

Grantee: Hillsborough County, FL

Grant: B-08-UN-12-0006

July 1, 2016 thru September 30, 2016 Performance Report



Grant Number:

B-08-UN-12-0006

Obligation Date:**Award Date:****Grantee Name:**

Hillsborough County, FL

Contract End Date:

03/10/2013

Review by HUD:

Reviewed and Approved

Grant Award Amount:

\$19,132,978.00

Grant Status:

Active

QPR Contact:

Lanette Glass

LOCCS Authorized Amount:

\$19,132,978.00

Estimated PI/RL Funds:

\$2,601,839.00

Total Budget:

\$21,734,817.00

Disasters:

Declaration Number

No Disasters Found

Narratives

Areas of Greatest Need:

A. AREAS OF GREATEST NEED: The target areas were developed pursuant to: greatest percentage of home foreclosures; highest percentage of homes financed by a subprime mortgage related loan; and areas identified as the most likely to face a significant rise in the rate of home foreclosures. Hillsborough County will initially target the areas of Orient Park, University of South Florida Area and the Palm River/Clair Mel/Progress Village with secondary target areas opening in late summer of 2009. These include Plant City, Town 'n Country and Gibsonton.

Distribution and and Uses of Funds:

Proposed Actions: Activity 1: Purchase and Rehabilitation of homes and residential properties that are vacant, abandoned, or foreclosed upon, in order to sell, rent, or redevelop such homes and properties Activity 2: Land Banking of properties in the defined target areas that are vacant, abandoned or foreclosed to facilitate redevelopment for the purpose of providing affordable housing and stabilizing neighborhoods Activity 3: Demolition of Blighted Structures that are not economically feasible to rehabilitate or pose a health/safety threat, may be demolished. Activity 4: Redevelopment; Type: 2301(c)(3)(E); 24 CFR 570.201 (a), (b), (c), (e), (i), (n); National Objective: 24 CFR 570.208(a)(3); Start Date: 2/16/2009; End Date: 7/30/2013; Org: HC Affordable Housing; Location Target Areas; Budget: \$719,680.20. This activity will be to redevelop vacant or blighted properties in order to offer affordable housing opportunities and to stabilize neighborhoods being impacted by abandoned and foreclosed properties. Housing partners will work with the County to initiate construction of affordable housing within a reasonable period of time, as determined by the County, following demolition. Activity 4: Redevelop vacant or blighted properties to offer affordable housing opportunities and to stabilize neighborhoods being impacted by abandoned and foreclosed properties. Activity 5: Administration and Planning Costs to pay reasonable program administration costs related to the planning and execution of the activities listed above. This includes costs related to staffing for overall program management, coordination, monitoring, reporting, and direct and indirect charges.

Definitions and Descriptions:

Low Income Targeting:

At least 25% of the funding, including program income, will be targeted to low income renter or owner households.

Acquisition and Relocation:

Any activity that will involve acquisition or relocation will follow the Uniform Relocation Act regulations.

Public Comment:



Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$22,724,817.00
Total Budget	\$0.00	\$21,734,817.00
Total Obligated	\$0.00	\$21,734,817.00
Total Funds Drawdown	\$0.00	\$21,709,660.28
Program Funds Drawdown	\$0.00	\$19,132,978.00
Program Income Drawdown	\$0.00	\$2,576,682.28
Program Income Received	\$0.00	\$2,601,838.85
Total Funds Expended	\$0.00	\$21,709,660.28
Match Contributed	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$2,869,946.70	\$0.00
Limit on Admin/Planning	\$1,913,297.80	\$2,104,675.69
Limit on State Admin	\$0.00	\$2,104,675.69

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$4,783,244.50	\$5,462,674.82

Overall Progress Narrative:

There are four projects that have been underway in this quarter. The first, Alexander Woods Townhome is an 80 unit home ownership community in the Plant City NSP target area. The Alexander Woods Townhome project is getting closer to full completion. Just over 70% of the units have sold and the developer expects to complete the project by next fall. The last building (8 units) has received permits and will start construction in the next quarter. The project has been underway for a few years and is closing in on completion.

The second project and third projects are landbanked properties that are being transferred to a developer for constructing single family units on the two sites. These two properties are in the Clair Mel/Progress Village/Palm River NSP target areas. The homes will be constructed for low to moderate income homebuyers. Closing on these properties will occur in November.

The fourth project is also a landbanked property that can be developed for approximately 20 single family homes in the Town 'n Country NSP target area. It is anticipated that this property will be transferred in the January of 2017.



Project Summary

Project #, Project Title

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1, Purchase and Rehabilitation	\$0.00	\$16,806,925.51	\$14,406,071.58
2, Land Banks	\$0.00	\$2,272,613.62	\$2,207,344.27
3, Demolition	\$0.00	\$106,501.81	\$80,610.96
4, Redevelopment	\$0.00	\$444,100.37	\$444,100.37
5, Planning and Administration	\$0.00	\$2,104,675.69	\$1,994,850.82
6, Financing Mechanisms	\$0.00	\$0.00	\$0.00



Activities

Project # / Title: 1 / Purchase and Rehabilitation

Grantee Activity Number: 102

Activity Title: Purchase and Rehabilitation - 51 - 120% AMI

Activity Category:

Acquisition - general

Project Number:

1

Projected Start Date:

03/03/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Program Income Account:

Purchase and Rehabilitation

Activity Status:

Under Way

Project Title:

Purchase and Rehabilitation

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

Responsible Organization:

Hillsborough County Affordable Housing Department

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2016

N/A

To Date

\$8,726,479.65

Total Budget

\$0.00

\$8,726,479.65

Total Obligated

\$0.00

\$8,726,479.65

Total Funds Drawdown

\$0.00

\$8,726,479.65

Program Funds Drawdown

\$0.00

\$6,325,625.72

Program Income Drawdown

\$0.00

\$2,400,853.93

Program Income Received

\$0.00

\$2,400,853.93

Total Funds Expended

\$0.00

\$8,726,479.65

Hillsborough County Affordable Housing Department

\$0.00

\$8,726,479.65

Match Contributed

\$0.00

\$0.00

Activity Description:

Acquisition of foreclosed, abandoned, vacant properties in the designated areas for persons 51-120% of AMI.

Location Description:

This activity will be carried out in the NSP target areas as referenced in Section A Areas of Greatest Need, These are the University of South Florida area, Orient Park area, Town 'N Country area, Plant City area, Gibsonton area, and the Clair Mel/Progress Village/Palm River area. The second round of target areas will be included in the program year. These areas are Plant City, Town 'n Country and Gibsonton.

Activity Progress Narrative:

For the Alexander Woods project in the Plant City NSP target area, there were seven property closings this quarter. This brings to a total of 57 of the 80 properties that have closed to date. Of the remaining 23 units, one unit is completed and under contract, four units are 50% complete, eight units received their Certificate of



Occupancy, eight units are permitted and construction will start in the next quarter. The last units (2 model units) will be available for sale in the fall of next year.

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		100/110	
# of Parcels acquired by	0		0/0	
# of Parcels acquired by admin	0		0/0	
# of Parcels acquired voluntarily	0		39/0	
Total acquisition compensation to	0		0/0	

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		39/0	

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	30/60	34/35	69/110	92.75
# Owner Households	0	0	0	30/60	34/35	69/110	92.75

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Project # / Title: 2 / Land Banks

Grantee Activity Number:	202
Activity Title:	Land Banking for 51-120% AMI

Activity Category:
Land Banking - Acquisition (NSP Only)

Project Number:
2

Projected Start Date:
03/03/2009

Activity Status:
Under Way

Project Title:
Land Banks

Projected End Date:
07/30/2023



Benefit Type:

Area ()

Completed Activity Actual End Date:**National Objective:**

NSP Only - LMMI

Responsible Organization:

Hillsborough County Affordable Housing Department

Program Income Account:

Land Banks

Overall	Jul 1 thru Sep 30, 2016	To Date
Total Projected Budget from All Sources	N/A	\$2,272,613.62
Total Budget	\$0.00	\$2,272,613.62
Total Obligated	\$0.00	\$2,272,613.62
Total Funds Drawdown	\$0.00	\$2,247,456.90
Program Funds Drawdown	\$0.00	\$2,207,344.27
Program Income Drawdown	\$0.00	\$40,112.63
Program Income Received	\$0.00	\$65,269.20
Total Funds Expended	\$0.00	\$2,247,456.90
Hillsborough County Affordable Housing Department	\$0.00	\$2,247,456.90
Match Contributed	\$0.00	\$0.00

Activity Description:

Parcels will be acquired in the NSP defined target areas and will be maintained to facilitate redevelopment at a later date. Each property will be maintained by the Affordable Housing Department's Land Inventory database to be sold or rented to tenants after redevelopment to NSP eligible households. A request for proposals will be used to procure developers to complete the construction of the affordable housing. Future redevelopment will be for housing for households between 50% and 120% of AMI.

Location Description:

This activity will be carried out in the Riverview NSP target area (Foxworth) and the Town "N Country Target area (El Capitan).
 4409 Foxworth Road- Folio: 0738390100
 6799 El Capitan Drive - Folio: 0098650000
 1500 E. 130th Avenue - Folio: 0358240000
 Three additional single family sites are included in this activity. They are:
 624 Coronet Street, Plant City -Folio: 2092640000
 5212 S. 82nd Street, Tampa - Folio: 0484450000
 4712 S.87th Street, Tampa - Folio: 0488030000

Activity Progress Narrative:

This activity will see a reduction of the number of land banked properties from 5 properties to 2 properties. The property at 5212 S. 82nd Street and 4712 S. 87th Street are in the process of transferring to a nonprofit developer (Rebuilding Together Tampa Bay) to construct a single family home on each property that will be made available to a low to moderate income homebuyer. Closing is expected to occur in the next quarter (during the month of November). The other property to be transferred is 6799 El Capitan Drive. It will also be transferred to a nonprofit developer (Hillsborough Habitat for Humanity) to construct 20 single family homes that will be made available to low to moderate income homebuyers. This property has a historical plan for up to 44 townhomes, however the land use supports a lower density so the developer is pursuing 20 single family lot development. This last property may not close until January of 2017.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



# of Properties	0	13/2
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	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/544
# of Multifamily Units	0	0/500
# of Singlefamily Units	0	0/44

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Project # / Title: 3 / Demolition

Grantee Activity Number:	301
Activity Title:	Clearance and Demolition

Activity Category:
Clearance and Demolition

Project Number:
3

Projected Start Date:
03/03/2009

Benefit Type:
Direct (HouseHold)

National Objective:
NSP Only - LMMI

Activity Status:
Under Way

Project Title:
Demolition

Projected End Date:
07/30/2013

Completed Activity Actual End Date:

Responsible Organization:
Hillsborough County Affordable Housing Department

Overall	Jul 1 thru Sep 30, 2016	To Date
Total Projected Budget from All Sources	N/A	\$106,501.81



Total Budget	\$0.00	\$106,501.81
Total Obligated	\$0.00	\$106,501.81
Total Funds Drawdown	\$0.00	\$106,501.81
Program Funds Drawdown	\$0.00	\$80,610.96
Program Income Drawdown	\$0.00	\$25,890.85
Program Income Received	\$0.00	\$25,890.85
Total Funds Expended	\$0.00	\$106,501.81
Hillsborough County Affordable Housing Department	\$0.00	\$106,501.81
Match Contributed	\$0.00	\$0.00

Activity Description:

All properties to be demolished will meet the definition of blight on the neighborhood and are considered a threat to the public's health and safety. Demolition activities will include permitting, asbestos surveys, when required, and asbestos abatement when needed. Demolition contractors will be licensed and bonded.

Location Description:

This activity will be carried out in the NSP target areas. These are the University of South Florida area, Orient Park area, Plant City Area and the Clair Mel/ Progress Village/Palm River area.

Activity Progress Narrative:

This activity has closed out.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	14/7

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	5/0

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



Project # / Title: 5 / Planning and Administration**Grantee Activity Number: 501****Activity Title: Planning and Administration****Activity Category:**

Administration

Activity Status:

Under Way

Project Number:

5

Project Title:

Planning and Administration

Projected Start Date:

09/29/2008

Projected End Date:

07/30/2013

Benefit Type:

()

Completed Activity Actual End Date:**National Objective:**

N/A

Responsible Organization:

Hillsborough County Affordable Housing Department

Program Income Account:

501

Overall	Jul 1 thru Sep 30, 2016	To Date
Total Projected Budget from All Sources	N/A	\$2,104,675.69
Total Budget	\$0.00	\$2,104,675.69
Total Obligated	\$0.00	\$2,104,675.69
Total Funds Drawdown	\$0.00	\$2,104,675.69
Program Funds Drawdown	\$0.00	\$1,994,850.82
Program Income Drawdown	\$0.00	\$109,824.87
Program Income Received	\$0.00	\$109,824.87
Total Funds Expended	\$0.00	\$2,104,675.69
Hillsborough County Affordable Housing Department	\$0.00	\$2,104,675.69
Match Contributed	\$0.00	\$0.00

Activity Description:

To pay reasonable program administration costs related to the planning and execution of the activities listed above. This includes costs related to staffing for overall program management, coordination, monitoring, reporting, and direct and indirect charges.

Location Description:

Hillsborough County Affordable Housing Department 1208 Tech Blvd., Ste. 300 Tampa, FL 33619

Activity Progress Narrative:

No activity this quarter.



Accomplishments Performance Measures

No Accomplishments Performance Measures

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources
