

**Communication to City Commission  
 AFFORDABLE HOUSING ADVISORY COMMITTEE  
 BUILDING SERVICES CENTER – 700 NW 19 AVENUE  
 Planning Conference Room  
 MONDAY, December 8<sup>th</sup> 2014 – 9:00 A.M.**

**Cumulative Attendance**

<b>Committee Members</b>	<b>Attendance</b>	<b>7/12 through 6/13</b>	
		<b>Present</b>	<b>Absent</b>
Amanda Spangler-Bartle, Chair	P	3	1
Roosevelt Walters, Vice Chair	A	3	1
Edwin Parke	P	4	0
Bradley Deckelbaum	A	0	4
Brian Poulin	P	4	0
Kevin Borwick	A	0	4
Jonathan Jordan	A	3	1
Jodi Lee	P	3	1
Skeet Jernigan	P	2	2
Peter Cooper (appointed 10/14)	P	2	0
Roderick Kemp (appointed 11/14)	P	2	0
Kenneth Walton (appointed 12/14)	P	1	0

**Staff**

Jonathan Brown, Housing and Community Development, HCD  
 Avis Wilkinson, Liaison, Housing Program Supervisor, HCD

**Approval of Communication to City Commission**

The Affordable Housing Advisory Committee approved at the November 10, 2014 Meeting the drafting of a Communication to City Commission with recommendations regarding the City Owned Vacant Lots.

**Communications to City Commission**

The Affordable Housing Advisory Committee would like to present the following recommendations regarding City Owned Vacant Lots and the Surplus Property List prepared by the consultant CBRE:

During its real estate evaluation, the City should be advised that every municipality is required by State law to review all properties in which it holds fee simple title and create an inventory list of property which is appropriate for use as affordable housing (FS 166.0451). The statute goes on to state that the properties may then be:

- (1) sold without restrictions and the proceeds used to purchase land for the development of affordable housing or earmarked for affordable housing (i.e. affordable housing trust fund);

(2) sold with restrictions for development of the property as permanent affordable housing (through deed restrictions or community land trust); or

(3) donated to a nonprofit for the construction of permanent affordable housing.

The City of Fort Lauderdale's Affordable Housing Advisory Committee (AHAC), appointed by the City Commission, has made recommendations for use of the City's surplus lots as affordable housing dating back to 2011. These recommendations which are summarized below should be adopted by the City Commission and the following properties should be reserved for use as affordable housing.

Based on the surplus list prepared by the consultant CBRE:

(1) All residential lots over 5,000 square feet and all adjacent properties in which the total combined square footage is larger than 5,000 square feet that are listed on the City Owned Surplus List be used for affordable housing.

(2) All commercial lots listed on the City Owned Surplus List be evaluated for potential use as affordable housing.

In accordance with the state requirements and AHAC's recommendations, the properties should either be donated for affordable housing, sold to qualified developers for use as affordable housing or sold and proceeds deposited in a City of Fort Lauderdale Affordable Housing Trust Fund. AHAC further recommends that the City establish an Affordable Housing Trust Fund, adopt AHAC's recommendations for the selection of affordable housing developers (attached), and appoint AHAC as the Review Committee for Affordable Housing development and the Affordable Housing Trust Fund.

Attachments (list of highlighted properties from surplus list and recommendations attached in this email)

Attachments:

1. List of highlighted properties from surplus list