



Agenda Item Summary

File ID: 22-0207

Meeting Date: 10/25/2021

PLACEMENT: Old Business

TITLE:

CRA - PORT SALERNO AFFORDABLE HOUSING RFP

EXECUTIVE SUMMARY:

This is an update on the Port Salerno Affordable Housing RFP project.

BACKGROUND/RELATED STRATEGIC GOAL:

The Request for Proposal sought proposals from organizations for the development of 8 vacant lots in the Port Salerno CRA as affordable housing with the intent of transferring those lots to the organization(s) for such development. Two proposals were received; one from Port Salerno Affordable, LLC and one from East to West Development Corporation. A selection committee made up of county staff, community members, NAC members and AHAC members convened to evaluate the proposals based on a specific set of criteria. East to West Development Corporation was recommended for the award.

Affordable housing is defined as housing for which monthly rents or mortgage payments, including taxes, insurance and utilities do not exceed 30 percent of that amount which represents the percentage of the median adjusted gross annual income for the household categories, as defined below. For renter-occupied housing, this percentage would include monthly contract rent and utilities. The income ranges for the household categories are based on the percentage of median household income for Martin County and are adjusted for household size. The five household categories used to define affordable housing, are as follows:

- Extremely low-income households: annual gross income does not exceed 30 percent;
- Very low-income households: annual gross income does not exceed 50 percent;
- Low income households: annual gross income does not exceed 80 percent;
- Moderate income households: annual gross income does not exceed 120 percent;
- Workforce housing: annual gross income does not exceed 140 percent.

Attached are the conceptual drawings of the proposed four new homes with square footage and floorplans included. The homes must remain as affordable housing for at least twenty (20) years. Work on the required development agreement is in process.

LEGAL SUFFICIENCY REVIEW:

This item has been reviewed for legal sufficiency to determine whether it is consistent with applicable law, has identified and addressed legal risks, and has developed strategies for legal defensibility.

RECOMMENDED ACTION:

Hear the presentation.

FISCAL IMPACT:

N/A

DOCUMENT(S) REQUIRING ACTION:

N/A

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