



Public Works and Environmental Services Department

HOUSING AND URBAN PLANNING DIVISION

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**BROWARD COUNTY STATE HOUSING INITIATIVES PARTNERSHIP AFFORDABLE
HOUSING ADVISORY COMMITTEE**

MEETING MINUTES

Housing and Urban Planning Division (HFD)
110 NE 3rd Street, Suite 201, Fort Lauderdale, Florida 33301
Monday, June 8, 2026, | 3:30 PM
Recorded by Amalee Badreddine

Broward County Board of County Commissioners

Mark D. Bogen • Alexandra P. Davis • Lamar P. Fisher • Beam Furr • Steve Geller • Robert McKinzie • Nan H. Rich • Hazelle P. Rogers • Michael Udine
www.broward.org

I. CALL TO ORDER – 3:34 PM

Angela Bauldree called the Affordable Housing Advisory Committee (AHAC) Meeting to order at the Housing and Urban Planning Division (HUP), 110 NE Third Street, Suite 201, Fort Lauderdale, Florida 33301, at 3:34 PM. A quorum was not present.

II. ATTENDANCE

Roll call was conducted by Amalee Badreddine. Quorum was not present.

ADVISORY COMMITTEE:

Present:

Absent:

Jacqueline Reed-Stills	Mayor Michelle Gomez, Esq., Chair
Evgeny Obraztsov	Ryan Gebauer (Virtual)
	Senator Nan Rich (Virtual)
	Nelson Fernandez
	Richard Junnier (Virtual)
	Agustina Sklar (Virtual)
	Caroline Cozzi

BC STAFF:

Present:

Claudia Capdesuner, Esq. (Assistant County Attorney)	Office of the County Attorney
Sunnaz Toreh (Assistant County Attorney)	Office of County Attorney
Harrison Grandwilliams (Virtual)	Chief of Staff, Broward County
Angela Bauldree	Housing and Urban Planning Division
Andy Chandra	Housing and Urban Planning Division
Amalee Badreddine	Housing and Urban Planning Division

III. Approval of Meeting Minutes

The meeting minutes for the February 2nd and April 13th AHAC meetings could not be passed due to a lack of quorum.

IV. Presentation: Claudia Capdesuner and Sunnaz Torreh from the County Attorneys' Office gave a presentation on Board Sunshine PR ethics

Ms. Capdesuner and Ms. Torreh started their Sunshine ethics PowerPoint presentation. Ms. Torreh started by showcasing the main points of the Sunshine Laws, such as that meetings must be public, that reasonable notice of the meeting must be given to the public, and that minutes must be taken and promptly recorded.

After, Ms. Torreh went over board violations and consequences of sunshine law violations. Ms. Capdesuner gave examples of possible scenarios to help members better understand violations. Both Ms. Capdesuner and Ms. Torreh went into more detail about gift-giving violations by donors versus non-prohibited donors, and which gifts are acceptable and which are not.

V. New Business

Ms. Bauldree gave a short presentation on the state of housing in Broward County. Ms. Bauldree presented a table showing single-family home affordability by cities and another table showing rental affordability by cities in the County. Ms. Bauldree explained the gaps between income and housing/rent in both data tables. When we get updated information for 2026, the committee can revisit and develop other incentives and potential solutions to reduce the gap.

Ms. Bauldree then went into the Affordable Housing Trust Fund, explaining the background on how it was put in place in 2017, funded by the expired CRA tax increment funding, starting with \$5 million and allocated now up to \$20 million, and on an annual basis, a request for applications from developers is issued. They have a chance to apply and are scored on factors such as proximity to transit. Ms. Bauldree continued explaining that annually, a request for applications from developers is issued, and they can apply and are scored based on factors such as proximity to a transit-oriented development. If they have a local match, the city where they are located will be developed and will donate the land, or they'll donate. Other factors that increase scores will help the property succeed. We've had 40 properties awarded since 2017, producing 4,774 affordable units. Another very important factor is that all these awarded properties have been committed to affordability in perpetuity, which amounts to 99 years.

VI. Close –

Members decided to vote through Google polls for the date of our July meeting. Voting between July 20th and July 27th.

VII. Next Meeting Date

To be determined

ADJOURNMENT

Hearing no further questions or comments, Angela Bauldree adjourned the meeting at 4:55 PM.

THIS IS NOT A VERBATIM TRANSCRIPT OF THE MEETING