

Funding Opportunities from the Florida Housing Finance Corporation

Melissa Levy
Managing Director of Multifamily Programs

Elizabeth Thorp
Multifamily Rules & Special Projects Administrator

Topics in this Session

- Overview of affordable housing in Florida
- Overview of Florida Housing Finance Corporation (FHFC)
- Funding opportunities offered by FHFC
- Finding resources on FHFC's website
- Overview of the Catalyst Program
- Overview of the Predevelopment Loan Program (PLP)
- Additional resources when getting started with affordable housing

What is Affordable Housing?

- ❖ Safe, decent housing, focused on households that are income eligible
- ❖ Typically assisted with federal, state or local programs to decrease mortgage payments and rents to be affordable to these families
- ❖ Housing that is substandard – in poor condition – does not count as affordable housing
- ❖ Affordable rental properties are generally owned by private sector/nonprofits; public housing is owned by the government

Current Trends and Conditions

- After several years of increasing costs and interest rates, the market appears to have leveled off, at a “new normal.” Efforts and objectives over the coming year:
 - Incentivize “shovel-ready” developments
 - Stretch Florida Housing resources under a higher cost/interest rate environment to produce the maximum number of units
 - Balance new construction efforts with preservation objectives

Florida's Affordable Housing Approach

- ❖ Provide a continuum of housing, with focus on assisting those with greatest need
- ❖ The **private sector** is the primary delivery system; use public/private partnerships
- ❖ Preserve the existing affordable housing stock
- ❖ Provide programs for construction of new housing
- ❖ Programs should be flexible & consider regional/local needs
- ❖ When possible, use state funds as loans rather than grants

Overview of Florida Housing Finance Corporation (FHFC)

FHFC funds the development of affordable multifamily rental housing through competitive or noncompetitive allocation of state and federal resources.

- Low Income Housing Tax Credits (LIHTC)
- State Apartment Incentive Loan Program (SAIL)
- Grants
- HOME Investment Partnership Program/HOME-ARP
- National Housing Trust Fund
- Tax-Exempt Bonds (FHFC or Local HFA) used in conjunction with 4% LIHTC & SAIL
- Community Development Block Grant – Disaster Recovery (CDBG-DR)

SAIL Funding Breakdown - Demographic

Demographic Category	2022, 2023 and 2024 percentage to be Allocated, per Ch. 420.5087(3) F.S.	2024 Funding made available
Commercial Fishing Workers and Farmworkers	5.0%	\$6,250,000
Families	43.8%	\$54,750,000
Persons who are Homeless	10%	\$12,500,000
Persons with Special Needs	11.8%	\$14,750,000
Elderly Persons	29.4%	\$36,750,000

SAIL Funding Breakdown - Geographic

Geographic Category	2022, 2023 and 2024 percentage to be Allocated, per Ch. 420.5087(3) F.S.	2024 Funding made available
Small Counties	10.0%	\$12,500,000
Medium Counties	37.7%	\$47,125,000
Large Counties	52.3%	\$65,375,000

Live Local Programs

- **Live Local Corporate Tax Credit Program**
 - RFA 2024-216 Live Local SAIL Financing for the Construction of Large-Scale Developments of Significant Regional Impact
- **Additional Live Local SAIL Funding Opportunities**
 - RFA 2024-214 Live Local SAIL Financing to be used for Developing and Reconstructing Affordable Multifamily Housing Developments
 - RFA 2024-215 Live Local SAIL Financing for Developments Near Military Installations
 - RFA 2023-213 SAIL Funding for Live Local Mixed Income, Mixed-Use, and Urban Infill Developments
- **Multifamily Middle Market Certification**
- **Florida Hometown Heroes Program**

Overview of the Multifamily Programs Allocations Process

- ❖ FHFC allocates Federal and State Funding for the development and rehabilitation of multifamily affordable rental housing. Most of the resources are competitively awarded.
- ❖ FHFC awards funding to Developers to build/rehabilitate affordable housing through Requests for Applications (RFAs).
- ❖ FHFC awards Non-Competitive Tax Credits and MMRB through an open, non-competitive allocation process.

What is an RFA?

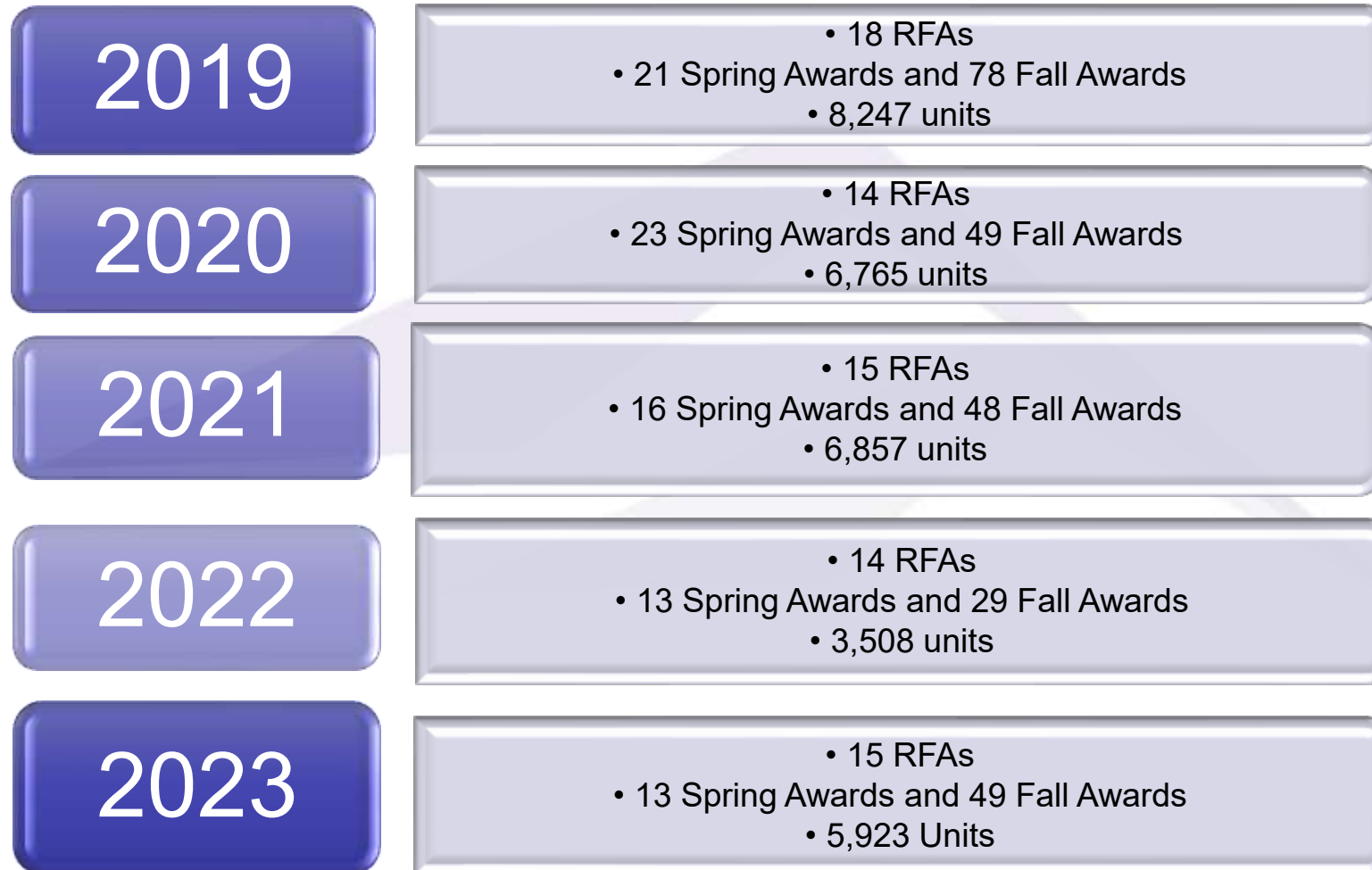
- The Multifamily Allocation process = RFAs
- FHFC issues about 15 – 18 RFAs each year, July 1 through June 30
- Prior to 2013, FHFC issued all funding in one Application Cycle – One Size Fits All Approach
- RFAs allow a nuanced approach to target specific demographic and geographic groups
- RFAs also allow faster reaction times and flexibility to sudden issues that affect housing in Florida

– Example

Hurricane Michael made landfall October 7, 2018, and the first RFA for recovery efforts was issued in February 2019.

2019-2023

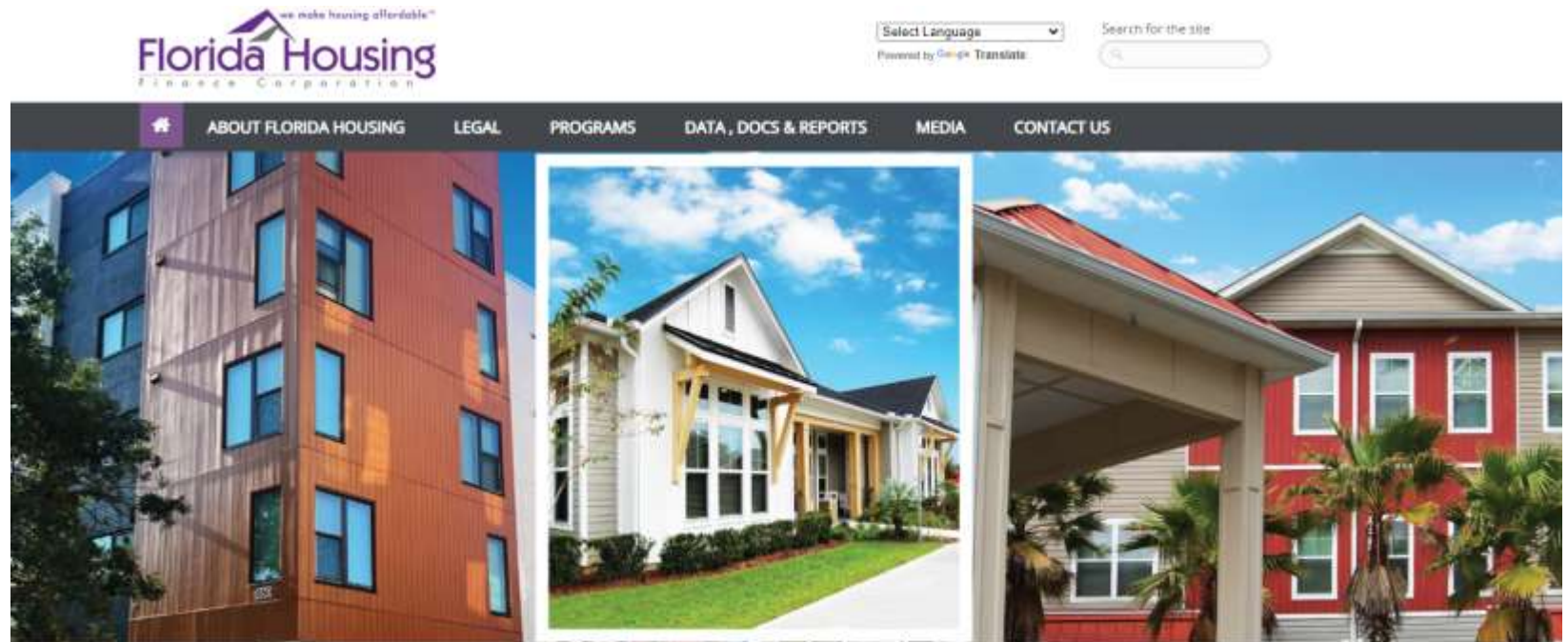
RFAs by the Numbers



Sounds Great!!

How Do I Get Started?

Go to
www.floridahousing.org



About Florida Housing Finance Corporation

The Florida Housing Finance Corporation (Florida Housing) was created by the state Legislature more than 40 years ago to assist in providing a range of affordable



First steps

- Sign-up for Florida Housing's E-News on www.floridahousing.org
- Review Timeline and note which RFAs you may pursue
- Plan to attend workshop or listen to the audio recording after event
- Review similar RFAs from previous years and the applications that were submitted
- Review Draft RFAs
- Begin preparations for applying and gather required documents

Sign up for Florida Housing's E-News

Click SUBSCRIBE to sign up for notifications from Florida Housing about programs, funding and other information

Subscribe

Finding materials on www.floridahousing.org

The screenshot shows the Florida Housing Finance Corporation website with a grid of six service categories. The 'Request for Applications (RFAs)' link in the Developers section is circled in red.

- HOMEBUYERS**
 - Florida Hometown Heroes Housing Program
 - Homebuyer Program Overview
 - Homebuyer Programs Wizard
 - SHIP- Homeownership & Rental Programs
 - Mortgage Credit Certificates (FAQs)
- RENTERS**
 - Affordable Rental Housing Locator
 - Special Needs Housing
 - SHIP- Homeownership & Rental Programs
 - Disaster Relief Programs
- ASSISTANCE FOR HOMEOWNERS**
 - How to Request a Payoff
 - Insurance Claim Check Endorsement Request
 - Disaster Relief Programs
- LENDERS & REAL ESTATE AGENTS**
 - Lenders & Loan Officers
 - Real Estate Agents
 - Lender Advisory Board
 - Lender Award Winners
- DEVELOPERS**
 - Rental/Homeownership Development
 - Request for Applications (RFAs)**
 - Current Rules/Rule Development Process
 - Special Programs
 - Special Needs Housing
 - Grants for Persons with Development Disabilities
 - CDBG-DR Programs
- PROPERTY OWNERS AND MANAGERS**
 - Compliance Information
 - Rental Housing Income Limits
 - Rental Housing Rent Limits
 - Rental Property Reports

Finding materials on www.floridahousing.org

- OVERVIEW
- 2025
- 2024
- 2023
- 2022
- 2021
- 2020
- 2019
- 2018
- 2017
- 2013

Competitive Application Process

FHFC Multifamily Programs 101 For Local Governments Workshop

- ▶ [June 22, 2021 Workshop](#)
- ▶ [PowerPoint presentation used at the 6-22-21 Local Governments Workshop](#)
- ▶ [6-22-21 Workshop Agenda](#)
- ▶ [Video Recording of the Workshop for 6-22-21 Local Governments Workshop](#)

Current Rules/Rule Development Process

2024/2025 RFA Cycle Information

2024-2025 Tentative Funding Amounts and Timeline - 7.22.24 draft

General RFA Process Public Comments

Multifamily Development Cost Increase Information

RFA Timeline for RFAs issued in 2023-2024 (subject to change)

Subject of RFA	RFA Workshop	RFA Issue Date	RFA Due Date	Review Committee (recommendations to Board)
RFA 2024-204 SAIL Financing for Preservation of Elderly Developments	October 2024	November 2024	December 2024	January 2025
RFA 2024-205 SAIL Financing of Affordable Multifamily Housing Developments to be Used in Conjunction with Tax-Exempt Bonds and Non-Competitive Housing Credits	7/17/2024 @ 2:00 p.m.	8/20/2024	9/12/2024	10/3/2024
RFA 2025-102 SAIL Financing for Smaller Permanent Supportive Housing Developments for Persons with Special Needs	8/13/2024 @ 2:00 p.m.	9/5/2024	11/21/2024	1/9/2025
RFA 2024-103 Housing Credit and SAIL Financing to Develop Housing for Homeless Persons	9/18/2024 @ 2:00 p.m.	10/17/2024	1/21/2025	3/11/2025
RFA 2024-104 SAIL Financing Farmworker and Commercial Fishing Worker Housing	March 2025	April 2025	May 2025	Summer 2025
RFA 2024-106 Financing to Develop Housing for Persons with Disabling Conditions / Developmental Disabilities	9/18/2024 @ 2:00 p.m.	10/17/2024	2/4/2024	3/11/2025

Finding materials on www.floridahousing.org

The screenshot shows the website's navigation menu with options: ABOUT FLORIDA HOUSING, LEGAL, PROGRAMS, DATA, DOCS & REPORTS, MEDIA, and CONTACT US. The breadcrumb trail is: Home / PROGRAMS / Multifamily Programs / Competitive. A year filter bar shows years from 2024 to 2013, with 2023 selected. Below this, a grid of buttons lists specific RFA numbers: 2023-304, 2023-303, 2023-213, 2023-212, 2023-211, 2023-205, 2023-203, 2023-202, 2023-201, 2023-108, 2023-106, 2023-105, 2023-104, 2023-103, and 2023-102. The section is titled "Competitive Application Process" and "Request for Applications (RFAs)". A paragraph states: "The Principals Disclosure requirements for each RFA are outlined on each specific RFA web page." A list of 14 RFA links follows, with a red arrow pointing to the link for RFA 2023-205: "RFA 2023-205 SAIF Financing Of Affordable Multifamily Housing Developments To Be Used In Conjunction With Tax-Exempt Bonds And Non-Competitive Housing Credits".

Home / PROGRAMS / Multifamily Programs / Competitive

OVERVIEW 2024 2023 2022 2021 2020 2019 2018 2017 2016 2015 2014 2013

2023-304 2023-303 2023-213 2023-212 2023-211 2023-205 2023-203 2023-202 2023-201 2023-108

2023-106 2023-105 2023-104 2023-103 2023-102

Competitive Application Process

Request for Applications (RFAs)

The Principals Disclosure requirements for each RFA are outlined on each specific RFA web page.

- ▶ [RFA 2023-304 RRIP Financing to be Used for Rental Developments in Hurricane Ian and Hurricane Nicole Impacted Counties](#)
- ▶ [RFA 2023-303 NHTF Funding For Developments In Conjunction With Tax-Exempt Bonds And Non-Competitive Housing Credits](#)
- ▶ [RFA 2023-213 SAIF Funding for Live Local Mixed Income, Mixed-Use, and Urban Infill Developments](#)
- ▶ [RFA 2023-212 Housing Credit Viability Funding for Developments located in Monroe County that have an Active Award of SAIF Financing and 9 Percent Housing Credits](#)
- ▶ [RFA 2023-211 Construction Inflation Response Viability Funding](#)
- ▶ [RFA 2023-205 SAIF Financing Of Affordable Multifamily Housing Developments To Be Used In Conjunction With Tax-Exempt Bonds And Non-Competitive Housing Credits](#)
- ▶ [RFA 2023-203 Housing Credit Financing For Affordable Housing Developments Located in Miami-Dade County](#)
- ▶ [RFA 2023-202 Housing Credit Financing For Affordable Housing Developments Located in Broward, Duval, Hillsborough, Orange, Palm Beach, And Pinellas Counties](#)
- ▶ [RFA 2023-201 Housing Credit Financing For Affordable Housing Developments Located in Small and Medium Counties](#)
- ▶ [RFA 2023-108 Housing Credit and RRIP Financing for Homeless Housing Developments located in Medium and Large Counties Affected by Hurricane Ian and Nicole](#)
- ▶ [RFA 2023-106 Financing to Develop Housing for Persons with Disabling Conditions / Developmental Disabilities](#)
- ▶ [RFA 2023-105 Financing to Build Smaller Permanent Supportive Housing Properties for Persons with Developmental Disabilities](#)
- ▶ [RFA 2023-104 SAIF Financing Farmworker and Commercial Fishing Worker Housing](#)
- ▶ [RFA 2023-103 Housing Credit and SAIF Financing to Develop Housing for Homeless Persons](#)
- ▶ [RFA 2023-102 SAIF Financing For Smaller Permanent Supportive Housing Developments For Persons With Special Needs](#)

Finding materials on www.floridahousing.org

OVERVIEW	2024	2023	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
2023-304	2023-303	2023-213	2023-212	2023-211	2023-205	2023-203	2023-202	2023-201	2023-108			
2023-106	2023-105	2023-104	2023-103	2023-102								

RFA 2023-205 SAIL Financing Of Affordable Multifamily Housing Developments To Be Used In Conjunction With Tax-Exempt Bonds And Non-Competitive Housing Credits

[Review Committee Meeting to be held at 2:00 p.m. on August 23, 2023](#)

- ▶ [Webinar Registration Information](#)
- ▶ [RFA 2023-205 Web Notice for Review Committee Meeting](#)
- ▶ [8-23-23 Review Committee Meeting Agenda](#)

[Complete RFA issued at 6:35 p.m. on July 5, 2023](#)

- ▶ [Complete RFA 2023-205 as modified on 7-21-23, bookmarked](#)
- ▶ [Complete RFA 2023-205 as modified on 7-21-23, redlined](#)
- ▶ [First Modification of RFA 2023-205, issued at 5:10 p.m. on July 21, 2023](#)
- ▶ [Complete RFA 2023-205 \(Bookmarked\)](#)

[RFA 2023-205 Applications Submitted Report](#)

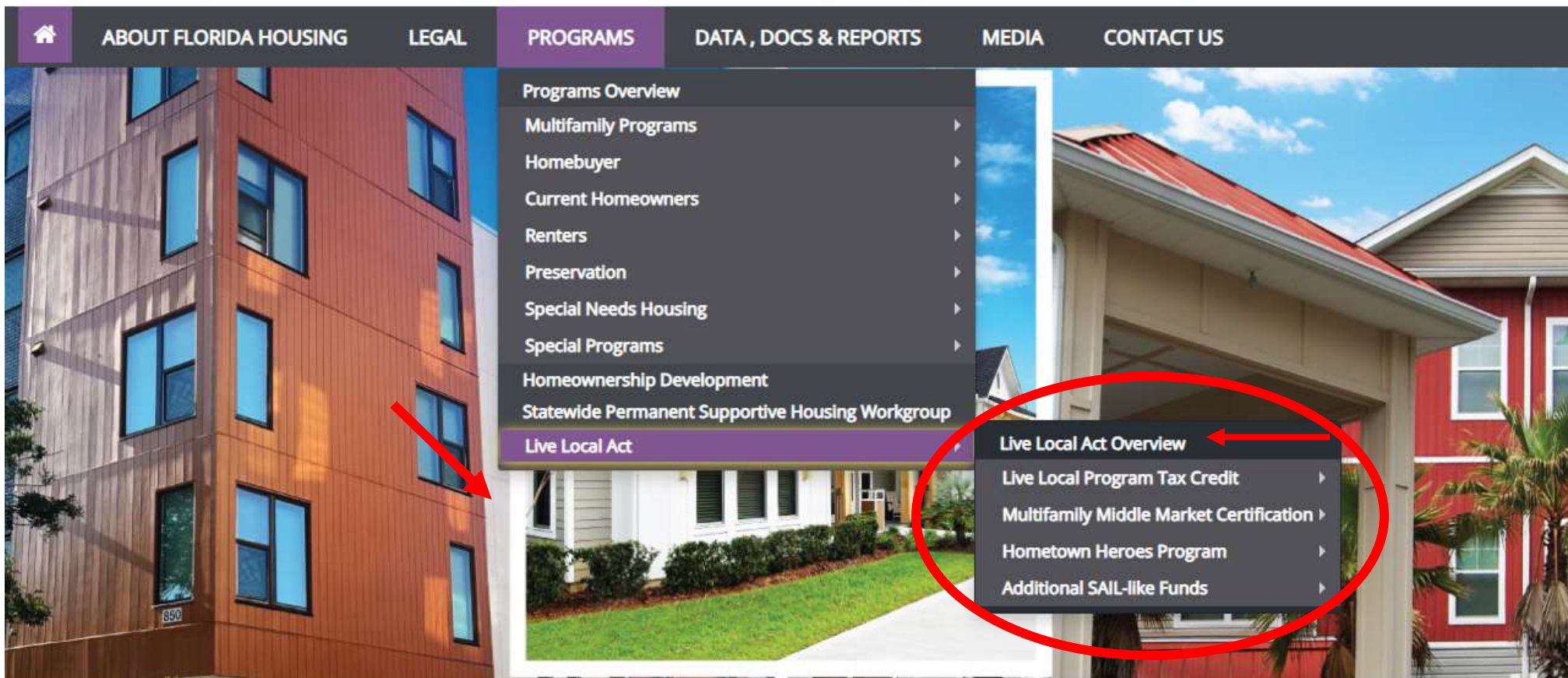
[View Applications Submitted in RFA 2023-205](#)

[Multifamily Mapping Application](#)

[Questions and Answers for RFA 2023-205](#)

- + [6-1-23 Workshop Information](#)
- + [Continuous Advance Review Process](#)
- + [Drafts](#)

Live Local Act materials on www.floridahousing.org



About Florida Housing Finance Corporation

Live Local Act materials on www.floridahousing.org



Largest Investment for Housing Opportunities in History

The Live Local Act is a comprehensive, statewide attainable housing strategy, designed to increase the availability of affordable housing opportunities for Florida's residents, who desire to live within the communities they serve. This framework provides historic recurring funding for housing very-low to moderate income households. In addition to a multitude of new programs, incentives, and opportunities, this legislation works to focus Florida's housing strategy in ways that make housing more attainable. Florida Housing will implement programs that support the development of multifamily residential housing, homeownership, and creating innovative approaches for all housing markets.

Please see the following programs, reports, and information below to learn more about how the Live Local Act can assist in reaching the goal of helping Floridians live where they work.

Program pages:

[Live Local Tax Credit Program for Transformational Development](#)



[Multifamily Middle Market Certification](#)

[Hometown Heroes Program](#)

[Additional Live Local SAIL Funding Opportunities](#)

[Sign Up For Each Live Local Act Program's ListServ](#)



- [Live Local Program Tax Credit](#)
- [Multifamily Middle Market Certification](#)
- [Hometown Heroes Program](#)
- [Additional Live Local SAIL Funding Opportunities](#)
- [Sign Up For Each Live Local Act Program's ListServ](#)



Timeline – from submission of Application to occupancy



Read, Read, Read

Credit Underwriting Process

- Rule 67-21, F.A.C.
- Rule 67-48, F.A.C.

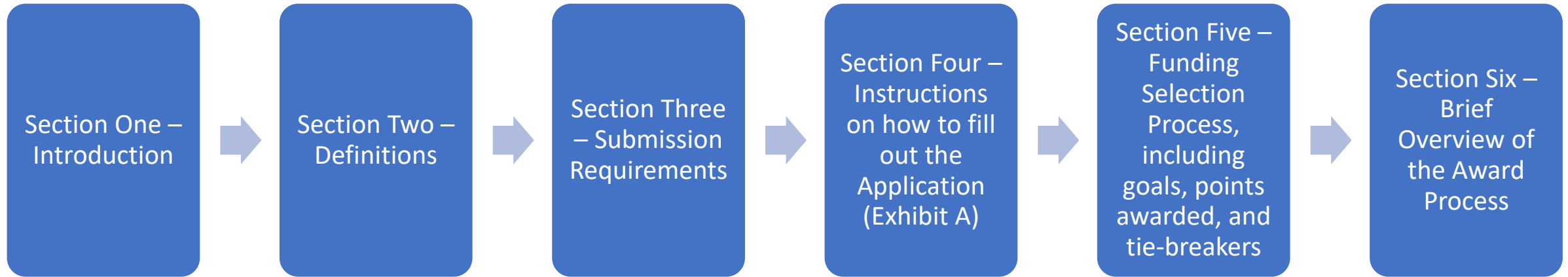
Overview of Application Process and Litigation Process

- Rule 67-60, F.A.C.

Mythbusting

It's not all about lottery!

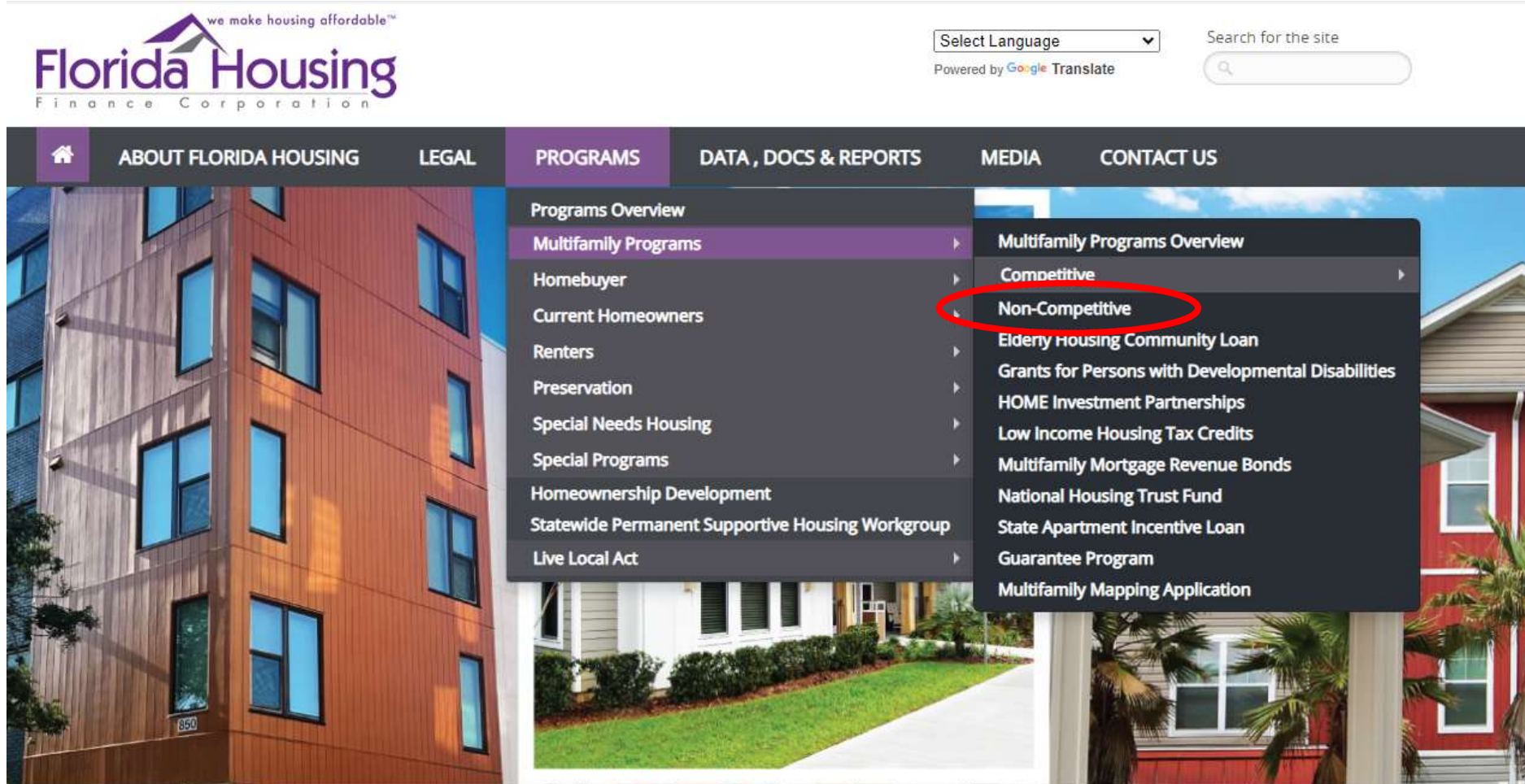
What an RFA looks like – Sections One through Six



What an RFA looks like – Exhibits

Exhibit A	Exhibit B	Exhibit C	Exhibit D	Exhibit E	Exhibit F	Exhibit G
<ul style="list-style-type: none">• The Application	<ul style="list-style-type: none">• Definitions specific to the RFA, outside of Rules	<ul style="list-style-type: none">• Additional information used by scorers	<ul style="list-style-type: none">• Timeline	<ul style="list-style-type: none">• Additional Requirements for Link Units for Persons with Special Needs	<ul style="list-style-type: none">• Rehabilitation Scoping Process with a Capital Needs Assessment	<ul style="list-style-type: none">• Tenant Application and Selection Requirements

Non-Competitive Application for 4% Housing Credits and Tax-Exempt Bonds



The screenshot shows the Florida Housing Finance Corporation website. At the top left is the logo with the tagline "we make housing affordable™". To the right is a "Select Language" dropdown menu and a search bar. Below the logo is a navigation bar with the following items: ABOUT FLORIDA HOUSING, LEGAL, PROGRAMS, DATA, DOCS & REPORTS, MEDIA, and CONTACT US. The "PROGRAMS" menu is open, showing a list of program categories on the left and a detailed list of programs on the right. The "Non-Competitive" option in the right-hand list is circled in red.

Florida Housing Finance Corporation we make housing affordable™

Select Language Search for the site

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ABOUT FLORIDA HOUSING LEGAL **PROGRAMS** DATA, DOCS & REPORTS MEDIA CONTACT US

- Programs Overview
- Multifamily Programs** ▶
 - Multifamily Programs Overview
 - Competitive ▶
 - Non-Competitive** ▶
 - Elderly Housing Community Loan
 - Grants for Persons with Developmental Disabilities
 - HOME Investment Partnerships
 - Low Income Housing Tax Credits
 - Multifamily Mortgage Revenue Bonds
 - National Housing Trust Fund
 - State Apartment Incentive Loan
 - Guarantee Program
 - Multifamily Mapping Application
- Homebuyer
- Current Homeowners
- Renters
- Preservation
- Special Needs Housing
- Special Programs
- Homeownership Development
- Statewide Permanent Supportive Housing Workgroup
- Live Local Act ▶

Non-Competitive Application for 4% Housing Credits and Tax-Exempt Bonds

ABOUT FLORIDA HOUSING LEGAL PROGRAMS DATA, DOCS & REPORTS MEDIA CONTACT US

Non-Competitive Application (MMRB And/Or Non-Competitive 4% HC) Application Process

*Notice: On April 1, 2024, Florida Housing opened the Non-Competitive Application Package requesting FHFC Issued MMRB and Non-Competitive Housing Credits until such time there are sufficient developments in the pipeline that can complete credit underwriting and close on their funding by the end of 2024 to utilize all of the 2021 Multifamily Carryforward Allocation. Florida Housing has received multiple applications since opening the Non-Competitive Application Package for FHFC Issued MMRB and Non-Competitive Housing Credits, which should ensure utilization of the 2021 Multifamily Carryforward Allocation. **Therefore, the Non-Competitive Application Package for Corporation-issued MMRB and Non-Competitive Housing Credits is closed for new applications.***

The Non-Competitive Application Package for Non-Competitive Housing Credits (4 percent HC) only, to be used for a Tax-Exempt Bond Financed Development where the bonds are issued by a County Housing Finance Authority and Tax-Exempt Bond- Financed Development where the bonds are issued by an entity other than the Corporation or County HFA will remain open for new applications.

Multifamily Mapping Application

Procorem 101: Quick Reference Slideshow

Procorem WC Collaborator Form

Ad Valorem Tax Exemption – F.S. 196.1978(4)

Average Income Test

- ▶ [Florida Housing's Best Practices on Average Income Test](#)
- ▶ [Applicant Average Income Test Acknowledgement and Certification](#)

Non-Competitive Application for 4% Housing Credits and Tax-Exempt Bonds

- ▶ [Rule Chapter 67-21, FAC effective February 2nd, 2015 and October 6, 2015](#)

Non-Competitive Application Package, effective 06-2023

- ▶ [Complete Non-Competitive Application Package – effective 06-2023 \(pdf\)](#)
- ▶ [Download the Application form \(excel\)](#)
- ▶ [Principals of Applicant and Developer\(s\) Disclosure Form \(Rev. 05-2019\) as amended 06-2023 \(excel\)](#)
- ▶ [2024 Fee Schedule](#)
- ▶ [ACH and Wire Transfer Instructions](#)
- ▶ [Tenant Selection Plan Guidelines - for NCA Package \(pdf\)](#)
- ▶ [Tenant Selection Plan Checklist - for NCA Package \(excel\)](#)
- ▶ [Click Here to Upload Application](#)

Related References and Links

Previous Rules and Applications

**How does a Non-Profit like
mine acquire all this
technical knowledge to
develop housing?**

www.floridahousing.org → Programs → Special Programs

The screenshot shows the Florida Housing Finance Corporation website. At the top left is the logo with the tagline "we make housing affordable™". To the right is a language selection dropdown set to "Select Language" and a search bar. Below the logo is a navigation bar with links for "ABOUT FLORIDA HOUSING", "LEGAL", "PROGRAMS", "DATA, DOCS & REPORTS", "MEDIA", and "CONTACT US". The "PROGRAMS" menu is open, listing "Programs Overview", "Multifamily Programs", "Homebuyer", "Current Homeowners", "Renters", "Preservation", "Special Needs Housing", "Special Programs", "Homeownership Development", "Statewide Permanent Supportive Housing Workgroup", and "Live Local Act". The "Special Programs" sub-menu is also open, listing "Special Programs Overview", "Catalyst Program", "Predevelopment Loan Program", "SHIP - State Housing Initiatives Partnership Program", "Local Housing Assistance Plan (LHAP)", and "Go Green". A red circle highlights the "Catalyst Program" and "Predevelopment Loan Program" items.

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Select Language
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Search for the site

ABOUT FLORIDA HOUSING LEGAL **PROGRAMS** DATA, DOCS & REPORTS MEDIA CONTACT US

- Programs Overview
- Multifamily Programs
- Homebuyer
- Current Homeowners
- Renters
- Preservation
- Special Needs Housing
- Special Programs**
- Homeownership Development
- Statewide Permanent Supportive Housing Workgroup
- Live Local Act

- Special Programs Overview
- Catalyst Program**
- Predevelopment Loan Program**
- SHIP - State Housing Initiatives Partnership Program
- Local Housing Assistance Plan (LHAP)
- Go Green

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Catalyst Program

Free to non-profits

Florida Housing contracts with the Florida Housing Coalition to provide training and technical assistance. Coalition is a highly skilled technical assistance organization that provides training to non-profits on:

- ✓ Planning
- ✓ Project financing
- ✓ Leveraging
- ✓ Partnerships
- ✓ Project completion

Predevelopment Loan Program (PLP) Program

The PLP Program helps nonprofit and community-based organizations, local governments, and public housing authorities plan, finance, and develop affordable housing.

Eligible organizations may apply for a loan of up to \$750,000. The loan carries a non-amortizing one percent interest rate, with principal and interest deferred until maturity.

The loan generally matures either upon the closing of construction/permanent financing or three years after the original PLP loan closed, whichever occurs first.

Predevelopment Loan Program (PLP) Program

PLP Loans may be applied toward costs such as:

- Rezoning
- Soil tests
- Engineering fees
- Title searches
- Appraisals
- Earnest money deposits
- Acquisition costs
- Administrative costs

Technical assistance provider is assigned to assist on developing strategies for securing construction and permanent financing.

“Getting Started with Affordable Housing” article



Select Language

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Search for the site



ABOUT FLORIDA HOUSING

LEGAL

PROGRAMS

DATA, DOCS & REPORTS

MEDIA

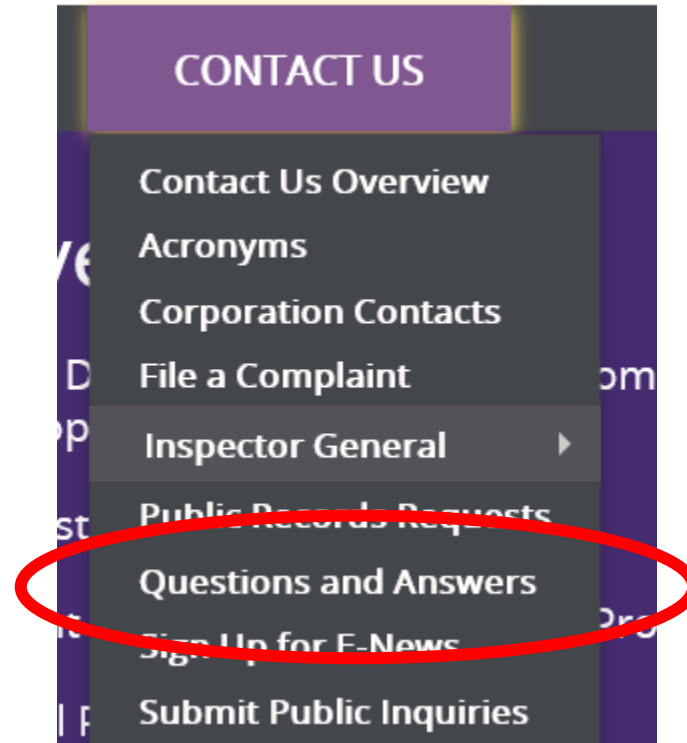
CONTACT US



- Government Relations Contact
- Contact Us Overview
- Acronyms
- File a Complaint
- Inspector General
- Public Records Requests
- Questions and Answers
- Sign Up for E-News
- Submit Public Inquiries
- Accessibility Statement



“Getting Started with Affordable Housing” article



“Getting Started with Affordable Housing” article

Questions and Answers



Florida Hardest-Hit Fund Program Announced to Help Troubled Homeowners

Information on the program announced to help homeowner's nearing foreclosure can be found [here](#).

Welcome to the Questions and Answers section of the website! Below you will find some common Q&A regarding Florida Housing's programs, most frequently asked questions and more.

Please feel free to use the links below to skip to a section, or simply scroll down to view all content.

Are you having trouble finding a program or resource? [Click here](#) to search programs alphabetically or by acronym.

Quick Jump

- ▶ [Compliance/Property Owners & Managers](#)
- ▶ [Demonstration Loans](#)
- ▶ [Financial Information](#)
- ▶ [Homeownership](#)
- ▶ [Housing Data](#)
- ▶ [Lenders](#)
- ▶ [Public Records Requests](#)
- ▶ [Predevelopment](#)
- ▶ [Realtors](#)
- ▶ [Rental Housing](#)
- ▶ [Getting Started With Rental Housing](#)
- ▶ [SHE](#)
- ▶ [Special Needs Housing](#)
- ▶ [Technical Assistance](#)

“Getting Started with Affordable Housing” article



Getting Started With Rental Housing

How do I get started finding information and funding to build affordable rental housing?

At Florida Housing, we call our rental housing programs “Multifamily Programs” and our Multifamily Program applications “Requests for Applications” or “RFAs”. We issue about 15 a year, varying by the demographic or geographic targeted and the type of funding offered. Information about the types of funding we offer for Multifamily Programs (loans, grants, Housing Credits, bonds) can be found here: <http://www.floridahousing.org/programs/developers-multifamily-programs> . Most can be used for both new construction and acquisition/rehabilitation.

Our multifamily programs often require at least 30 units. If you are wanting to develop something smaller another good source may be the local government housing office in your area. There is a program called SHIP that local governments administer, and they each determine what kind of uses are allowed for the funding. Information about SHIP, including a link to help find local SHIP offices, can be found here: <http://www.floridahousing.org/programs/special-programs/ship—state-housing-initiatives-partnership-program> .

For our multifamily funding RFAs, the timeline of upcoming applications, which can be a good starting point page, can be found here:

<http://www.floridahousing.org/programs/developers-multifamily-programs/competitive>. Each has a specific financing program, e.g. 9% tax credits, loans, etc. and some have a specific demographic, or type of construction, e.g. rehabilitation/preservation. You can sign up for our Listserv to be notified when we do set the dates, issue drafts and applications, etc. by going to <http://listserv.floridahousing.org> and signing up for the Multifamily Programs list.

To get an idea of program requirements, you can look at previous applications we have issued, but note that they can change from year to year on the details. Information about our Competitive RFAs can be found at <http://www.floridahousing.org/programs/developers-multifamily-programs/competitive>.

There is also a non-competitive housing credit program that has a different process from the programs listed above, however it is more geared toward large developments. Because of all the fees involved, you need a larger scale to make it work. Information about the program can be found at <http://www.floridahousing.org/programs/developers-multifamily-programs/non-competitive>.

As it pertains to general information about the tax credit program, it is a federal program established by Section 42 of the Internal Revenue Code, so reading that would give you some information <https://www.irs.gov/pub/irs-drop/rr-04-82.pdf>. There are some good sources on the website to learn the basics such as Novogradac and Enterprise Community Partners. There is an experience requirement for this program, so you would have to partner with a developer who has built or rehabbed affordable housing before. Visit http://www.novoco.com/events/webinars/lihtc/2015/lihtc_101/index.php, <http://www.enterprisecommunity.com/financing-and-development/low-income-housing-tax-credits/about-lihtc> and <http://ntcic.webfactional.com/tax-credit-basics/lihtc-basics/>.

Education, Training & Technical Assistance Webpage

The screenshot shows a web browser window displaying the Florida Housing website. The URL is <https://www.floridahousing.org/programs/developers-multifamily-programs/competitive/2022/2022-103>. The page features a navigation menu with 'PROGRAMS' selected. A dropdown menu is open, showing various program categories. The 'Education, Training & Technical Assistance' option is highlighted in purple. The main content area displays information for RFA 2022-103, including a list of applications received and selected, and a notice of intent to protest.

Florida Housing
Finance Corporation

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OVERVIEW 2023 2022 2021 2020

2022-CHIRP 2022-301 2022-210 2022-106 2022-105 2022-104 2022-103

Programs Overview
Multifamily Programs
Homebuyer
Current Homeowners
Renters
Preservation
Special Needs Housing
Special Programs
Homeownership Development

2017 2016 2010 2014 2013

205 2022-203 2022-202 2022-201 2022-109

Special Needs Housing Overview
Housing Stability for Homeless Schoolchildren
Serving Special Needs
Florida Assessment of Housing for Homeless and Special Needs Populations
Consumers
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Important Announcements
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Research & Publications
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Universal Design & Accessibility in Housing
Home Investment Partnerships Program (HOME) from the American Rescue Plan Act (HOME-ARP)

RFA 2022-103 Housing Credit And SA...
RFA 2022-103 Applications invited to enter Credit Underwriting

– Board Approved Preliminary Awards/Notice of Intended Decision (posted April 2021)

- ▶ Applications Received (Excel)
- ▶ Applications Selected (Excel)

+ Review Committee Recommendations to be Presented to the Board on April 2021

+ Notices of Intent to Protest

– Complete RFA issued at 4:40 p.m. on November 2, 2021

- ▶ Complete RFA 2022-103 as Modified on 12-22-21 (clean) bookmarked
- ▶ Complete RFA 2022-103 as Modified on 12-22-21 (redline)

<https://www.floridahousing.org/programs/special-needs-housing-overview/education-training-technical-assistance> (red) at 12:10 p.m. on December 22, 2021

Education, Training & Technical Assistance Webpage

Florida Housing contracts with the Florida Housing Coalition to administer workshops to local governments and non-profits on the Catalyst Program as well as the State Housing Initiative Partnership Program (SHIP) and other affordable housing programs. These workshops are tailored to housing professionals who are interested in increasing their knowledge of designing and implementing affordable housing programs and in furthering their careers in affordable housing. Go to the Florida Housing Coalition online for a complete review of courses offered: [Florida Housing Coalition](#)

Additionally, the [Florida Supportive Housing Coalition](#) also offers a variety of training opportunities related to supportive housing and the role it plays in serving diverse populations.

ADDITIONAL TRAINING RESOURCES

Interested in Developing and Managing Permanent Supportive Housing?
Florida Housing has created two pre-recorded webinars specially targeted to organizations interested in developing and managing Permanent Supportive Housing using funds through Florida Housing programs.

You can watch these orientations as you have time. Should you have questions or want more information after you've finished the webinars, we welcome you contacting us. Contact Zach Summerlin at Zach.Summerlin@floridahousing.org.

Part 1 provides an overview of what Permanent Supportive Housing is and the development process. It also provides a useful set of self-assessment questions your organization can use to help you decide whether your organization is prepared to take on the development and management of supportive housing.

Click this [link](#) to view the presentation.

Click this [link](#) to read the transcript of this presentation.

Part 2 is more focused on the process of working with Florida Housing, from pre-application through to asset management of your property. It provides an overview of what Florida Housing's expectations are and provides some tips for understanding the funding and application process.

Click this [link](#) to view the presentation.

Click this [link](#) to read the transcript of this presentation.

Reasonable Accommodations and Reasonable Modification in Housing
This presentation is in a slideshow format providing material on the accessibility laws and regulations that relate to Florida Housing's multifamily programs. The presentation is geared to the social service agencies that service Special Needs Households in Florida Housing-financed units. It covers Reasonable Accommodation and Reasonable Modification policies in the context of Florida Housing programs under the Fair Housing Act, ADA, and Section 504.

Corporation Contacts

Multifamily Programs:

Melissa Levy (Melissa.Levy@floridahousing.org), Managing Director of Multifamily Programs

Lisa Nickerson (Lisa.Nickerson@floridahousing.org), Multifamily Tax Credits Director – Housing Credits

Tim Kennedy (Tim.Kennedy@floridahousing.org), Multifamily Loans/Bonds Director

Jean Salmonsens (Jean.Salmonsens@floridahousing.org), Multifamily Allocations Director

Policy and Special Programs:

Bill Aldinger (Bill.Aldinger@floridahousing.org), Director of Policy and Special Programs

Zach Summerlin (Zach.Summerlin@floridahousing.org), Policy Director

Predevelopment Loan Program (PLP), State Housing Initiatives Partnership Program (SHIP)

Rob Dearduff (Robert.Dearduff@floridahousing.org), Special Programs Director

Homeownership and Federal Programs (HOME, CDBG-DR):

David Westcott (David.Westcott@floridahousing.org), Managing Director of Homeownership Program

Nicole Gibson (Nicole.Gibson@floridahousing.org), Federal Loan Programs Director

First Time Homebuyer Program and Hometown Heroes Program

Chip White (Charles.White@floridahousing.org), Homebuyer Loan Programs Director

Multifamily Middle Market Certification Program:

Middle.Market.Cert@Floridahousing.org

Questions?

Catalyst Contact Info

Florida Housing Coalition; www.flhousing.org

850-878-4219

Melissa Levy

Managing Director of Multifamily Programs

Elizabeth Thorp

Multifamily Rules and Special Projects Administrator