



Margaret Blank <margaret.h.blank@gmail.com>

public information

5 messages

Margaret Blank <margaret.h.blank@gmail.com>

Sun, Oct 8, 2017 at 11:13 AM

To: Christine Hurley <Hurley-Christine@monroecounty-fl.gov>, "Santamaria, Mayte" <Santamaria-Mayte@monroecounty-fl.gov>

Cc: "Shillinger, Bob" <Shillinger-Bob@monroecounty-fl.gov>

Dear Ms. Hurley and Ms. Santamaria;

I've got a question and I hope you can help me.

The affordable housing crisis is an ongoing topic of discussion in the Keys, and Irma has only made the situation worse.

In the course of researching the issue, I searched for properties owned by the Monroe County Housing Authority on the Property Appraisers web site.

In every case, the affordable housing field indicated that the properties owned by the county were not designated as affordable housing.

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How many units does the Housing Authority own? What are the rents? What are the incomes of the occupants? How does the county ensure that the housing actually goes to people who need it? If the records are in poor shape, how can the county effectively resolve the affordable housing issue?

I understand that you and your staff are probably still struggling with the fall out from Irma so I don't expect a response right away. However, I will check in every couple of weeks to prevent this very important matter from falling down the memory hole.

As always, please keep in mind that I publish these emails and your responses on my blog. It's been my experience that the county is reluctant to provide accurate and truthful information to the public. Even so, I continue to hope for a change in attitude. After all, the ongoing lack of transparency will only worsen this very pressing issue.

Thanks in advance and best of luck with hurricane recovery.

Sincerely,

Margaret Blank

Hurley-Christine <Hurley-Christine@monroecounty-fl.gov>

Sun, Oct 8, 2017 at 11:18 AM

To: Margaret Blank <margaret.h.blank@gmail.com>, Santamaria-Mayte <Santamaria-Mayte@monroecounty-fl.gov>, "Manny Castillo (castillom@kwha.org)" <castillom@kwha.org>

Cc: Shillinger-Bob <Shillinger-Bob@monroecounty-fl.gov>

Margaret. I've copied Manny Castillo (Housing Authority Executive Director) on your questions.

Christine Hurley, AICP

Monroe County

Assistant County Administrator

305.289.2517

From: Margaret Blank [mailto:margaret.h.blank@gmail.com]
Sent: Sunday, October 08, 2017 11:13 AM
To: Hurley-Christine <Hurley-Christine@MonroeCounty-FL.Gov>; Santamaria-Mayte <Santamaria-Mayte@MonroeCounty-FL.Gov>
Cc: Shillinger-Bob <Shillinger-Bob@MonroeCounty-FL.Gov>
Subject: public information

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Margaret Blank

Sun, Oct 8, 2017 at 1:02 PM

Margaret Blank <margaret.h.blank@gmail.com>

To: Hurley-Christine <Hurley-Christine@monroecounty-fl.gov>

Cc: Santamaria-Mayte <Santamaria-Mayte@monroecounty-fl.gov>, "Manny Castillo (castillom@kwha.org)" <castillom@kwha.org>, Shillinger-Bob <Shillinger-Bob@monroecounty-fl.gov>

Thank you.

On Sun, Oct 8, 2017 at 11:18 AM, Hurley-Christine <Hurley-Christine@monroecounty-fl.gov> wrote:

Margaret. I've copied Manny Castillo (Housing Authority Executive Director) on your questions.

Christine Hurley, AICP

Monroe County

Assistant County Administrator

[305.289.2517](tel:305.289.2517)**From:** Margaret Blank [mailto:margaret.h.blank@gmail.com]**Sent:** Sunday, October 08, 2017 11:13 AM**To:** Hurley-Christine <Hurley-Christine@MonroeCounty-FL.Gov>; Santamaria-Mayte <Santamaria-Mayte@MonroeCounty-FL.Gov>**Cc:** Shillinger-Bob <Shillinger-Bob@MonroeCounty-FL.Gov>**Subject:** public information

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Sincerely,

Margaret Blank

J. Manuel Castillo, Sr. <castillom@kwha.org>

Wed, Oct 11, 2017 at 9:12 AM

To: Hurley-Christine <Hurley-Christine@monroecounty-fl.gov>, Margaret Blank <margaret.h.blank@gmail.com>, Santamaria-Mayte <Santamaria-Mayte@monroecounty-fl.gov>

Cc: Shillinger-Bob <Shillinger-Bob@monroecounty-fl.gov>

Please see responses below.



J. Manuel Castillo, Sr.

Executive Director

Phone: (305) 296-5621

Fax: (305) 296-0932

From: Hurley-Christine [mailto:Hurley-Christine@MonroeCounty-FL.Gov]

Sent: Sunday, October 8, 2017 11:19 AM

To: Margaret Blank; Santamaria-Mayte; J. Manuel Castillo, Sr.

Cc: Shillinger-Bob

Subject: RE: public information

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MCHA housing units (for the most part) were purchased and developed prior to Monroe County Affordable deed restrictions. The units are regulated as affordable by Code of Federal Regulations and/or State law.

How many units does the Housing Authority own? What are the rents? What are the incomes of the occupants? How does the county ensure that the housing actually goes to people who need it? If the records are in poor shape, how can the county effectively resolve the affordable housing issue?

MCHA owns and/or operates 425 affordable units in Monroe County.

Newport Village Apts.: 50 – Public Housing units in Key Largo (80% AMI or below)

Eastwind Apts.: 130 – Low Income units in Marathon (80% AMI or below)

Scattered Sites: 45 – Affordable units from Marathon to Stock Island (80% to 120% AMI)

Housing Choice Voucher Program: 200 – Privately owned units subsidized with Housing Assistance Payments (60% AMI or below)

Rents average from \$239 to \$786 depending on the programs. MCHA's average rent is \$383. *

Household Incomes average from \$15,164 to \$34,028 depending on the programs. MCHA's average household income is \$21,776. *

*Above figures can change on a monthly basis

MCHA units are monitored by the MCHA staff not Monroe County. Compliance is ensured through Annual Recertification of all households, Interim Recertifications if a situation arises and routine unit inspections.

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