policies that Govern Eligibility, Selection, and Admissions

1. Eligibility

- a) Eligibility is established as delineated in the Section 8 Administrative Plan.

2. Selection and Admission

a) Waiting List Organization

- (1) PHCD selects applicants for the Housing Choice Voucher and Moderate Rehabilitation Programs from separate waiting lists.
- (2) PHCD, subject to the Board of County Commissioners' approval, may elect to dissolve the waiting list as needed. Once the waiting list is dissolved, applicants who are on the waiting list at the time the waiting list dissolved shall keep their ranking and shall not be required to submit new applications during the open registration period. Notwithstanding the dissolution of the waiting list, applicants who are being processed prior to dissolution of the waiting list will continue to be processed by PHCD.
- (3) PHCD, subject to the Board of County Commissioners' approval, may elect to open the waiting list if there are insufficient applicants for a particular bedroom size, type (e.g., general occupancy, elderly designated buildings, accessible or non-accessible, or for one or more of the local preferences.

- (4) The opening and closing of registration periods will be advertised on social media platforms, newspaper publications and the radio for the purpose of reaching all segments of the community and providing advanced notice.
- (5) PHCD may choose from various options regarding when and how to open, administer, and populate the waiting, subject to approval by the Board.
- (6) Some of these options may include an exclusive electronic open waiting list, where ranking is based on the date and time of application or any applicable factors that the agency may adopt, subject to approval by the Board.

(7) Placement on the Waiting List

PHCD will determine the number of applications to be selected for placement on the waiting list based on historical and empirical data. The waiting list number represents the number of applications that need to be reviewed in order to result in the issuing of enough vouchers to absorb all underlying funding within a 12 to 18-month period. After that, subject to the Board of County Commissioners' approval, the list will be reopened.

PHCD will select applicants to be placed on the waiting list via an electronic drawing and random selection process. The applicants will be placed on the waiting list in order of the assigned numbers and according to PHCD admission preference(s) described in this chapter.

Those families not selected from the pool for placement on the waiting list will be sent a notice that they were not selected, informing that they may apply the next time PHCD's waiting list is open.

- (8) Subject to approval by the Board, PHCD proposes to establish site-based waiting lists for its Section 8 Project-Based Voucher Program and pursuant to the following policies:
  - Interested families will apply with PHCD.
  - Adopted admission preferences will be available for applicants to request during open registration.

Note that under the site-based waiting list approach, families apply for the properties that best meets their needs, such as access to employment, family support, school, public transportation, hospital, medical facility, etc. Implementing a site-based waiting list will expedite leasing process as families are only referred to properties, they expressed interest in residing.

b) Initial Process

On December 12, 2023, the Miami Dade County Board of County Commissioners adopted Resolution R-1078-23 that authorized the dissolution of the Section 8 Housing choice voucher tenant-based waiting list from October 31, 2023, to December 31, 2023, and the opening of the

c) Search Time

- The initial term of the Section 8 voucher continues to be 60 days from the date of voucher issuance. PHCD may extend the initial term for 60 additional days not to exceed an overall total of 120 days in accordance with the Section 8 Administrative Plan.
- The voucher term may be extended beyond 120-day as a reasonable accommodation.

d) Admission Preference

(1) Admission preferences include:

- Veterans
- Homeless as verified by the Miami-Dade County Homeless Trust in accordance with PIH Notice 2023-13.
- Homeless referred by the Miami-Dade County Homeless Trust pursuant to the executed memorandum of understanding.

- Non-elderly persons with disabilities who are transitioning out of institutional and other segregated settings, at serious risk of institutionalization, homeless, or at risk of becoming homeless for the Mainstream HCV Program, upon allocation of funding by HUD.
  - Miami-Dade County Public Housing residents imminently affected by an activity carried on by any governmental body or in connection with code enforcement or a public improvement or development program including but not limited to the RAD program.
  - Preference may be provided for elderly residents of specific public housing developments that are planned for redevelopment for Section 8 Project Based Voucher (PBV) Program. PHCD must determine which PBV units will be designated for public housing elderly units that will be provided this preference.
  - Families terminated due to insufficient funding by PHCD.
  - Residency preferences for persons that reside anywhere in Miami-Dade County, including families who work or have been hired to work in Miami-Dade County.
- (2) Unless specifically prohibited by a property's elderly/disabled designation or funding source(s), all preferences for the tenant-based waiting list also apply to all PBV site-based waiting list.
- (3) PHCD may announce preferences for PBV site-based waiting lists on a development-by-development basis via the self-service portal and/or the developer's advertisement, or via other appropriate method.
- (4) An admission preference for applicants with a demonstrated need for specialized services offered by the particular project will be available for PBV site-based waiting lists. Any individual who is qualified for the services must be able to receive the preference, including qualified individuals with disabilities.
- Examples include, but are not limited to, preferences that may be only for persons who qualify for employment assistance, or for transportation services, or a preference that may be for persons who qualify for either housekeeping assistance, case management, outpatient health services, personal assistance, education services, services designed to help the recipient live in the community as independently as possible, disability-specific services such as mental health services, and the provision of medication, which are provided to support a person with a disability.
- (5) The following preferences also offered by the particular project will be available for PBV site-based waiting list:
- A preference for public housing residents affected by redevelopment and/or any government action.
  - Elderly households 62 years old and older.
  - As required by regulation (e.g., eligible in-place families, family's right to return, elderly families or units with supportive services, or mobility impaired persons for accessible units).
  - A preference to assist vulnerable populations; PHCD may establish further admission preferences to assist vulnerable populations, subject to resource availability and at its discretion. Examples of such population include families under the witness protection program, ex-offenders and felons that are part of a reentry program, and pregnant women or women with children where one or more members of the household have been diagnosed with the acquired immunodeficiency syndrome (AIDS).
  - A preference for Special Needs Households, as defined at Section 67-48.002(108) of the Florida Administrative Code (FAC), which may be amended, that may be referred by a Special Needs Household Referral Agency, as defined at in Section 67-48.002(109) of the FAC.
- (6) PHCD may establish further admission preferences to assist vulnerable populations, subject to resource availability and at its discretion. Examples of such populations include public housing residents on a case-by-case basis due to redevelopment and emergencies, families

under witness protection program, ex-offenders and felons that are part of a reentry program, and pregnant women or women with children where one or more members of the household have been diagnosed with the acquired immunodeficiency syndrome (AIDS).

(7) PHCD reserves the right to add an admission preference for humanitarian and extraordinary reasons.

d) Income Targeting

At least 75 percent of the families admitted to the PHA's program during a PHA fiscal year must be extremely low-income families, while 25 percent may include low-income families.

3. Special Housing Initiatives

PHCD, subject to resource availability and at its discretion, may develop special housing initiatives that may receive an admission preference. These special housing initiatives may target specifically named families and may be based on PHCD and community priorities or HUD's request.

4. Special Admissions (Assistance Targeted by HUD)

PHCD may admit a family that is not on the waiting list or without considering the family's waiting list position if HUD awards targeted assistance for:

- a) Displaced persons.
- b) Public Housing residents on a case-by-case basis due to redevelopment.
- c) Mandate settlements, or directives by a court of the United States or HUD in relation to the issuing of vouchers to persons not on the waiting list.
- d) Family Unification Program (FUP).
- e) Veterans Affairs and Supportive Housing (VASH).
- f) Mainstream Voucher (MS5).
- g) Non-elderly Disabled (NED).
- h) Foster Youth Independence (FYI)
- i) Preservation housing in accordance with the Section 8 Administrative Plan.
- j) Settlement of Lawsuits – PHCD shall comply with any mandates, settlements, or directives by a court of the United States or HUD in relation to the issuing of vouchers to persons not on the waiting list.
- k) Emergency Housing Vouchers (EHV).

III. **Financial Resources.**

<b>Financial Resources: Planned Sources and Uses for Housing Choice Voucher Only</b>		
<b>Sources</b>	<b>Preliminary Estimates</b>	<b>Planned Uses</b>
<b>1. Federal (FY 2024-2025)</b>		
Annual Contributions for Section 8 Tenant-Based and Project-Based Assistance (HAP & Adm. Fee)	\$ 314,000,000	
<b>2. Non-federal sources</b>	\$ 8,000,000	Not applicable
<b>Total Resources</b>	<b>\$ 322,000,000</b>	

**Notes:** All amounts are approximate and subject to change.

IV. **Rent Determination.**

A. Section 8 Housing Choice Voucher, Section 8 Project-Based Voucher and Section 8 Moderate Rehabilitation Programs:

- 1. Payment Standards: PHCD annually reevaluates the Payment Standards according to the FMR. The payment standard for a particular unit is established between 90% and 110% of the FMR.
- 2. PHCD has set a minimum rent payment at \$50.00. As required by the regulations, financial hardship provisions are made available to residents and participants of the program who qualify.

3. Pursuant to HUD's Final Rule on the Housing Opportunity through Modernization Act (HOTMA) of 2016: Implementation of Sections 102, 103, and 104 published February 14, 2023, in the Federal Register and PIH Notice 2023-27, PHCD has delayed until the migration to the Housing Information Portal (HIP) is completed. The effective date to complete the migration is projected for January 1, 2025. PHCD will continue to follow its existing Section 8 Administrative Plan until PHCD's software is compliant with HIP.

**V. Operation and Management.**

- A. Section 8 Program management policies are located in:
  1. Section 8 Administrative Plan (Refer to Appendix C)  
On December 12, 2023, the Miami Dade County Board of County Commissioners adopted Resolution No. R-1083-23 approving the Section 8 Administrative Plan.

**Note:** Pursuant to HUD's Final Rule on the Housing Opportunity through Modernization Act (HOTMA) of 2016: Implementation of Sections 102, 103, and 104 published February 14, 2023, in the Federal Register and PIH Notice 2023-27, PHCD has implemented all HOTMA policies effective January 1, 2024, however, the implementation of these HOTMA revisions is delayed until the migration to the Housing Information Portal (HIP) is completed. The effective date to complete the migration is projected for January 1, 2025. PHCD will continue to follow its existing Section 8 Administrative Plan until PHCD's software is compliant with HIP.

Note the HOTMA revision related to the Earned Income Disallowance (EID) is the exception and is in effect. EID is no longer applied after December 31, 2023. However, remaining families will complete their 24-month exclusion period. This means that no family will still be receiving EID after December 31, 2025.

- a) Proposed Revisions
  - (1) Add a Homeless as verified by the Miami-Dade County Homeless Trust in accordance with PIH Notice 2023-13.
  - (2) Revise the preference for Miami-Dade County Public Housing residents imminently affected by an activity carried on by any governmental body or in connection with code enforcement or a public improvement or development program and include but not be limited to the RAD program.
- B. Improve SEMAP Score:
  1. Maintain High Performer status under the Section 8 Management Assessment Program (SEMAP).
  2. Continue the applicability of EIV's Income Information and Verification Reports (i.e., Deceased Tenant Report, Multiple Subsidy Report, Identity Verification Report, Immigration Report, and Income Validation Tool Report).

**VI. Grievance Procedures.**

- A. To initiate the grievance process, applicants and residents may request informal reviews and hearings, respectively, from the corresponding division or management office.
- B. The Section 8 Administrative Plan contains the grievance policies for the Section 8 programs in Chapter 29 except the RAD PBV program; Grievance Procedures for the RAD PBV program are found in Chapter 32.6.J.

**VII. Homeownership Programs.**

- A. Section 8 Tenant-Based Homeownership:  
PHCD provides homeownership assistance to participants. Currently there are 172 families in the program.

**VIII. Community Service and Self-Sufficiency Programs.**

- A. Policies or programs for economic and social self-sufficiency:
  1. Coordination of efforts include:
    - a) Facilitate the provision of social and self-sufficiency services and programs to eligible families.
  2. Self-Sufficiency Policies:

- a) Pursuant to 24 CFR § 984.201, PHCD updated FSS Action Plan to incorporate new requirements. The FSS Action Plan was submitted to and approved by HUD. Section 8 tenants have preference to participate in the Section 8 homeownership program.

3. Family Self-Sufficiency programs:

- a) HUD funding for this program is limited to cover expenses for staff. No divert assistance (e.g., tuition, job training, classes, test fees) to program participants is permitted. Note: There is no HUD funding for any FSS program for Public Housing.

B. Welfare Benefit Reductions:

Establishing a protocol for exchange of information with all appropriate social service agencies.

C. Compliance with Community Service requirements:

Not Applicable to HCV

**IX. Safety and Crime Prevention.**

A. A description of any crime prevention activities conducted or to be conducted by the PHA:

1. Partnership with US Attorneys' Office and Miami-Dade State Attorneys' Office.
2. Maintain Compliance's Fraud Hot line and Section 8 Crime and Fraud Hot Line.
3. Continue criminal background checks on adult applicants.
4. Continue investigating allegations received for illegal occupants/boarders in Section 8 housing programs.

**X. Pet Policy.**

Not Applicable to HCV

**XI. Asset Management.**

Not Applicable to HCV

**XII. Substantial Deviation.**

A. The following will be considered a Substantial Deviation from the Five-Year Plan:

- A substantial change in the direction pertaining to its goals and objectives.
- The undertaking of new programs that do not further the stated mission or goals as set forth in the current Five-Year Plan.

B. An exception to this definition will be made for program activities required or adopted to reflect changes in HUD regulations or as a result of a declared national or local emergency. In such cases, the administrative/programmatic changes will not be considered a Substantial Deviation from the Five-Year Plan.

C. As part of the RAD, PHCD is redefining the definition of a substantial deviation from the PHA Plan to exclude the following RAD-specific items:

- The decision to convert to either Project Based Rental Assistance (PBRA) or Site Based Voucher Assistance (PBV) under RAD;
- Changes to the Capital Fund Budget produced as a result of each approved RAD Conversion, regardless of whether the proposed conversion will include use of additional Capital Funds;
- Changes to the construction and rehabilitation plan for each approved RAD conversion; and
- Changes to the financing structure for each approved RAD conversion.
- Changes to the unit distribution, total unit counts, or both in an approved RAD or RAD Blended conversion or other RAD linked programs. Note that PHCD remains fully committed to complying with the RAD requirement to provide one-for-one replacement of all public housing units in all RAD conversion projects. The changes referenced in this statement pertain to unit distribution between buildings and sites and total unit counts as those may change based on the amount of residential units included in addition to the RAD units.
- Changes to development programs as indicated between RAD, RAD Blended projects, HUD Mixed Finance, and LIHTC only projects and all within the definition of affordable housing.

**XIII. Significant Amendment/Modification.**

- A. The following actions will be considered a Significant Amendment or Modification to the Five-Year Plan and Annual Plan:
- A change which would significantly affect rent or admissions policies or organization of PHCD’s waiting lists.
  - Significant addition of non-emergency work items not included in the Capital Fund Program Annual Statement(s).
  - An exception to this definition will be made for any new activities that are adopted to reflect changes in HUD regulatory requirements or as a result of a declared emergency (such changes will not be considered significant amendments or modifications by PHCD).
  - Any proposed demolition, disposition, homeownership, Capital Fund financing, development, or mixed-finance projects not identified in the plan.

**B.2.B –New Activities**

*Does the PHA intend to undertake any new activities related to the following in the PHA’s current Fiscal Year?*

Y	N	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>I. Hope VI or Choice Neighborhoods.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>II. Mixed Finance Modernization or Development.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>III. Demolition and/or Disposition.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>IV. Designated Housing for Elderly and/or Disabled Families.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>V. Conversion of Public Housing to Tenant-Based Assistance.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>VI. Conversion of Public Housing to Project-Based Assistance under RAD.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>VII. Occupancy by Over-Income Families.</i>
	<input checked="" type="checkbox"/>	<i>VIII. Occupancy by Police Officers.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>IX. Non-Smoking Policies.</i>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>X. Project-Based Vouchers.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>XII. Units with Approved Vacancies for Modernization.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<i>XIII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).</i>

*If any of these activities are planned for the current Fiscal Year, describe the activities. For new demolition activities, describe any public housing development or portion thereof, owned by the PHA for which the PHA has applied or will apply for demolition and/or disposition approval under section 18 of the 1937 Act under the separate demolition/disposition approval process. If using Project-Based Vouchers (PBVs), provide the projected number of project based units and general locations, and describe how project basing would be consistent with the PHA Plan.*

**I. Hope VI or Choice Neighborhoods.**

Not Applicable to HCV

**II. Mixed-Finance Modernization or Development.**

PHCD may engage in Rental Assistance Demonstration (RAD).

**III. Demolition and/or Disposition.**

PHCD may convert existing Public Housing developments to Site Based Voucher (PBV) under RAD.

**IV. Designated Housing for Elderly and/or Disabled Families.**

Not Applicable to HCV

**V. Conversion of Public Housing to Tenant-Based Assistance.**

Not applicable to HCV.

**VI. Conversion of Public Housing to Project-Based Assistance under RAD.**

Using the RAD program, mixed finance options, and Capital funds, among others, PHCD will embark on the conversion of public housing developments to Site Based Vouchers (PBV) under RAD, to upgrade its existing developments, many of which are at or near the end of their life cycle, and other important upgrades inherently required with an aging housing stock.

Upon conversion to PBV under RAD, PHCD will adopt the resident rights, participation, waiting list and grievance procedures in accordance with Section 1.6 of PIH Notice 2019-23, RAD Final Implementation, REV-4, and future supplemental instructions or amendments.

PHCD complies with and will continue to comply with the RAD Fair Housing, Civil Rights, and Relocation Notice (Joint Housing/PIH Notice H-2016-17/PIH-2016-17). Additionally, PHCD will comply with all requirements set forth in Miami-Dade Board of County Commissioners' Resolution Nos. R-1329-19 and R-1181-19, which require (i) that prior to the closure of a public housing site due to health and safety reasons, the RAD Program or for any other reason, the Board of County Commissioners must approve such closure, and (ii) the County to execute Tenant Relocation Agreements with each of the tenants impacted by the closure of a public housing site or relocated because of the RAD Program, respectively.

Note that the Joint Housing/PIH Notice was issued on November 10, 2016 and includes requirements on Affirmatively Furthering Fair Housing (AFFH). However, this notice has been amended through the Notice titled AFFH: Responsibility to Conduct Analysis of Impediments published on May 23, 2018, in the Federal Register.

PHCD certifies that all sites converting assistance will comply with the site selection requirements set for at 24 CFR § 983.57, the Fair Housing Act, Title VI of the Civil Rights Act of 1964, including implementing regulations at 24 CFR § 1.4(b)(3), Section 504 of the Rehabilitation Act of 1973 including implementing regulations at 24 CFR § 8.4(b)(5), and the Americans with Disabilities Act.

#### **VII. Occupancy by Over-Income Families.**

Pursuant to PIH Notice 2019-23, RAD Final Implementation, REV-4, HUD has waived the regulatory requirements to allow a unit that was over-income at the time of conversion to continue receiving assistance. Once the grandfathered household moves out, the unit must be leased to an eligible family.

#### **VIII. Occupancy by Police Officers.**

Not Applicable to HCV

#### **IX. Non-Smoking Policies.**

Encourage a smoke-free policy pursuant to Miami-Dade County Commissioners Resolution Nos. R-1003-15 and R-582-16.

#### **X. Project-Based Vouchers**

- A. Based on availability of additional funding, PHCD estimates that it will make available no more than 20% of its Section 8 allocation for Project-Based Voucher (PBV) assistance.
- B. Current project-based vouchers are located at:
  1. Verde Gardens
  2. Shuler Manor
  3. Del Prado
  4. Marcia Gardens
  5. Coalition Lift
  6. Golden Lakes
  7. Coquina Place
  8. Wagner Creek
  9. Modello Apartments
  10. Centerra Townhomes
  11. Joe Moretti 2B
  12. Robert King High
  13. Northside Commons
  14. Brisas Del Rio
  15. Three Round Tower C
  16. Max Landing
  17. The Gallery at Smathers Plaza Phase III
  18. Brisas Del Este Phase Two
  19. Haley Sofge 800
  20. Paseo Del Rio



21. Mosaico
  22. Lincoln Gardens
- C. PBV unit approval is expected to increase to approximately 400 units.
- D. Includes the following public housing projects converted to PBV under RAD that may include units under regular PBV (Section 18 /RAD Blend option):
1. Joe Moretti – Phases I, 2A and 2B
  2. Dante Fascell Apartments
  3. Stirrup Plaza
  4. South Miami Plaza
  5. Jack Orr Plaza Phase 1
  6. Collins Park Apartments
  7. Three Round Tower A
  8. Three Round Towers B and C
  9. Robert King High
  10. Brisas Del Este
  11. Paseo Del Rio
  12. Gallery at River Parc
  13. Brisas del Rio
  14. Haley Sofge Building 800
  15. South Miami Gardens
  16. Quail Roost Transit Village I
  17. Culmer Apartments
  18. Gallery at Marti Park
  19. Brisas Del Este Apartments
  20. Gallery at West Brickell

**XI. Units with Approved Vacancies for Modernization.**

Not Applicable to HCV

**XII. Other Capital Grant Programs (i.e., Capital Fund Community Facilities Grants or Emergency Safety and Security Grants).**

Not Applicable to HCV

**B.2.C –Progress Report**

**I. Increase the availability of affordable housing that reflect HUD and local requirements:**

- A. Under the Section Eight Management Assessment Program (SEMAP), PHCD earned the rating of a High Performer (scored 96.055 percent) for fiscal year ended September 30, 2021. Pursuant to Notice PIH 2020-14, HUD extended the suspension of the SEMAP score for fiscal year end September 30, 2021.

**II. Improve community quality of life and economic vitality.**

- A. PHCD continues efforts in creating a Resident Advisory Board and developing relationships with other community partners.

**III. Ensure equal opportunity in housing for all Americans.**

- A. Complied with the Fair Housing Act, and other civil rights laws and regulations, and provided Fair Housing Training to staff.

## Appendix D

### RAD/Section 18 Blend Option and Site Configuration

#### I. RAD/Section 18 Blend Option

On January 19, 2021 HUD issued Notice PIH-2021-07, RAD Final Implementation, Revision 4. The notice discusses the tool available to the PHA for combining Section 18 of the Housing Act of 1937 and RAD in order to perform comprehensive rehabilitation or new construction of its housing. On July 27, 2023, HUD issued Notice PIH-2023-19, RAD Supplemental Notice 4B, which amends PIH-2021-07 by revising the definition of high-cost areas used for the purposes of defining the percentage of units that may be disposed of through Section 18 pursuant to a RAD/Section 18 Blend.

The notice, as amended, states the following:

***“e. Blending Section 18 Disposition Approvals with Rental Assistance Demonstration (RAD) Conversion.*** *The PHA is converting a portion of the public housing units within a Converting Project and is replacing the units proposed for disposition with project-based Section 8 assistance within the Covered Project, as the terms “Converting Project” and “Covered Project” are defined in the RAD Final Implementation Notice Revision 4 (H-2019-09 PIH-2019-23 (HA)), as amended from time to time (the “RAD Notice”). The aggregate number of replacement units (RAD and project-based Section 8) must meet the RAD “substantial conversion of assistance” requirements.*

***(1) RAD/Section 18 Construction Blend.*** *The percentage of units eligible for disposition within the Converting Project is based on the hard construction costs, including general requirements, overhead and profit, and payment and performance bonds, proposed for the new construction or rehabilitation of the Covered Project. To be eligible, the proposed transaction may not use 9% Low Income Housing Tax Credits. The following sets forth the percentage of units eligible for disposition within the Converting Project based on the level of construction activity:*

*(a) If the hard construction costs are equal to or exceed ninety percent (90%) of the Housing Construction Costs (HCC) as published by HUD for the given market area, at the PHA’s discretion up to sixty percent (60%) of the units in the Converting Project may be disposed of under Section 18. For high-cost areas, defined as those where HCC exceeds one hundred and twenty percent (120%) of the national average HCC or where the amount of construction necessary to convert the units from their current condition to the condition proposed as a result of the Work would cost in excess of two hundred percent (200%) of the national average HCC at the PHA’s discretion up to eighty percent (80%) of the units in the Converting Project may be disposed of under Section 18.*

*(b) If the hard construction costs are equal to or exceed sixty percent (60%) but are less than ninety percent (90%) of the Housing Construction Costs as published by HUD for the given market area, at the PHA’s discretion up to forty percent (40%) of the units in the Converting Project may be disposed of under Section 18.*

*(c) If the hard construction costs are equal to or exceed thirty percent (30%) but are less than sixty percent (60%) of the Housing Construction Costs as published by HUD for the given market area, at the PHA’s discretion up to twenty percent (20%) of the units in the Converting Project may be disposed of Section 18.”*

## **II. Site Configuration**

### **A. Haley Sofge – Building 800**

Haley Sofge (FL005000835) is comprised of 475 public housing units, which includes two towers – Tower 750 and Tower 800.

Building 800 consists of 240 units that have been converted to RAD under a RAD/Section 18 blend conversion. The PHA received replacement tenant protection vouchers (TPVs) prior to the RAD conversion which will be used for this project. A variety of funding sources will be pursued, including but not limited to, RAD/Section 18 blend and Low-Income Housing Tax Credits (LIHTC) to assist with construction costs, transaction costs, and overall project funding. Project is subject to LIHTC restrictions.

According to Section 1.4.A.12 of the RAD Notice, "for the purposes of this sub-section, transfer of assistance does not include transfers to an adjacent site". Therefore, these transfers of assistance to the properties in the table above do not constitute a Transfer of Assistance under RAD.

### **B. Haley Sofge – Building 750**

Haley Sofge (FL005000835) is comprised of 475 public housing units, which includes two towers – Tower 750 and Tower 800.

Building 750 is comprised of 235 units. Out of 235 units, 195 were transferred as follows: 1) 66 units were transferred to Paseo del Rio, an adjacent new construction project under a RAD/Section 18 blend through transfer of assistance; 2) 93 units were transferred to Gallery at West Brickell under a RAD/Section 18 blend through transfer of assistance (described below); and 36 units were transferred to Gallery at Marti Park under a RAD/Section blend through transfer of assistance (described below).

The remaining 40 units may be replaced through a combination of on-site and off-site projects. Off-site replacement would occur through transfer of assistance to other sites, which may or may not be in the same neighborhood as the current site.

### **C. Gallery at West Brickell**

Gallery at West Brickell is comprised of 465 units, new construction, mixed-income LIHTC project in the Brickell neighborhood of the City of Miami. Ninety-three (93) assisted units will transfer from Haley Sofge Building 750 (FL005000835) under a RAD/Section 18 blend transfer of assistance. PHCD applied for replacement TPVs prior to the RAD conversion. If awarded by HUD, project-based vouchers will be used for this project. A variety of funding sources will be pursued, including RAD/Section 18 blend and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD Program requirements.

### **D. Gallery at Marti Park**

Gallery at Marti Parc will be comprised of an approximately 176-unit new construction, mixed-income LIHTC project in the Little Havana neighborhood of the City of Miami. Approximately, 36 assisted units will be transferred from Haley Sofge Building 750 (FL005000835) under a RAD/Section 18 blend transfer of assistance. An application for TPVs will be submitted to HUD for the purpose of replacing the Section 18 units from Haley Sofge Building 750 (as indicated above). If awarded by HUD, the project-based vouchers will be used for this project. A variety of funding sources will be pursued, including RAD/Section 18 blend and LIHTC to assist with construction costs, transaction

costs and overall project funding. Project is subject to LIHTC restrictions. A portion of the assisted units may have tenant selection preferences, which will be administered in accordance with RAD Program requirements.

**E. Rainbow Village/Gwen Cherry 23**

Rainbow Village/Gwen Cherry 23 (FL005000830) is currently comprised of 136 public housing units consisting of multiple two-story buildings. Rainbow Village/Gwen Cherry 23 will be a 136-unit conversion.

This 136-unit project will be converted under RAD and/or RAD/Section 18 blend in multiple phases. An application for TPVs will be submitted to HUD for the purpose of replacing the Section 18 units. If awarded by HUD, the project-based vouchers will be used for this project. A variety of funding sources will be pursued, including but not limited to, RAD/Section 18 blend and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD Program requirements.

**F. South Miami Gardens**

South Miami Gardens which was part of AMP FL005000842 is comprised of 58 public housing units. All 58 units were converted in Phase I under the RAD program and is newly constructed, mixed-income, and mixed-use multi-family site. A variety of funding sources will be pursued, including RAD and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. A portion of the assisted units may have tenant selection preferences, which will be administered in accordance with RAD Program requirements.

Phase II of the South Miami Gardens redevelopment (Somi Parc) will be new construction, mixed-income, and mixed-use. A variety of funding sources will be pursued, including LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. This project may include Faircloth units (which may be converted to RAD). A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD Program requirements.

**G. Jose Marti Villas**

Jose Marti Villas (FL005000839) is currently comprised of 131 public housing units spread across three (3) developments – Jose Marti Plaza, Falk Turnkey, and Little Havana Homes. Jose Marti Villas will be a 131-unit full conversion of these developments.

This 131-unit project will be converted under RAD or RAD/Section 18 blend in one (1) new construction/rehab, mixed-income, and mixed-use scattered-site phase. Transfer of assistance between the three (3) existing developments may occur (e.g., units from Little Havana Homes may be replaced in Jose Marti Villas and/or Falk Turnkey). A variety of funding sources will be pursued, including RAD/Section 18 and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. TPVs may be applied for to replace the Section 18 units and, if awarded by HUD, be project-based and placed at

**H. Gallery at Little Havana**

Gallery at Little Havana is a planned project in the Little Havana neighborhood in the City of Miami that may utilize Faircloth units (which may be converted to RAD) or receive a transfer of assistance of units from another project. A variety of funding sources will be pursued, including RAD/Section 18 and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. An application for TPVs will be submitted to HUD for the purpose of replacing the Section 18 units and, if awarded by HUD, be project-based and placed at the project. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD Program requirements.

A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD Program requirements. The post-conversion unit mix may differ from the current unit mix (i.e., unit reconfiguration).

**I. Liberty Square**

Liberty Square (FL005000827) is a public housing site currently undergoing a multi-phase redevelopment under a 2018 Mixed-Finance HUD approval (amended in 2022) to bring back 640 public housing units. Some or all of the units may be replaced under RAD, RAD/Section 18 blend, or a hybrid of RAD with non-RAD PBVs resulting from a TPV award under the existing Section 18 disposition approval. In the event RAD is utilized to replace public housing units at the site, the existing Mixed-Finance HUD approval from SAC may be amended or terminated.

The individual phases are:

- Phase 1 is a 204-unit completed and occupied property with 73 public housing units. These public housing units may be converted to RAD. The project was funded with LIHTCs and other financing sources. Due to funding requirements, some of the assisted units may have tenant selection preferences.
- Phase 2 is a 204-unit completed and occupied property with 73 public housing units. These public housing units may be converted to RAD. The project was funded with LIHTCs and other financing sources. Due to funding requirements, some of the assisted units may have tenant selection preferences.
- Phase 3 is a 192-unit completed and occupied property with 71 public housing units. These public housing units may be converted to RAD. The project was funded with LIHTCs and other financing sources. Due to funding requirements, some of the assisted units may have tenant selection preferences.
- Phase 4 is a 193-unit property that is currently under construction and will have approximately 27 replacement public housing units that may be converted to RAD.. LIHTCs will be used to fund construction and transaction costs, so LIHTC restrictions will also apply to this project. Due to funding requirements, some of the assisted units may have tenant selection preferences.
- Future Phases – There are five (5) remaining phases rental contemplated which will incorporate the balance of the promised 640 public housing units. Future phases with replacement public housing units may be brought back as RAD, RAD/Section 18 blend, or a hybrid of RAD with non-RAD PBVs. TPVs will be applied for to replace the Section 18 units and, if awarded by HUD, be project-based and placed at the project. RAD/Section 18 blend may be pursued to maximize project income and fund more construction costs. LIHTCs may be used to fund construction and transaction costs, so LIHTC restrictions may also apply to this project. Funding sources may require that some of the assisted units have tenant selection preferences. Affordable homeownership units and commercial/retail space are also contemplated.

**J. Culmer Place / Culmer Gardens Phase 1**

Culmer Place / Culmer Gardens (FL005000831) is comprised of 226 public housing units spread across multiple buildings within one site. Culmer Place / Culmer Gardens Phase 1 will be a 119-unit partial conversion.

A variety of funding sources will be pursued, including RAD/Section 18 and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC

restrictions. An application for TPVs will be submitted to HUD for the purpose of replacing the Section 18 units and, if awarded by HUD, be project-based and placed at the project. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD Program requirements.

**K. Homestead Gardens**

Homestead Gardens (FL005000844) is comprised of 150 public housing units, all of which will be converted. Phase I will consist of 162 units, of which 81 will be replacement units, with the remaining replacement units being replaced in future phases. A variety of funding sources will be pursued, including RAD/Section and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. An application for TPVs will be submitted to HUD for the purpose of replacing the Section units and if awarded, will be project based at the project phases. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD program requirements.

**L. Palm Court/Palm Tower**

Palm Court/Palm Tower (FL005000825) is comprised of 191 public housing units, all of which will be converted. A variety of funding sources will be pursued, including RAD/Section and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. An application for TPVs will be submitted to HUD for the purpose of replacing the Section units and if awarded, will be project based at the project phases. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD program requirements.

**M. Perrine**

Perrine (FL005000845) is comprised of 178 public housing units, all of which will be converted. A variety of funding sources will be pursued, including RAD/Section and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. An application for TPVs will be submitted to HUD for the purpose of replacing the Section units and if awarded, will be project based at the project phases. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD program requirements.

**N. Heritage Village/Moody Gardens**

Heritage Village I & II (FL005000843) and Moody Village & Moody Gardens (FL005000846) is comprised of 150 public housing units, all of which will be converted. A variety of funding sources will be pursued, including RAD/Section and LIHTC to assist with construction costs, transaction costs and overall project funding. Project is subject to LIHTC restrictions. An application for TPVs will be submitted to HUD for the purpose of replacing the Section units and if awarded, will be project based at the project phases. A portion of the assisted units may have tenant selection preferences which will be administered in accordance with RAD program requirements.