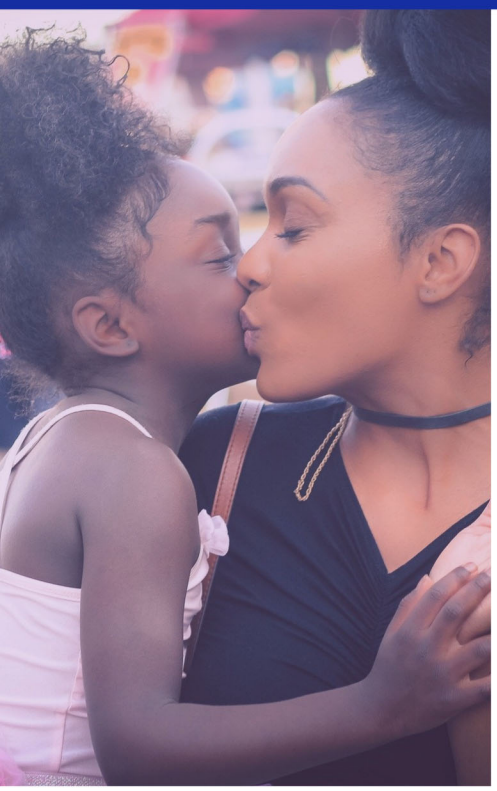
CITY OF TALLAHASSEE



FY 2021 *SHIP ANNUAL REPORT*

DEPARTMENT OF HOUSING AND COMMUNITY RESILIENCE

EXECUTIVE SUMMARY

Each year by September 15, the City of Tallahassee is required to submit the State Housing Initiatives Partnership (SHIP) Annual Report to the Florida Housing Finance Corporation, documenting the expenditures of SHIP funds. The City has three years in which to expend the annual allocation.

This year's report closes out the FY 2018-2019 SHIP funding. All 2018-2019 funds were expended, assisting 60 income-eligible households. All required set asides were achieved: a) 65% of funds must be spent on homeownership projects; b) 75% of funds must be spent on construction/rehabilitation projects; c) 30% of funds must be spent on very low-income households; d) 30% must be spent on low-income households; and e) 20% of funds must be spent on special needs households. In this three-year reporting period, 92% of SHIP funds were spent on households at or below 80% AMI.

The tables below provide a summary ofFY19 SHIP-funded programs and clients served.

FY 2018-2019 Total Revenue

Source of Funds	**Amount**
FY 2018-2019 State Annual Distribution	$322,928.00
Program Income	$131,136.71
Carryover from previous year	-$839.59
TOTAL:	**$453,225.12**

FY 2018-2019 Distribution of Revenue

Activity	**Amount**
Homeownership Strategies – all	$420,472.69
Administration	$33,462.10
Homeownership Counseling	$0.00
Carryover to next year	-$709.67
TOTAL:	**$453,225.12**

FY 2018-2019 Number of Households Assisted (per strategy/unduplicated)

Activity	**Amount**	**Number of Units**
Emergency Home Repair	$342,340.08	51
Storm Damage Mitigation/Disaster Resilience	$33,533.96	7
Major Rehabilitation/Reconstruction	$44,598.65	2
TOTAL:	**$420,472.69**	**60**

Average per unit: $7,007.00

FY 2018-2019 Demographics

	RACE		Income Level			Other
Activity	**W**	**B**	**<30%**	**30-50%**	**50-80%**	**Elderly**
Emergency Home Repair	7	44	17	23	11	30
Storm Damage Mitigation/Disaster Resilience	3	4	1	3	3	4
Major Rehabilitation/Reconstruction	0	2	1	0	1	1

Note: The SHIP Annual Report reflects activities for only the closeout year. For the 2021 Report, the closeout year is FY 2018-2019.

FORM 1

TITLE: SHIP Annual Report
Tallahassee, Florida 2018-2019 Closeout

Form SHIP AR/2009
67-38.008 (5), F.A.C.
Effective Date: 5/23/2017

SHIP Distribution Summary

Homeownership

Code	Strategy	Expended Amount	Units	Encumbered Amount	Units	Unencumbered Amount	Units
3	Owner-Occupied Rehab-Emergency Home Repair	$342,340.08	51				
3	Substantial / Major Rehab / Reconstruction	$44,598.65	2				
3	Owner-Occupied Rehab-Storm Damage Mitigation	$33,533.96	7				
	Homeownership Totals:	**$420,472.69**	**60**				

Rentals

Code	Strategy	Expended Amount	Units	Encumbered Amount	Units	Unencumbered Amount	Units
	Rental Totals:						
	Subtotals:	**$420,472.69**	**60**				

Additional Use of Funds

Use	Expended
Administrative	$32,292.80
Homeownership Counseling	$.00
Admin From Program Income	$1,169.30
Admin From Disaster Funds	

Totals:	**$453,934.79**	**60**	**$.00**	**$.00**

Total Revenue (Actual and/or Anticipated) for Local SHIP Trust Fund

Source of Funds	Amount
State Annual Distribution	$322,928.00
Program Income (Interest)	$33,387.71
Program Income (Payments)	$97,749.00
Recaptured Funds	$.00
Disaster Funds	
Other Funds	
Carryover funds from previous year	-$839.59
Total:	**$453,225.12**

*** Carry Forward to Next Year: -$709.67**

NOTE: This carry forward amount will only be accurate when all revenue amounts and all expended, encumbered and unencumbered amounts have been added to Form 1

Form 2

Rental Unit Information

Description	Eff.	1 Bed	2 Bed	3 Bed	4 Bed
ELI	362	392	533	699	864
VLI	603	646	776	896	1,000
LOW	965	1,033	1,240	1,433	1,598
MOD	1,449	1,552	1,863	2,151	2,400
Up to 140%	1,690	1,811	2,173	2,509	2,800

Recap of Funding Sources for Units Produced ("Leveraging")

Source of Funds Produced through June 30th for Units	Amount of Funds Expended to Date	% of Total Value
SHIP Funds Expended	$420,472.69	94.63%
Public Moneys Expended	$23,850.00	5.37%
Private Funds Expended	$.00	.00%
Owner Contribution	$.00	.00%
Total Value of All Units	$444,322.69	100.00%

SHIP Program Compliance Summary - Home Ownership/Construction/Rehab

Compliance Category	SHIP Funds	Trust Funds	% of Trust Fund	FL Statute Minimum %
Homeownership	$420,472.69	$322,088.41	130.55%	65%
Construction / Rehabilitation	$420,472.69	$322,088.41	130.55%	75%

Program Compliance - Income Set-Asides

Income Category	SHIP Funds Expended	Total Available Funds % *
Extremely Low	$148,709.90	32.81%
Very Low	$187,783.58	41.43%
Low	$83,979.21	18.53%
Moderate		.00%
Over 120%-140%		.00%
Totals:	$420,472.69	92.77%

Project Funding for Expended Funds Only

Income Category	Total Funds Mortgages, Loans & DPL's	Mortgages, Loans & DPL Unit #s	Total Funds SHIP Grants	SHIP Grant Unit #s	Total SHIP Funds Expended	Total # Units
Extremely Low	$109,266.15	10	$39,443.75	9	$148,709.90	19
Very Low	$137,181.54	14	$50,602.04	12	$187,783.58	26
Low	$40,650.77	5	$43,328.44	10	$83,979.21	15
Moderate		0		0	$.00	0
Over 120%-140%		0		0	$.00	0
Totals:	$287,098.46	29	$133,374.23	31	$420,472.69	60

Form 3

Number of Households/Units Produced

Strategy	List Unincorporated and Each Municipality	ELI	VLI	Low	Mod	Over 140%	Total
Owner-Occupied Rehab-Emergency Home Repair	Tallahassee	17	23	11			51
Substantial / Major Rehab / Reconstruction	Tallahassee	1		1			2
Owner-Occupied Rehab-Storm Damage Mitigation	Tallahassee	1	3	3			7
	Totals:	**19**	**26**	**15**			**60**

Characteristics/Age (Head of Household)

Description	List Unincorporated and Each Municipality	0 - 25	26 - 40	41 - 61	62+	Total
Owner-Occupied Rehab-Emergency Home Repair	Tallahassee		2	20	29	51
Substantial / Major Rehab / Reconstruction	Tallahassee			1	1	2
Owner-Occupied Rehab-Storm Damage Mitigation	Tallahassee			3	4	7
	Totals:		**2**	**24**	**34**	**60**

Family Size

Description	List Unincorporated and Each Municipality	1 Person	2- 4 People	5 + People	Total
Owner-Occupied Rehab-Emergency Home Repair	Tallahassee	34	16	1	51

Substantial / Major Rehab / Reconstruction	Tallahassee		2		2
Owner-Occupied Rehab-Storm Damage Mitigation	Tallahassee	6	1		7
	Totals:	**40**	**19**	**1**	**60**

Race (Head of Household)

Description	List Unincorporated and Each Municipality	White	Black	Hisp-anic	Asian	Amer-Indian	Other	Total
Owner-Occupied Rehab-Emergency Home Repair	Tallahassee	5	44				2	51
Substantial / Major Rehab / Reconstruction	Tallahassee		2					2
Owner-Occupied Rehab-Storm Damage Mitigation	Tallahassee	3	4					7
	Totals:	**8**	**50**				**2**	**60**

Demographics (Any Member of Household)

Description	List Unincorporated and Each Municipality	Farm Worker	Home-less	Elderly	Total
Owner-Occupied Rehab-Emergency Home Repair	Tallahassee			30	30
Substantial / Major Rehab / Reconstruction	Tallahassee			1	1
Owner-Occupied Rehab-Storm Damage Mitigation	Tallahassee			4	4
	Totals:			**35**	**35**

Special Target Groups for Funds Expended (i.e. teachers, nurses, law enforcement, fire fighters, etc.) Set Aside

Description	Special Target Group	Expended Funds	Total # of Expended Units

N/A

FORM 4 Status of Incentive Strategies

Incentive	Description (If Other)	Category	Status	**Year Adopted (or N/A)**
Expedited permitting	Permits for affordable housing are expedited to a greater degree than other projects.	Required	Implemented, in LHAP	1993
Ongoing review process	A review of local policies, ordinances, regulation and plan provisions examines whether they will increase the cost of housing prior to their adoption.	Required	Implemented, in LHAP	2009
Other	Technical assistance: staff from various City departments are available to consult on project feasibility at the outset of project planning.	Required	Implemented, in LHAP	1993
Other	Natural Area Inventory: staff services are offered to perform a Natural Area Inventory for small certified affordable housing projects	Required	Implemented, in LHAP	1993
Impact fee modifications	Affordable housing units receive water and sewer connection fee exemptions	Required	Implemented, in LHAP	2008
Flexible densities	Density bonuses are provided for inclusionary housing and affordable housing projects	Required	Implemented, in LHAP	2005
Allowance of accessory dwelling units	The City allows attached and detached accessory dwelling units in residential zoning districts.	Required	Implemented, in LHAP	2001

Support Services

Homebuyer education, financial counseling and credit counseling for first time homebuyers.
• Foreclosure counseling for current homeowners.
• Landlord and tenant mediation program to provide supportive services and conflict resolution to tenants.
• Lead-based paint risk assessments and abatement.
• Temporary relocation services for residents displaced due to major repairs on their homes.
• Permanent relocation services for income eligible families displaced by natural disasters such as fires, floods, or hurricanes; or through code enforcement action.
• Weatherization assistance to help low-income households in target neighborhoods for better energy efficiency and lower utility demand.
• Public services through the Human Services Division: childcare services, accessibility services for the disabled, emergency services for disasters, crisis counseling, health care services, senior and elderly services, youth afterschool services, and basic needs programs.
• A network of services for the homeless and those threatened with homelessness, including provision of shelter, transitional housing, addiction treatment, case management and employment training or placement.
• Rapid rehousing and homelessness prevention services to those experiencing homelessness.

Other Accomplishments

During the past program year, the City of Tallahassee's Housing Division lists the following as it's accomplishments:
• Successfully implemented the CRF CARES Home Assistance Program (CARES) for residents impacted by COVID-19. Through CARES, the City assisted 21 residents with home repairs removing health and safety hazards from their homes; 234 residents with homeless prevention in the form of rent/utility payments; and 193 residents with housing and eviction prevention counseling, with total expenditures of $843,937.93.
• Launched the Landlord Risk Mitigation Fund to provide financial relief, as well as non-monetary resources, to local landlords with tenants at risk of eviction or in non-payment status. The City has enrolled 18 landlords so far, and partners with the Big Bend Continuum of Care's Landlord Liaison to connect hard to house tenants with landlords who have vacant units. Bonuses are available to landlords who rent to those coming out of homelessness.
• Launched the Affordable Home Construction Loan Program for local developers and contractors to build single family homes for resale to low income homebuyers. The program is available to for profit and non profit developers and contractors, up to $175K per project loaned at half prime rate, and repaid within 18 months. To date, 7 applications have been submitted, 5 are approved with 4 of those under construction. An additional 18-20 applications are in progress. The full $1M is now obligated.

Availability for Public Inspection and Comments

A public notice was printed in the Tallahassee Democrat on August 24, 2021 stating that the City of Tallahassee 2021 Annual Report, covering FYs 2018-2019, 2019-2020, and 2020-2021 was available for inspection and comment. The report was published on the City of Tallahassee Housing Division Web Page and a paper copy was made available at the City's Housing Division office. The public comment period was September 9, 2021.

Life-to-Date Homeownership Default and Foreclosure

Total SHIP Purchase Assistance Loans: **553**

Mortgage Foreclosures

A. Very low income households in foreclosure: **13**

B. Low income households in foreclosure: **35**

C. Moderate households in foreclosure: **0**

Foreclosed Loans Life-to-date: **48**

SHIP Program Foreclosure Percentage Rate Life to Date: **8.68**

Mortgage Defaults

A. Very low income households in default: **0**

B. Low income households in default: **0**

C. Moderate households in default: **0**

Defaulted Loans Life-to-date: **0**

SHIP Program Default Percentage Rate Life to Date: **0.00**

Strategies and Production Costs

Strategy	Average Cost
Owner-Occupied Rehab-Emergency Home Repair	$5,266.77
Owner-Occupied Rehab-Storm Damage Mitigation	$3,353.40

Substantial/Major Rehab/Reconstruction	$14,866.22

Expended Funds

Total Unit Count: **60** Total Expended Amount: **$420,473.00**

Strategy	Full Name	Address	City	Zip Code	Expended Funds	FY if Unit Already Counted
Owner-Occupied Rehab-Emergency Home Repair	Julianna Stanton	703 Beard St.	Tallahassee	32303	$9,710.25	
Owner-Occupied Rehab-Emergency Home Repair	Angela Jefferson	1512 Tate St.	Tallahassee	32310	$6,305.00	2016-2017
Substantial/Major Rehab/Reconstruction	Martha Farmer	733 Harper St.	Tallahassee	32303	$17,638.65	2016-2017
Owner-Occupied Rehab-Emergency Home Repair	Delores Gosby	1421 Pepper Drive	Tallahassee	32304	$2,070.00	
Owner-Occupied Rehab-Emergency Home Repair	Kimberly Bowman	1217 Victory Garden Dr.	Tallahassee	32301	$7,083.27	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Katy Penny	1414 Daniel St.	Tallahassee	32310	$3,504.00	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Melanie Holmes	2731 Lake Munson Drive	Tallahassee	32310	$1,000.00	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Zedoria Jones	3088 Connie Drive	Tallahassee	32311	$12,075.00	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Leroy and Flora Johnson	638 W. Georgia St.	Tallahassee	32304	$2,510.00	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Tommie Cooper	645 W. Dunn St.	Tallahassee	32304	$1,920.89	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Curtis Holt	233 Bermuda Rd.	Tallahassee	32312	$734.50	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Orynthia Ellis	3114 Galimore St.	Tallahassee	32305	$405.00	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Rose Bell	836 W. Brevard St.	Tallahassee	32304	$5,215.00	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Brenda J. Williams	1020 Bob White Drive	Tallahassee	32305	$2,686.30	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Audrey Galimore	3113 Rackley Dr.	Tallahassee	32305	$745.00	2018-2019

Owner-Occupied Rehab-Emergency Home Repair	Hattie Danzy	2422 Country Club Drive	Tallahassee	32301	$848.04	2018-2019
Owner-Occupied Rehab-Emergency Home Repair	Mary Chambers	1426 Calloway St.	Tallahassee	32304	$1,243.00	2018-2019
Owner-Occupied Rehab-Storm Damage Mitigation	Flora Berrian	1545 Yancey St.	Tallahassee	32303	$4,500.00	2018-2019
Owner-Occupied Rehab-Storm Damage Mitigation	Cortez Charleston	2831 McArthur St.	Tallahassee	32310	$3,500.00	2018-2019
Owner-Occupied Rehab-Storm Damage Mitigation	Alphonso Daniels	3021 Mock Drive	Tallahassee	32301	$2,308.00	2018-2019
Substantial/Major Rehab/Reconstruction	Leroy Lynn	500 Castlewood Drive	Tallahassee	32301	$23,710.00	
Substantial/Major Rehab/Reconstruction	Oscar Wilson	1508 Alabama St.	Tallahassee	32304	$3,250.00	
Owner-Occupied Rehab-Emergency Home Repair	Barbara M. Bryant-Mallory	2121 Cambridge St.	Tallahassee	32304	$3,917.00	
Owner-Occupied Rehab-Emergency Home Repair	Linda Wright	1110 Creek Rd.	Tallahassee	32305	$6,288.00	
Owner-Occupied Rehab-Emergency Home Repair	Katrina Wyche	2415 Dozier Dr.	Tallahassee	32301	$849.00	
Owner-Occupied Rehab-Emergency Home Repair	Roscoe Hill	1327 Ford St.	Tallahassee	32303	$1,810.00	
Owner-Occupied Rehab-Emergency Home Repair	Lela Carter	923 Coble St.	Tallahassee	32301	$6,258.00	
Owner-Occupied Rehab-Emergency Home Repair	Eleanor Holliday	1110 Clay St.	Tallahassee	32304	$12,441.50	
Owner-Occupied Rehab-Emergency Home Repair	Viola Black	439 Mercury	Tallahassee	32305	$765.00	
Owner-Occupied Rehab-Emergency Home Repair	Edith Yancey	2643 Lonnbladh Rd.	Tallahassee	32308	$7,018.50	
Owner-Occupied Rehab-Emergency Home Repair	Vinson Tatum	3023 Wahnish Way	Tallahassee	32305	$8,839.00	
Owner-Occupied Rehab-Emergency Home Repair	Yvonne Gaines	1616 Mabry Court	Tallahassee	32310	$9,549.00	
Owner-Occupied Rehab-Emergency Home Repair	Calvert Durden	824 California St.	Tallahassee	32304	$6,800.69	

Owner-Occupied Rehab-Emergency Home Repair	Betty Tinson	1313 Hutchinson St.	Tallahassee	32310	$10,862.00	
Owner-Occupied Rehab-Emergency Home Repair	Mary Lewis	1007 Joe Louis St.	Tallahassee	32304	$300.00	
Owner-Occupied Rehab-Emergency Home Repair	Carrie Richardson	916 Splendor Rd.	Tallahassee	32301	$6,058.50	
Owner-Occupied Rehab-Emergency Home Repair	Michelle Pierce	809 Cochran Drive	Tallahassee	32301	$7,215.06	
Owner-Occupied Rehab-Emergency Home Repair	Beth Marshall	2509 Bedford Way	Tallahassee	32308	$5,529.18	
Owner-Occupied Rehab-Emergency Home Repair	Bessie Bruce	1641 Paul Russell Rd.	Tallahassee	32301	$8,313.00	
Owner-Occupied Rehab-Emergency Home Repair	Kimberly Davis	1427 California St.	Tallahassee	32304	$10,620.00	
Owner-Occupied Rehab-Emergency Home Repair	Jacqueline Kall	2215 Belle Vue Way	Tallahassee	32304	$8,822.00	
Owner-Occupied Rehab-Emergency Home Repair	Cheryl Gammons	2333 Keith St.	Tallahassee	32310	$6,226.00	
Owner-Occupied Rehab-Emergency Home Repair	Elsie Williams	1408 Hernando Dr.	Tallahassee	32304	$8,123.50	
Owner-Occupied Rehab-Emergency Home Repair	Richard Ellis	713 Stafford St.	Tallahassee	32305	$11,775.00	
Owner-Occupied Rehab-Emergency Home Repair	Charles Roberts	1221 Gibbs Drive	Tallahassee	32303	$412.50	
Owner-Occupied Rehab-Emergency Home Repair	Kim Williams	1633 Kelly St.	Tallahassee	32310	$5,648.00	
Owner-Occupied Rehab-Emergency Home Repair	Benita Rollins	2060 Hillsborough	Tallahassee	32310	$5,035.00	
Owner-Occupied Rehab-Emergency Home Repair	Anita (James) Rogan	3966 Gaffney Loop	Tallahassee	32303	$2,195.00	
Owner-Occupied Rehab-Emergency Home Repair	Lynn Mathis	2513 Blarney Way	Tallahassee	32309	$12,500.00	
Owner-Occupied Rehab-Emergency Home Repair	Alberta Copeland	2340 Keith St.	Tallahassee	32310	$440.00	
Owner-Occupied Rehab-Emergency Home Repair	Carla J. Henderson	668 W. 5th Ave.	Tallahassee	32303	$3,890.00	

Owner-Occupied Rehab-Emergency Home Repair	Ruby Porcher	2906 Regent Dr.	Tallahassee	32304	$3,843.00	
Owner-Occupied Rehab-Emergency Home Repair	Emma Lynn	3400 Mizell Dr.	Tallahassee	32305	$11,722.00	
Owner-Occupied Rehab-Emergency Home Repair	Mittie Peters	2321 Oliver St.	Tallahassee	32310	$7,557.00	
Owner-Occupied Rehab-Emergency Home Repair	Henry Thomas	1112 Basin St.	Tallahassee	32304	$6,379.00	
Owner-Occupied Rehab-Emergency Home Repair	Rose Mary Hall	1620 Gibbs St.	Tallahassee	32303	$5,150.00	
Owner-Occupied Rehab-Emergency Home Repair	Doris Montgomery	418 Georgetown Dr.	Tallahassee	32305	$6,022.00	
Owner-Occupied Rehab-Emergency Home Repair	LaToya Bennett	309 Ridgecrest St.	Tallahassee	32305	$9,626.00	
Owner-Occupied Rehab-Emergency Home Repair	Kelvin Washington	1221 N. Woodward Ave.	Tallahassee	32304	$12,170.00	
Owner-Occupied Rehab-Emergency Home Repair	Bridgett Pelletier	710 W. 10th St.	Tallahassee	32303	$6,340.00	
Owner-Occupied Rehab-Emergency Home Repair	Katrina Dickey	709 Harris St	Tallahassee	32310	$5,142.00	
Owner-Occupied Rehab-Emergency Home Repair	Norma Waters	895 Tamarack Ave.	Tallahassee	32303	$7,486.15	
Owner-Occupied Rehab-Emergency Home Repair	Gary Williams	1620 Indiana St.	Tallahassee	32304	$2,475.00	
Owner-Occupied Rehab-Emergency Home Repair	Willie & Debra Mitchell	833 Delaware St.	Tallahassee	32304	$228.00	
Owner-Occupied Rehab-Emergency Home Repair	Suzanne Hancock	1525 Chuli Nene	Tallahassee	32301	$700.00	
Owner-Occupied Rehab-Emergency Home Repair	LaSandra Givens	2311 Dozier Drive	Tallahassee	32301	$625.00	
Owner-Occupied Rehab-Storm Damage Mitigation	Hattie Danzy	2422 Country Club Drive	Tallahassee	32301	$1,300.00	
Owner-Occupied Rehab-Storm Damage Mitigation	Annette Simmons Hayes	2505 Helene Lane	Tallahassee	32304	$1,325.00	
Owner-Occupied Rehab-Storm Damage Mitigation	Carrie Shove	1537 Brook St.	Tallahassee	32310	$2,700.00	

Owner-Occupied Rehab-Storm Damage Mitigation	William Wintermute	1693 Silverwood Drive	Tallahassee	32301	$4,230.00	
Owner-Occupied Rehab-Emergency Home Repair	Jackie Barnes	802 Dent St.	Tallahassee	32304	$2,050.00	
Owner-Occupied Rehab-Emergency Home Repair	Easter Ferrell	1512 Hudson St.	Tallahassee	32301	$8,199.25	
Owner-Occupied Rehab-Emergency Home Repair	Bilthon Estimphil	620 N. Martin Luther King Blvd.	Tallahassee	32301	$6,515.00	
Owner-Occupied Rehab-Emergency Home Repair	Beatrice Gray	1028 Griffin Street	Tallahassee	32304	$685.00	
Owner-Occupied Rehab-Emergency Home Repair	Lorene Rogers	3406 Mizell Street	Tallahassee	32305	$2,870.00	
Owner-Occupied Rehab-Storm Damage Mitigation	Regina Andrews-Hicks	3354 Jim Lee Road	Tallahassee	32305	$3,173.96	
Owner-Occupied Rehab-Storm Damage Mitigation	Nina Cline	429 Margaret Court	Tallahassee	32301	$8,247.00	
Owner-Occupied Rehab-Storm Damage Mitigation	Denicia Rivers	2010 Pasco Street	Tallahassee	32310	$2,250.00	

Administration by Entity

Name	Business Type	Strategy Covered	Responsibility	Amount
City of Tallahassee	Local Government	All	All	$33,462.10

Program Income

Program Income Funds	
Loan Repayment:	$97,749.00
Refinance:	$.00
Foreclosure:	$.00
Sale of Property:	$.00
Interest Earned:	$33,387.71
Total:	**$131,136.71**

Number of Affordable Housing Applications

Number of Affordable Housing Applications	
Submitted	28
Approved	28
Denied	0

Explanation of Recaptured funds

Description	Amount
Total:	**$.00**

Rental Developments

Development Name	Owner	Address	City	Zip Code	SHIP Amount	SHIP Units	Compliance Monitored By

Single Family Area Purchase Price

The average area purchase price of single family units:

Or

√ Not Applicable

Form 5

Special Needs Breakdown

SHIP Expended and Encumbered for Special Needs Applicants

Code(s)	Strategies	Expended Amount	Units	Encumbered Amount	Units
3	Owner-Occupied Rehab-Emergency Home Repair	$146,170.14	21		
3	Substantial/Major Rehab/Reconstruction	$23,710.00	1		
3	Owner-Occupied Rehab-Storm Damage Mitigation	$10,700.00	1		

Special Needs Category Breakdown by Strategy

Strategies	Special Needs Category	Expended Amount	Units	Encumbered Amount	Units
(3) Owner-Occupied Rehab-Emergency Home Repair	Receiving Supplemental Security Income	$38,521.00	6		
(3) Owner-Occupied Rehab-Emergency Home Repair	Person with Disabling Condition (not DD)	$98,827.14	14		
(3) Owner-Occupied Rehab-Storm Damage Mitigation	Person with Disabling Condition (not DD)	$10,700.00	1		
(3) Substantial/Major Rehab/Reconstruction	Receiving Supplemental Security Income	$23,710.00	1		
(3) Owner-Occupied Rehab-Emergency Home Repair	Developmental Disabilities	$8,822.00	1		

Provide a description of efforts to reduce homelessness:

Over the past year the City has taken the following actions to support homeless services:
• Convened the COVID-19 Local Homeless Task Force to coordinate emergency response and mitigation.
• Partnered with the Salvation Army to open an emergency Community Relief Center for unsheltered individuals.
• Established and funded non-congregate sheltering for homeless individuals and families experiencing homeless diagnosed with COVID-19 or awaiting testing.
• Created the Tallahassee-Leon County Homeless Dashboard through Geographic Information System (GIS) bringing situational awareness and performance data across dozens of agencies.
• Established Street Outreach Teams to fill service gaps and increase access to housing resources.
• Provided $2.1 million in CARES Act funding to homeless shelter service providers.
• Provided $12.25 million in housing and utilities through the Leon CARES Individual Assistance Program and City CARES program to prevent evictions and utility interruptions for more than 4,900 County residents.
• Established the Landlord Risk Mitigation Fund to increase access to affordable housing for vulnerable tenants.
• Established and funded a new Landlord Liaison position within the Big Bend Continuum of Care.
• Launched the Leon CARES Emergency Rental Assistance Program for rent and utility assistance to prevent evictions and utility interruptions (more than 1,700 households assisted and over $7 million award thus far)

Most recently, on May 19, 2021 and May 25, 2021 the City Commission and County Commission respectively approved a portion of their American Rescue Plan Act (ARPA) funding be dedicated to homelessness for a joint total of $6.272 million. The $1.78 million in funding was allocated for the four homeless shelter providers for a total of $1.78 million to support unanticipated expenses experienced by these providers related to COVID-19 that are not supported through FEMA or other federal and state funding sources.

Interim Year Data

Interim Year 1		
State Annual Distribution	$383,139.00	
Program Income	$67,713.81	
Program Funds Expended	$12,318.00	
Program Funds Encumbered	$350,985.00	
Total Administration Funds Expended		
Total Administration Funds Encumbered	$37,266.20	
Homeownership Counseling	$69,000.00	
Disaster Funds		
65% Homeownership Requirement	$363,303.00	94.82%
75% Construction / Rehabilitation	$363,303.00	94.82%
30% Very & Extremely Low Income Requirement	$184,748.00	40.98%
30% Low Income Requirement	$178,555.00	39.60%
20% Special Needs Requirement	$263,303.00	58.40%
Carry Forward to Next Year		

Interim Year 2	
State Annual Distribution	
Program Funds Expended	
Program Funds Encumbered	$122,350.00

State Housing Initiatives Partnership (SHIP) Program
Annual Report and Local Housing Incentives Certification

On Behalf of the City of Tallahassee, I hereby certify that:

1. The Annual Report information submitted electronically to Florida Housing Finance Corporation is true and accurate for the closeout year 2018-2019 and interim years 2019-2020 and 2020-2021.
2. The local housing incentives or local housing incentive plan have been implemented or are in the process of being implemented. Including, at a minimum:
    a. Permits as defined in s.163.3164 (15) and (16) for affordable housing projects are expedited to a greater degree than other projects; and
    b. There is an ongoing process for review of local policies, ordinances, regulations, and plan provisions that increase the cost of housing prior to their adoption.
3. The cumulative cost per newly constructed housing per housing unit, from these actions is estimated to be $0.00.
4. The cumulative cost per rehabilitated housing per housing unit, from these actions is estimated to be $0.00.

Staff Member responsible for submitting annual report to FHFC: Jean Amison, Housing Manager

_____	John E. Dailey (Sep 13, 2021 17:34 EDT) 09/13/2021
Witness Signature Date	Chief Elected Official or Designee Signature Date
_____	John Dailey, Mayor
Witness Printed Name	Chief Elected Official or Designee Printed Name
_____	
Witness Signature Date	
_____	
Witness Printed Name	

or

James O. Cooke IV 09/16/2021

Signature Date

ATTEST (Seal)

420.9075 (10) Each county or eligible municipality shall submit to the corporation by September 15 of each year a report of its affordable housing programs and accomplishments through June 30 immediately preceding submittal of the report. The report shall be certified as accurate and complete by the **local government's chief elected official or his or her designee.** Transmittal of the annual report by a county's or eligible municipality's chief elected official, or his or her designee, certifies that the local housing incentive strategies, or, if applicable, the local housing incentive plan, have been implemented or are in the process of being implemented pursuant to the adopted schedule for implementation.

PUBLIC NOTICE

City of Tallahassee
Department of Housing and Community Resilience
2021 SHIP and HHRP Annual Reports
Available for Public Comment

The City of Tallahassee's State Housing Initiatives Partnership (SHIP) Annual Report for state fiscal years 2018-2019, 2019-2020, and 2020-2021, and the Hurricane Housing Recovery Program (HHRP) Annual Report for state fiscal years 2019-2020 and 2020-2021 are now available for public viewing online on the City's website at www.talgov.com/housing.

The City of Tallahassee's Housing division partners with community agencies to build and preserve the inventory of affordable housing within the City, and to provide pathways out of homelessness for vulnerable neighbors. The SHIP Program provides funding to local governments as an incentive to create partnerships that produce and preserve affordable homeownership and multifamily housing. The program is designed to serve very low, low- and moderate-income families. The SHIP and HHRP Annual Reports identify total funding allocated, project expenditures, demographics, and income levels of households served. The reports are submitted to the Florida Legislature each year providing outcomes for expenditures.

To obtain a printed copy of the reports or to receive special accommodations for viewing the reports, please contact Ginger Williams at 850-891-6566. You may mail or email your request to:

City of Tallahassee Housing Division
300 South Adams St., B-27
Tallahassee, Florida 32301
Email: Housing@talgov.com

You may provide comments via email or mail with your name and address by 5pm, Thursday, September 9, 2021.

TD-GCI0713282-01

GCI0713282 / 126460

TALLAHASSEE DEMOCRAT
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A GANNETT COMPANY

Attn: CINDY DICKINSON
CITY TALLAHASSEE TREASURY
300 S ADAMS ST
TALLAHASSEE, FL 32301

STATE OF FLORIDA COUNTY OF LEON

Before the undersigned authority personally appeared Luten who on oath says that he or she is a Legal Advertising Representative of the Tallahassee Democrat, a daily newspaper published at Tallahassee in Leon County, Florida; that the attached copy of advertisement, being a Legal Ad in the matter of

PUBLIC NOTICE

In the Second Judicial Circuit Court was published in said newspaper in the issues of:

8/24/2021

Affiant further says that the said Tallahassee Democrat is a newspaper published at Tallahassee, in the said Leon County, Florida, and that the said newspaper has heretofore been continuously published in said Leon County, Florida each day and has been entered as periodicals matter at the post office in Tallahassee, in said Leon County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has never paid nor promised any person, firm, or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24th day of August, 2021 by Luten who is personally known to me.

Affiant

Nancy Heyrman

Notary Public. State of Wisconsin. County of Brown

5.15.23

My commission expires

NANCY HEYRMAN
Notary Public
State of Wisconsin

Timestamp
8/24/2021 8:19:57

Final Publication Date
8/25/2021

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Tallhassee Democrat

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Delivery Method
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Number of Affidavits Needed
1

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Tallahassee

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