

AGENDA REQUEST FORM
The School Board of Broward County, Florida

Meeting Date 9/19/2006

Open Agenda <input type="checkbox"/> Yes <input type="checkbox"/> No
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Time Certain Request <input type="checkbox"/> Yes <input type="checkbox"/> No

Agenda Item Number A-1

TITLE: School Impact Fee Waiver for Lot 2, "Marbar Estates" According to the Plat Thereof, Plat Book 43, Page 12, City of Hollywood. Proposed by Broward Housing Solutions, a 501(C)(3) Not For Profit Entity

REQUESTED ACTION: Adopt Resolution No. 07-29 which states that the School Board does not oppose action by the Broward County Board of Commissioners under provisions of the Broward County Land Development Code, waiving approximately \$548 school impact fee due for the construction of 2 (1-bedroom) very low income, garden apartment affordable housing units on Lot 2, "Marbar Estates" according to the plat thereof, Plat Book 43, Page 12, located North of Wilson Street between North 16th Court and North 17th Avenue, in the City of Hollywood, and proposed for development by Broward Housing Solutions.

SUMMARY EXPLANATION AND BACKGROUND: The proposed development will consist of 2 (1-bedroom) very low income garden apartment units, which will provide affordable housing for very low income individuals as defined in Division 6 of the Broward County Land Development Code Definitions. Therefore, as proposed, the two very low income single-family units are eligible for consideration of a school impact fee waiver as cited under Section 5-184(b)(4) of the Broward County Land Development Code. Under this Section, a school impact fee waiver can be granted based on percentages in the following manner: Very Low Income - 100 percent, Low Income - 75 percent and Moderate Income - 50 percent. The Broward County Community Development Division certified the proposed development as 2 affordable garden apartment (1-bedroom) units. Based on the current school impact fee ordinance (Ordinance 97-40, effective October 1, 2005), the total school impact fee due for the project is approximately \$548. Based on criteria cited in Section 5-184(b)(4) of the Broward County Land Development Code, the total \$548 qualifies for school impact fee waiver. Schools affected in the 2006-07 school year are Dania Elementary, Olsen Middle and South Broward High Schools. Broward Housing Solutions is registered as a 501(C)(3) Not for Profit entity, as defined by law.
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SCHOOL BOARD GOALS: <input type="checkbox"/> Goal One: All students will achieve at their highest potential. <input type="checkbox"/> Goal Two: All schools will have equitable resources. <input type="checkbox"/> Goal Three: All operations of the school system will demonstrate best practices while supporting student achievement. <input checked="" type="checkbox"/> Goal Four: All stakeholders will work together to build a better school system.
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FINANCIAL IMPACT: There is a potential loss of approximately \$548 in school impact fees.

EXHIBITS: (List) 1. Resolution No. 07-29 2. Correspondence from Broward Housing Solutions 3. 501(C)(3) certification letter from the Internal Revenue Services 4. Affordable Housing Certification Letter from Broward County Community Development Division 5. General Location Map of the Site 6. Broward County Affordable Housing Criteria as it applies to School Impact Fee Waivers 7. Affordable Housing Projects with waived School Impact Fees. 1987-2006
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BOARD ACTION <p align="center">ADOPTED</p> (For Official School Board Records' Office Only)	SOURCE OF ADDITIONAL INFORMATION Name: M. Rasheduzzaman, AICP Phone: (754)321-8105
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THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA
 DIVISION OF FACILITIES AND CONSTRUCTION MANAGEMENT
 MICHAEL GARRETSON, DEPUTY SUPERINTENDENT

Approved in Open Board Meeting on: SEP 19 2006
 Revised July 31, 2003 By: [Signature], School Board Chair
 FT/MG/TC/Rasheduzzaman/Houchins

Exhibit 1

Resolution No. 07-29

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA
RESOLUTION #07-29

RESOLUTION REGARDING THE WAIVING OF SCHOOL IMPACT FEE FOR LOT 2, "MARBAR ESTATES" ACCORDING TO THE PLAT THEREOF, PLAT BOOK 43, PAGE 12, CITY OF HOLLYWOOD

WHEREAS, Broward County Board of County Commission Code of Ordinances, Chapter 5, Article IX, Land Development Code, requires land dedication and/or the payment of school impact fee from developers in the incorporated areas and unincorporated areas of Broward County, to provide for adequate school sites and school buildings; and

WHEREAS, Section 5-184 (b)(4) of the Broward County Land Development Code provides that the Broward County Board of County Commissioners may waive the fee, upon request, for proposed projects or developments that will provide affordable housing for very low income, low income, and/or moderate income persons as defined in Division 6, of the Broward County Land Development Code Definitions and that the percentage of any waiver granted shall be as follows: Very Low Income - 100 percent, Low Income - 75 percent and Moderate Income - 50 percent and any such waiver shall be only for that portion of the development that qualifies as affordable housing; and

WHEREAS, Broward Housing Solutions is proposing to construct two 1-bedroom, very low income, affordable garden apartment units, on Lot 2, "Marbar Estates" according to the plat thereof, Plat Book 43, Page 12, located north of Wilson Street between N 16th Court and N 17th Avenue, in the City of Hollywood; and

WHEREAS, the developer has provided written commitment and a confirmation letter from the Broward County Community Development Division indicating the proposed development meets the aforementioned criteria and has applied for consideration of the waiver of payment of school impact fee under Broward County's Land Development Code; and

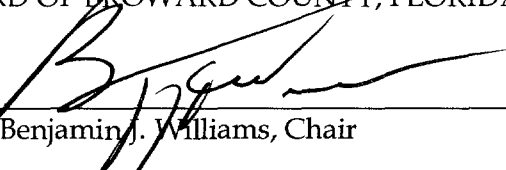
WHEREAS, Pursuant to the current impact fee ordinance, Ordinance #97-40, (effective October 1, 2005) the total school impact fee due for two garden apartment (1-bedroom) units is approximately \$548 and based on criteria stated in Section 5-184(b)(4) of the Broward County Land Development Code, the \$548, due qualifies for school impact fee waiver; and

WHEREAS, The School Board of Broward County, Florida has several sources of funds that may be used for capital expenditures including District School Board millage revenues and, if available, PECO funding.

NOW, THEREFORE, BE IT RESOLVED, that The School Board of Broward County, Florida, does not oppose action by the Broward County Board of County Commissioners under provisions of the Broward County Land Development Code, waiving approximately \$548 of the school impact fee applicable to the construction of two 1-bedroom, very low income, affordable garden apartment units on Lot 2, "Marbar Estates" according to the plat thereof, Plat Book 43, Page 12, located north of Wilson Street between N 16th Court and N 17th Avenue, in the City of Hollywood, and proposed for development by Broward Housing Solutions. The funds required to pay for the public school sites and school buildings that would otherwise have been paid for by the waived school impact fee applicable to the proposed project shall be obtained from District School Board millage revenues, or if available, PECO funds. This waiver is valid only if said project is restricted to the aforesaid development.

Given at Fort Lauderdale, Florida this 19 day of September 2006.

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

BY: 
Benjamin J. Williams, Chair

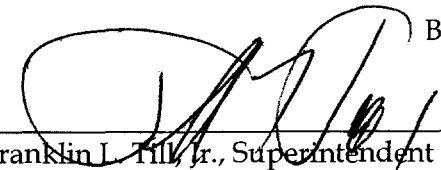
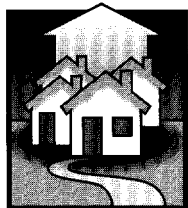
Attest: 
Franklin L. Till, Jr., Superintendent of Schools

Exhibit 2

Correspondence From Broward Housing Solutions



**Broward
Housing
Solutions**

305 SOUTHEAST 18TH COURT
FORT LAUDERDALE, FLORIDA 33316
PHONE: 954-764-2800 • FAX: 954-764-0036
WWW.BROWARDHOUSINGSOLUTIONS.ORG
INFO@BROWARDHOUSINGSOLUTIONS.ORG

July 3, 2006

Ms. Linda Houchins
Facilities Management
1643 N Harrison Pkwy Bldg H
Sunrise FL 33323

Re: Waiver of Impact Fees for Affordable Housing
Wilson Gardens -1629 Wilson St. , Hollywood, FL 33020

Dear Ms. Houchins,

Broward Housing Solutions is a non profit (501(c)3 developer of supportive housing for low income clientele with mental illness.

We are requesting a waiver of impact fees for our newest project, Wilson Gardens, which will house young adults with mental illness who have recently aged out of the foster care system.

We are doing a substantial renovation of an abandoned apartment complex currently configured at 7 one bedroom units and 2 efficiencies. As part of the renovation, we will be reconfiguring the building and creating 9 one bedroom apartments.

I have enclosed the following documentation to support our request:

- Broward County Affordable Housing Certification and authorization to waive impact fees
- Site map and location
- Warranty deed
- 501(c)3 letter
- agency brochure

Please let me know if you have any additional questions regarding this request. I can be reached at 954-764-2813. You may also contact the permit expeditor for the project, Debbie Farmer at 954-325-3044 or by fax at 954-704-8738.

Sincerely

Lisa Hoffmeyer
Project Development Director

cc: Debbie Farmer

Exhibit 3

Certification Letter From the Internal Revenue Service

INTERNAL REVENUE SERVICE
DISTRICT DIRECTOR
P. O. BOX 2508
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date: OCT 31 1997

Employer Identification Number:
65-0407370

DLN:
17053270922007

Contact Person:
D. A. DOWNING
Contact Telephone Number:
(513) 241-5199

Our Letter Dated:
June 1993

Addendum Applies:
No

BROWARD COUNTY COMMUNITY
DEVELOPMENT CORPORATION INC
115 SE 13TH ST S A
FT LAUDERDALE, FL 33316-1856

Dear Applicant:

This modifies our letter of the above date in which we stated that you would be treated as an organization that is not a private foundation until the expiration of your advance ruling period.

Your exempt status under section 501(a) of the Internal Revenue Code as an organization described in section 501(c)(3) is still in effect. Based on the information you submitted, we have determined that you are not a private foundation within the meaning of section 509(a) of the Code because you are an organization of the type described in section 509(a)(1) and 170(b)(1)(A)(vi).

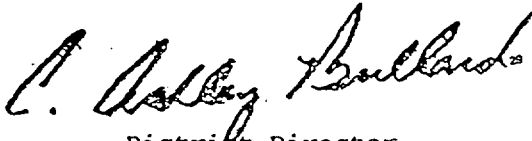
Grantors and contributors may rely on this determination unless the Internal Revenue Service publishes notice to the contrary. However, if you lose your section 509(a)(1) status, a grantor or contributor may not rely on this determination if he or she was in part responsible for, or was aware of, the act or failure to act, or the substantial or material change on the part of the organization that resulted in your loss of such status, or if he or she acquired knowledge that the Internal Revenue Service had given notice that you would no longer be classified as a section 509(a)(1) organization.

If we have indicated in the heading of this letter that an addendum applies, the addendum enclosed is an integral part of this letter.

Because this letter could help resolve any questions about your private foundation status, please keep it in your permanent records.

If you have any questions, please contact the person whose name and telephone number are shown above.

Sincerely yours,



District Director

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Consumer's Certificate of Exemption

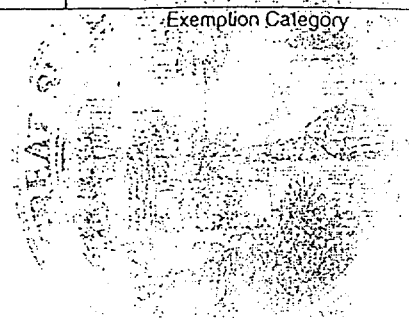
DR-14
R. 01/02

Issued Pursuant to Chapter 212, Florida Statutes

85-8012572811C-0	06/30/2003	06/30/2008	501(C)(3) ORGANIZATION
Certificate Number	Effective Date	Expiration Date	Exemption Category

This certifies that

CORP
BROWARD COUNTY COMMUNITY DEVELOPMENT
305 SE 18TH COURT
FORT LAUDERDALE FL 33316-1856



is exempt from the payment of Florida sales and use tax on real property rented, transient rental property rented, tangible personal property purchased or rented, or services purchased.



Important Information for Exempt Organizations

DR-14
R. 01/02

1. You must provide all vendors and suppliers with an exemption certificate before making tax-exempt purchases. See Rule 12A-1.039, Florida Administrative Code (FAC).
2. Your *Consumer's Certificate of Exemption* is to be used solely by your organization for your organization's customary nonprofit activities.
3. Purchases made by an individual on behalf of the organization are taxable, even if the individual will be reimbursed by the organization.
4. This exemption applies only to purchases your organization makes. The sale or lease to others by your organization of tangible personal property, sleeping accommodations or other real property is taxable. Your organization must register, and collect and remit sales and use tax on such taxable transactions. Note: Churches are exempt from this requirement except when they are the lessor of real property (Rule 12A-1.070, FAC).
5. It is a criminal offense to fraudulently present this certificate to evade the payment of sales tax. Under no circumstances should this certificate be used for the personal benefit of any individual. Violators will be liable for payment of the sales tax plus a penalty of 200% of the tax, and may be subject to conviction of a third degree felony. Any violation will necessitate the revocation of this certificate.
6. If you have questions regarding your exemption certificate, please contact the Exemption Unit of Central Registration at 850-487-4130. The mailing address is 5050 West Tennessee Street, Tallahassee, FL 32399-0100.

Exhibit 4

**Affordable Housing Certification From Broward County
Community Development Division**



Department of Urban Planning and Redevelopment
HOUSING AND COMMUNITY DEVELOPMENT DIVISION

115 S Andrews Avenue, Room 311 • Fort Lauderdale, Florida 33301 • 954-357-5808 • FAX 954-357-6380

Revised

August 3, 2006

Lisa Hoffmeyer, Project Development Director
 Broward Housing Solutions
 305 South East 18th Court
 Fort Lauderdale, FL 33016

SUBJECT: AFFORDABLE HOUSING CERTIFICATION
 Marbar Estates 43-12, B Lot 2

Dear Ms. Hoffmeyer:

Broward Housing Solutions has been certified eligible under the Broward County Affordable Housing Program for certain impact fee waivers or reductions. This certification will be for 9 Garden Apartments in the following category as indicated in your application:

Number of Units Proposed by Bedroom Size	Efficiency	One Bedroom	Two Bedrooms	Three Bedrooms	Four Bedrooms
Very Low		2			
Low		7			
Moderate					

Dwelling Unit Type	Very Low	Low	Moderate	Total
Single Family Detached				
Townhouse/Villa Attached, Duplex				
Garden Apt. (2-3 Stories)	2	7		9
High-Rise (4+ Stories)				
Mobile Home				
Total	2	7		9

Legal Description: Lot 2, "Marbar Estates" According to the Plat thereof as Recorded in Plat Book 43, Page 12 of the public records of Broward County, Florida.

Broward County Board of County Commissioners
 Josephus Eggelston, Jr. • Ben Graber • Sue Gunzburger • Kristin D. Jacobs • Rene Lieberman • Lois Wexler • John E. Rodstrom, Jr. • Jim Scott • Diana Wasserman-Rubin
 www.broward.org

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Affordable Housing Certification/Impact Fee Waiver Program

June 6, 2006

As the approved owner of the property, you are required to comply with all applicable terms and conditions of the program, as outlined in your initial application.

You must also comply with the Broward County Land Use Plan (BCLUP) for "Affordable Housing." Specifically, the monthly rents or mortgage payments (including taxes and insurance) do not exceed 30 percent of an amount representing the percentage (very low = 50%; low = 80%; moderate = 120%) of the median income limits adjusted for family size for the households. To income certify client, please see an example application attached as a guide. Upon completion of the application, retain the original income certification Application in your files.

If the owner transfers title to the property within the time period set forth in the Terms and Conditions in the application, the property shall be made available only to a buyer who qualifies as designated on your approved Certification Letter and who will use the property as its principal residence or all fees shall be subject to recapture. "Waivers of impact and/or application fees require that the applicant(s) maintain affordable housing for fifteen (15) years for rental housing and five (5) years for owner-occupied housing in accordance with Broward County Land Development Code." (See page one (1) of your application.)

It is important that you present this letter when discussing the project with County staff or when filing development applications with Broward County. Also, any waiver or reduction to be given by the Broward County School Board will require a separate application from them.

Please contact the Broward County Development Management Division at (954) 357-6666 for additional assistance.

Sincerely,


Suzanne R. Fejes, Acting Director

Attachment:

SF/in

cc: **Cameron Benson**, City Manager
City of Hollywood

Howard Clark, Development Review Coordinator
Broward County Development Management Division

David Huizenga, Engineer III
Broward County Engineering Division

Page Three (3)
Affordable Housing Certification/ Impact Fee Waiver Program
June 6, 2006

Roger Travis, Engineering Division
Paving & Drainage Section

Henry Sniezek, Executive Director
Broward County Planning Council

Chris Akagbosu
Facility Management, Planning & Site Acquisition Dept
Broward County School Board - 14th Floor

Bettie J. Jenkins, Housing Development Manager
Broward County Community Development Division/Office of Housing

Inita Neely, Community Development Specialist I
Broward County Community Development Division/Office of Housing

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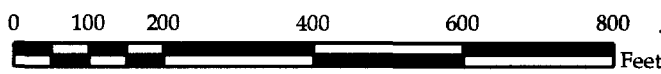
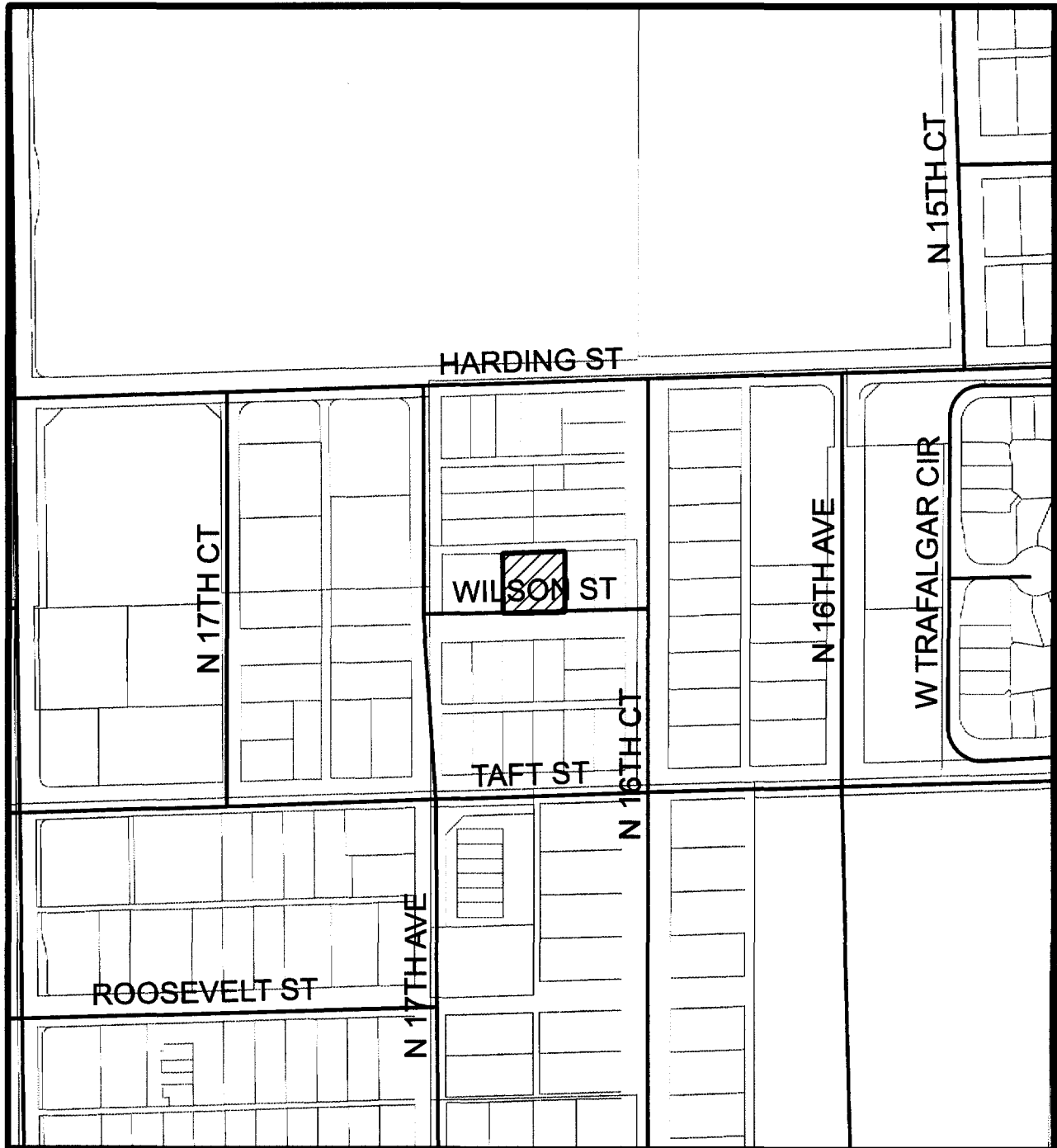
Exhibit 5

General Location Map of the Site

GENERAL LOCATION MAP

Lots 2, Marbar Estates

CITY OF HOLLYWOOD



Prepared by the Growth Management Division
The School Board of Broward County, Florida



- Legend**
- Street Center Line
 - Subject Site
 - Parcels

Exhibit 6

**Broward County Affordable Housing Criteria
as it Applies to School Impact Fee Waivers**

BROWARD COUNTY AFFORDABLE HOUSING CRITERIA AS IT APPLIES TO SCHOOL IMPACT FEE WAIVERS

Section 5-184(b)(4) of the Broward County Land Development Code (BCLDC) provides that the Broward County Commission may waive impact fees, upon request, for proposed projects or developments that will provide affordable housing for the very low income, low income and moderate income persons as defined in Division 6 of the BCLDC.

The Broward County Community Development Division evaluates proposed affordable housing projects and certifies them for fee waiver. Qualified projects are certified in the categories listed below and percentages granted are as follows:

Very Low Income – 100% of impact fees waived

Low Income – 75% of impact fees waived

Moderate Income – 50% of impact fees waived

The BCLDC defines affordable housing and the income categories as follows:

Affordable Housing

Housing for which monthly rents or monthly mortgage payments (including taxes and insurance) do not exceed 30% of an amount representing the percentage (very low = 50%; low = 80%; moderate = 120%) of the median income limits, as published by the U.S. Department of Housing and Urban Development, adjusted for family size for households.

Very Low Income Person

One or more natural persons or a family, not including students, that has a total annual anticipated income for the household that does not exceed 50% of the median annual income, as published by the U.S. Department of Housing and Urban Development, adjusted for family size for the county. While occupying a rental unit, a very low-income person's annual anticipated gross income might increase to an amount not to exceed 140% of 50% of the applicable median income adjusted for family size. **For example, maximum income limitation for a family of four persons is \$30,300**

Low Income Person

One or more natural persons or a family, not including students, that has a total annual anticipated income for the household that does not exceed 80% of the median annual income, as published by the U.S. Department of Housing and Urban Development, adjusted for family size for the county. While occupying a rental unit, a low-income person's annual anticipated gross income might increase to an amount not to exceed 140% of 80% of the applicable median income adjusted for family size. **For example, maximum income limitation for a family of four persons is \$48,500**

Moderate Income Person

One or more natural persons or a family, not including students, that has a total annual anticipated income for the household that does not exceed 120% of the median annual income, as published by the U.S. Department of Housing and Urban Development, adjusted for family size for the county. While occupying a rental unit, a moderate-income person's annual anticipated gross income might increase to an amount not to exceed 140% of 120% of the applicable median income adjusted for family size. **For example, maximum income limitation for a family of four persons is \$72,720.**

Additional information obtained from Broward County regarding the median family income in the county and mortgage/rent limits regarding affordable housing projects are attached.

**BROWARD COUNTY
INCOME CATEGORY CHART**

HOUSEHOLD SIZE	VERY LOW INCOME (50%)	LOW INCOME (80%)	MODERATE INCOME (120%)
1	\$21,200	\$33,950	\$50,880
2	\$24,250	\$38,800	\$58,200
3	\$27,250	\$43,650	\$65,400
4	\$30,300	\$48,500	\$72,720
5	\$32,700	\$52,400	\$78,480
6	\$35,150	\$56,250	\$84,360
7	\$37,550	\$60,150	\$90,120
8	\$40,000	\$64,000	\$96,000

Source: Florida Housing Finance Corporation
Broward County Human Services Department, Office of Housing Finance
Effective March 8, 2006

Broward County Median Income is \$60,600

**BROWARD COUNTY
2006 MAXIMUM RENTS BY NUMBER OF BEDROOMS IN UNIT**

INCOME CATEGORY	EFFICIENCY	ONE BEDROOM	TWO BEDROOM	THREE BEDROOM	FOUR BEDROOM
Very Low (50%)	\$530	\$568	\$681	\$787	\$878
Low (80%)	\$848	\$909	\$1,091	\$1,261	\$1,406
Moderate (120%)	\$1,272	\$1,363	\$1,635	\$1,890	\$2,109

Source: Florida Housing Finance Corporation
Broward County Human Services Department, Office of Housing Finance
Effective March 8, 2006

Exhibit 7

**Affordable Housing Projects With Waived School Impact Fees
1987 - 2006**

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA
Facility Management, Planning and Site Acquisition Department

AFFORDABLE HOUSING PROJECTS WITH WAIVED SCHOOL IMPACT FEES, 1987 - 2006

PLAT/PROJECT NAME	PLAT/PROJECT NUMBER	JURISDICTION	TYPE AND NUMBER OF UNITS	APPLICANT / DEVELOPER	DATE OF SCHOOL BOARD ACTION	SCHOOL BOARD RESOLUTION NUMBER	AMOUNT WAIVED
Meyers Estates Plat	006-UP-90	Unincorporated Broward County	50 GA	Broward County Housing Authority	09/03/87	#88-8	*
BCHA-FL 29 PO 79-18	027-UP-86	Unincorporated Broward County	37 Duplex	Broward County Housing Authority	09/03/87	#88-8	\$21,756
Collins Parc Plat	106-MP-87	Dania	25 SF	City of Dania	02/28/89	#89-66	13,931
SOS Children's Village of Florida	038-MP-90	Cocoanut Creek	6 SF	SOS Children's Village of Florida	05/07/91	#91-74	13,020
NW Redevelopment Plat	112-MP-89	Fort Lauderdale	408 GA	Milton Jones	10/15/91	#92-15	42,350
Novelty Subdivision Plat	087-MP-91	Pompano Beach	20 SF	Pompano Beach Community Development Div.	02/04/92	#92-39	**
Collins Parc Plat II	046-MP-91	Dania	22 GA	Dania Economic Development Corporation	11/03/92	#93-22	4,070
Hunters Run Plat	073-MP-92	Pompano Beach	31 SF	Davis Financial Corporation	03/16/93	#93-44	28,768
Deerfield Housing Plat I	074-MP-92	Deerfield Beach	4 SF	City of Deerfield Beach	04/20/93	#93-55	3,712
The Pompano Beach Community Redevelopment Agency Plat	067-MP-93	Pompano Beach	118 SF	Pompano Beach CRA	11/16/93	#94-22	291,578
Colonnade Business Center 2 Plat	102-MP-85	Deerfield Beach	44 GA	Sawgrass Pines Associates	11/16/93	#94-23	1,888
Pains Of Deerfield Plat	128-MP-81	Deerfield Beach	14 SF	City of Deerfield Beach	05/02/95	#95-53	27,076
Xavier Plat#1	015-UP-87	Unincorporated Broward County	28 SF	CDI	05/02/95	#95-54	54,096
Harmony Village Plat	089-MP-95	Davie	10 SF	Habitat for Humanity of Broward	12/19/95	#96-21	22,705
Washington Park Subdivision	N/A	Unincorporated Broward County	75 SF	Habitat for Humanity of Broward	03/05/96	#96-35	1,889
Pompano Oaks Plat	045-MP-96	Pompano Beach	224 GA	Urban League of Broward County Inc.	12/17/96	#97-25	150,247
Summer Lake Phase II	N/A	Oakland Park	25 SF	Davis Financial Corporation	02/04/97	#97-29	16,715
Prospect Park Apartments	024-UP-90	Unincorporated Broward County	124 GA	The Carlisle Group	07/29/97	#98-3	84,388
Lot 19, Block 8, Washington Pk. 2nd Ad.	N/A	Unincorporated Broward County	1 SF	Habitat for Humanity of Broward, Inc.	02/17/98	#98-41	275
Heron Pointe	N/A	Miramar	200 GA	The Cornerstone Group	3/17/1998	#98-49	44,925
Sun Garden Apartments	N/A	Dania	24 GA	Sun Garden, Ltd.	03/17/98	#98-50	2,808
Stirlingwood/ Stirlingwood II Plat	127-CP-79/	Davie	147 GA	Affordable Landmarks, Inc.	03/17/98	#98-51	237,109
Caravel Villages Plat	182-CP-79	North Lauderdale	240 GA	Cross Keys Development	05/19/98	#98-70	163,620
Regency Gardens	097-UP-90	Pompano Beach	94 GA	Shepland Development Corporation	07/21/98	#99-01	278,746
Stirlingwood III	040-MP-98	Davie	104 GA	Affordable Landmarks, Inc. (Agent)	10/20/98	#99-15	170,628
Alvin J. Striggles	N/A	Unincorporated Broward County	2 DU	Alvin J. Striggles	6/24/1999	#99-60	1,614
Lots 29-30, Blk. 2 and Lot 12,	N/A	Unincorporated Broward County	3 SF	The Wings of Hope International Inc.	07/20/99	#00-1	3,555
Blk. 8, Washington Pk. 1st & 2nd, Add.	N/A	Unincorporated Broward County	2 SF	100 Black Men of Broward County, Inc.	07/20/99	#00-2	4,545
Lots 17 & 21, Blk. 14 Wash. Pk. 2nd	N/A	Unincorporated Broward County	8 SF	Housing Opportunities & Mortgages: Effective Solutions	1/18/2000	#00-30	10,361
HOMES Inc.	044-MP-88	Town of Davie	108 GA	The Carlisle Group	3/7/2000	#00-46	86,643
Lakeside Villas & Lakeside Villas II Plat	042-MP-99	Pompano Beach	19 SF	Davis Financial Corporation	3/7/2000	#00-47	22,715
Fernander Wright Subdivision	N/A	Unincorporated Broward County	8 SF	The Urban League of Broward County, Inc	3/7/2000	#00-48	10,361
Residences at Washington Park	053-MP-99	Hallandale	238 GA	Chaves Lake Apartment, Ltd.	3/7/2000	#00-49	391,419
Chaves Lake Plat	N/A	Unincorporated Broward County	2 SF	Metro International Group, Inc.	5/2/2000	#00-67	2,391
Washington Park 2nd Add. Subd.	N/A	Unincorporated Broward County	1 SF	Arian Construction Group, Inc.	5/2/2000	#00-68	1,196
Washington Park 3rd Add. Subd.	N/A	Unincorporated Broward County	3 SF	100 Black Men of Broward County, Inc.	5/16/2000	#00-71	3,587
Washington Park 2nd Add. Subd.	084-MP-90	City of Coconut Creek	300 GA	Banyan Pointe Associates, Ltd.	5/16/2000	#00-72	49,050
Banyan Trails Plat	007-MP-00	City of Hollywood	7 SF	Libertia Economic and Social Development, Inc.	6/20/2000	#00-81	8,369
Crispus Commons Plat	N/A	Unincorporated Broward County	1 SF	The Urban League of Broward County, Inc	9/1/9/2000	#00-11	1,966
Washington Park 3rd Add. Subd.	N/A	Unincorporated Broward County	5 SF	Julius Blount, JB Builders, Inc.	11/14/2000	#01-27	6,075
Washington Park 3rd Add. Subd.	N/A	Unincorporated Broward County	1 SF	Anthony Nelson	11/14/2000	#01-28	1,215
West Carver Ranches Addition No. 1	N/A	Unincorporated Broward County	24 SF	Davis Financial Corporation	11/14/2000	#01-29	12,438
McVillage, Inc. Plat	099-MP-87	City of Landershill	3 SF	Herdage Management, Inc.	4/3/2001	#01-61	3,645
Washington Park 2nd and 3rd Add.	N/A	Unincorporated Broward County	15 SF	Luis Valdivia	5/1/2001	#01-67	18,225
A.J. Bendle Subdivision	N/A	City of Hollywood	1 SF	Herdage Management, Inc.	5/1/2001	#01-68	1,215
Washington Park 3rd Add. Subdiv.	N/A	Unincorporated Broward County	1 SF				

NOTES: * Fees not waived. ** Fees not assessed due to less intense use and credit for previous use

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA
Facility Management, Planning and Site Acquisition Department

AFFORDABLE HOUSING PROJECTS WITH WAIVED SCHOOL IMPACT FEES, 1987 - 2006

PLAT/PROJECT NAME	PLAT/PROJECT NUMBER	JURISDICTION	TYPE AND NUMBER OF UNITS	APPLICANT / DEVELOPER	DATE OF SCHOOL BOARD ACTION	SCHOOL BOARD RESOLUTION NUMBER	AMOUNT WAIVED
1, 2 & 3 Riverside Park TH & Villas Plat	N/A	City of Fort Lauderdale	9 SF	The Housing Authority of the City of Fort Lauderdale	7/17/2001	#02-02	12,555
Lots 18, 19 & 20 Riverside No. 2 Plat	N/A	City of Fort Lauderdale	5 SF	Habitat for Humanity of Broward, Inc.	7/17/2001	#02-03	11,748
Lot 37, Plat 24 Washington Park 3rd Ad.	N/A	Unincorporated Broward County	1 SF	The Urban League of Broward County, Inc.	7/17/2001	#02-04	1,620
Wans Estates Plat	018-MP-00	City of Oakland Park	20 SF	The Broward County Housing Finance Authority	9/25/2001	#02-10	24,300
South 100 Ft. of the North 350 Ft.	N/A	Unincorporated Broward County	1 SF	Vernon Williams	9/25/2001	#02-11	1,620
Lot 17, Blk. 48 and Lots 16 - 19,	N/A	Unincorporated Broward County	5 SF	Habitat for Humanity of Broward Inc.	11/13/2001	#02-25	14,437
Blk 54., Washington Park 4th Add.	N/A	Unincorporated Broward County	2 SF	Hadge Management, Inc.	1/15/2002	#02-31	3,330
Lot 9, Blk. 8 and Lot 7, Blk. 14,	N/A	Unincorporated Broward County	1 SF	Tresselar Young Builders	1/15/2002	#02-32	1,249
Washington Park 2nd Addition	N/A	Unincorporated Broward County	1 SF				
Lot 14, Blk. 15, Washington Pk. 3rd Add.	N/A	Unincorporated Broward County	1 SF				
Lot 34/31, Lot 35/29, Lot 4/26, Lot 27/30	N/A	Unincorporated Broward County	5 SF	The Urban League of Broward County, Inc.	4/23/2002	#02-56	8,325
Lot 14/23 Washington Pk. 3rd Add.	101-MP-01	Unincorporated Broward County	145 GA	Housing Trust Group of Florida, L.L.C.	4/23/2002	#02-57	323,385
Hampton Park Plat	N/A	City of Miramar	82 GA	Creative Choice Homes XXIII, Ltd.	5/21/2002	#02-61	178,020
Atlantic Palms Apartments Project	055-MP-01	City of Pompano Beach	14 SF	Habitat for Humanity of Broward, Inc.	6/18/2002	#02-65	34,006
Harmony Village Community Plat	See appl.	Town of Davie	20 SF	Bentley Development, Inc.	6/18/2002	#02-66	33,300
Falcon's Landing Plats, 1st, 2nd and 3rd Add.	N/A	Unincorporated Broward County	2 SF	H.O.M.E.S. Inc.	1/21/2003	#03-28	3,394
Lot 14, Blk.3, Lot 36, Blk. 28 Wash. Pk. 1st & 3rd.	N/A	Unincorporated Broward County	1 SF	JB Builders, Inc.	1/21/2003	#03-29	3,254
Lot 4, Block 5, Washington Park 1st Addition	N/A	Unincorporated Broward County	5 SF	H.O.M.E.S. Inc.	2/4/2003	N/A	6,364
Lot 1, Blk.20, Wash. Pk. 1st, Lot 11, Harris Sub	N/A	Unincorporated Broward County					
Lot 7, Blk. 6, Lot 10, Blk. 4 and Lot 27, Blk. 3	N/A	Unincorporated Broward County					
Washington Park First Addition	N/A	Unincorporated Broward County	1 SF	Jones Construction Company	3/4/2003	#03-40	1,697
Lot 35, Block 2, Washington Park 1st Add.	N/A	Unincorporated Broward County	11 SF	Habitat for Humanity of Broward, Inc.	8/19/2003	#04-04	32,680
Lots 15, 18, 32, 34 & 35, Blk. 46, Lots 19, 20, 30,	N/A	Unincorporated Broward County	18 SF	Habitat for Humanity of Broward, Inc.	4/20/2004	#04-52	49,866
32 & 33 Blk 47 and lot 24, Blk. 48 Wash. Pk 4th.	N/A	City of Dania Beach	4 SF	Habitat for Humanity of Broward, Inc.	8/3/2004	#05-06	13,184
Sheldon Plat	042-MP-03	City of Hollywood	36 SF	Habitat for Humanity of Broward, Inc.	8/3/2004	#05-07	117,079
Lots 3,4, Blk. 6, Lots 5,6, Blk. 5, Lots 10,11, Blk. 5	N/A	Deerfield Bch. and Pompano Bch.	1 TH	Shalonda Copeland	9/21/2004	#05-14	2,063
Lot 28, Blk. 4, Liberia Subdivision, PB 1, PG. 34	N/A	Fort Lauderdale	2 SF	New Visions Community Development Corp.	10/19/2004	#05-28	3,494
Carver Heights, Collier City & Co-Dan Estates	N/A	City of Oakland Park	1 SF	New Visions Community Development Corp.	10/19/2004	#05-29	1,747
Lot 8, Block 1, Franklin Park, PB 21, Page 3	N/A	City of Fort Lauderdale	1 SF	City of Fort Lauderdale	11/9/2004	#05-32	3,349
Lots 9 & 10, Middle River Gardens, PB 22, PG 45	N/A	City of Hallandale Beach	1 SF	Jones Construction Company	11/9/2004	#05-33	1,747
Lot 14, Block 2, Tuscegee Park, PB 3, PG. 9	N/A	City of Deerfield Beach	12 TH	Deerfield Beach Housing Authority	2/15/2005	#05-57	17,922
Lot 3, Block 10, Washington Park, PB 19, PG. 22	N/A	City of Deerfield Beach	7 SF	Broward Alliance for Neighborhood Development, Inc.	6/7/2005	#05-84	12,229
Lot 9, Block 67, Belmar Subdiv. PB 2, PG. 22	N/A	City of Hollywood	6 SF	Habitat for Humanity of Broward, Inc.	6/21/2005	#05-87	20,094
Tract A, The Palms of Deerfield, PB 112, PG 14	N/A	City of Hollywood	28 SF & TH	Habitat for Humanity of Broward, Inc.	6/21/2005	#05-88	83,940
Lot 1 & 18, Blk. 74 W. Carver Ranches Add. and others	N/A	Unincorporated Broward County	1 SF	ONXY Enterprises LLC	7/26/2005	#06-01	3,349
Tract 22 of Collier City Lots	N/A	Fort Lauderdale	30 SF	Habitat for Humanity of Broward, Inc.	9/6/2005	#06-10	100,470
Arrowhead Estates, Plat Book 21, Page 27	N/A	City of Pompano Beach	200 GA	Deerfield Beach Housing Authority & Carlisle Group	11/7/2006	#06-35	454,699
Lots 7 & 8, Block 284, Progresso, PB 2, Pg 18D	N/A	City of Deerfield Beach	87 GA	Housing Authority of the City of Fort Lauderdale	2/7/2006	#06-40	71,760
Collier City Lots, Tracts 12, 17, 21 and 22	N/A	City of Fort Lauderdale	1 SF	Roberto Perez	7/25/2006	#07-03	3,429
Lee W. Schooler Village Plat	N/A	Hallandale	9 Duplex	Habitat for Humanity of Broward, Inc.	7/25/2006	#07-04	19,314
H.A.C.F.L. Dixie Court Housing Project	N/A	Fort Lauderdale	3 SF	New Visions Community Development Corp.	7/25/2006	#07-05	5,367
Britan Addition, Plat Book 2, Page 23, Lot 8	N/A	Fort Lauderdale					
Arrowhead Estates, Plat Book 21, Page 27	N/A	Fort Lauderdale					
Middle River Gardens, Plat Book 22, Page 45 Lots 11, 12,13	N/A	Fort Lauderdale					
TOTAL			3604				\$3,996,501

Total Units by type: Duplex (DU) 48; Townhouse (TH) 17; Garden Apartments (GA) 2841; Single Family Homes (SF) 698; Grand Total Units: 3,604

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