

BOARD OF COUNTY COMMISSIONERS

DATE: July 27, 2010
AGENDA ITEM NO.

266

Consent Agenda

Regular Agenda

Public Hearing

County Administrator's Signature:

Subject:

A public hearing to hear citizen comments on the Pinellas County Consortium's Fiscal Year (FY) 2011-2015 Consolidated Plan. Following the hearing, adoption of a resolution approving the FY 2011-2015 Consolidated Plan and authorizing submittal to the U.S. Department of Housing and Urban Development (HUD); authorizing signing and filing reports, forms and other documents related to the administration and operation of the CDBG, ESG, and HOME Programs; authorizing outreach and public hearings to initiate the next five-year plan.

Department:

Community Development

Staff Member Responsible:

Anthony M. Jones, Director

Recommended Action:

I RECOMMEND THE BOARD OF COUNTY COMMISSIONERS, FOLLOWING THE PUBLIC HEARING, APPROVE THE ATTACHED RESOLUTION AUTHORIZING THE SUBMISSION OF PINELLAS COUNTY CONSORTIUM'S FY 2011-2015 CONSOLIDATED PLAN TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; AUTHORIZING THE COMMUNITY DEVELOPMENT DIRECTOR TO SIGN AND SUBMIT REPORTS AND OTHER ADMINISTRATIVE DOCUMENTS AS NECESSARY; AUTHORIZING THE COMMUNITY DEVELOPMENT DEPARTMENT TO CONDUCT OUTREACH AND PUBLIC HEARINGS TO INITIATE THE NEXT FIVE-YEAR PLAN.

Summary Explanation/Background:

Pinellas County has long been involved in community development, receiving such grants as the Community Development Block Grant (CDBG), Emergency Shelter Grant (ESG), and the HOME Investment Partnership Program Grant (HOME). Since 1995, HUD has required the application for these funds to be combined into a single document. In order to receive the grants, the Consortium must prepare a 3-5 year strategic plan identifying needs and setting the priorities and objectives of the Consortium relating to housing, community revitalization, the homeless, and special needs populations. Pinellas County's Consolidated Plan for FY 2011-2015 addresses all requirements. This Five-Year Plan period will provide an estimated \$25,678,385 in Federal funds to Pinellas County. Annually, Pinellas County will prepare an Action Plan describing how the County will make use of Federal grant funds during the fiscal year to meet objectives stated in the Five-Year Consolidated Plan.

The Pinellas County Consortium includes both the Urban County and the City of Largo. The Urban County is comprised of all unincorporated areas and twenty cooperating municipalities as identified in the Plan. As the lead agency of the Consortium, the County submits the Consolidated Plan and includes all HOME funds in the County's Action Plan as well as the County's CDBG and ESG funds. The City of Largo prepares and approves its own Action Plan for CDBG funding.

Throughout the five year period it will be necessary to complete and file reports, forms and other administrative documents related to the administration and operation of these Federal programs. In addition, it is necessary to conduct outreach forums and public hearings to initiate the next five-year planning process.

Attached for Board approval is the Consortium's 2011-2015 Consolidated Plan. The Plan was made available for public comment from April 23, 2010 through May 22, 2010. Public comments were received and addressed in the Citizen Participation section of the Plan.

Approval of the resolution will allow the Community Development Department to send the Plan to HUD by the August 14, 2010 deadline.

Fiscal Impact/Cost/Revenue Summary:

Revenue:	\$16,108,125	Five-Year CDBG Entitlement Estimate
	\$ 8,911,835	Five-Year HOME Entitlement Estimate
	<u>\$ 658,425</u>	Five-Year ESG Entitlement Estimate
	\$25,678,385	Five-Year Total Federal Funds Estimate
Cost:	\$25,678,385	Housing preservation and production, housing counseling and down payment assistance, public facilities and capital improvements, demolition and clearance, shelter operations, public services, and administration.

All costs are offset by grant revenue.

Exhibits/Attachments Attached:

- Resolution Review Form
- Resolution
- FY 2011-2015 Consolidated Plan

RESOLUTION OR ORDINANCE REVIEW FORM

Type of Resolution or Ordinance: Approval of and authorization to submit to the U.S. Department of Housing and Urban Development Pinellas County Consortium's 2011-2015 Five-Year Consolidated Plan for Community Planning and Development; authorization for the Community Development Department Director or designee to sign and file reports and other administrative documents; authorization for Community Development to conduct outreach and public hearings to initiate the next Five-Year Plan.

Estimated Revenue:	\$16,108,125	5 Year CDBG Entitlement Estimate
Revenue or Expenditure:	\$ 8,911,835	5 Year HOME Entitlement Estimate
	<u>\$ 658,425</u>	5 Year ESG Entitlement Estimate
	\$25,678,385	5 Year Total Federal Funds Estimate

Cost: \$25,678,385 Public facilities and capital improvements, housing preservation and production, housing counseling and down payment assistance, demolition and shelter operations, public services and administration.

Available Budget: Yes

The attached documentation is submitted for your review and comment. Upon finalization of your review, please complete this Review Form below and forward to the next Review Authority on the list.

<u>REVIEW AUTHORITY</u>	<u>REVIEW DATE</u>	<u>SIGNATURE</u>	<u>COMMENTS</u>	<u>COMMENTS ADDRESSED ORIGINATOR'S INITIALS & DATE</u>
<u>Originating Department</u> Community Development Anthony Jones	<u>6/29/10</u>	<u>C Reed</u>	_____	_____
<u>Asst. County Administrator</u> Elithia V. Stanfield	<u>7/5/10</u>	<u>ews</u>	_____	_____
<u>County Attorney</u> Jason Ester	<u>7/7/10</u>	<u>[Signature]</u>	_____	_____

Please return to Community Development as soon as possible. All inquiries should be made to Sheri Harris, at ext. 4-8245. Thank you.

RESOLUTION NO. _____

APPROVAL OF AND AUTHORIZATION TO SUBMIT TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT PINELLAS COUNTY CONSORTIUM'S 2011-2015 FIVE-YEAR CONSOLIDATED PLAN FOR COMMUNITY PLANNING AND DEVELOPMENT; AUTHORIZATION FOR THE COMMUNITY DEVELOPMENT DEPARTMENT DIRECTOR OR DESIGNEE TO SIGN AND FILE REPORTS AND OTHER ADMINISTRATIVE DOCUMENTS; AUTHORIZATION FOR COMMUNITY DEVELOPMENT TO CONDUCT OUTREACH AND PUBLIC HEARINGS TO INITIATE THE NEXT FIVE-YEAR PLAN.

WHEREAS, housing and other related community development activities are an area of need in Pinellas County and are established program objectives of the Pinellas County Board of County Commissioners; and

WHEREAS, Pinellas County's long term community development goal is to develop livable communities by providing decent housing, a suitable living environment and expanded economic opportunities, principally for persons of low- and moderate-income, and to aid in the prevention and elimination of slum and blight; and

WHEREAS, the Federal Community Development Block Grant (CDBG) Program, Emergency Shelter Grant (ESG) Program, and HOME Investment Partnership (HOME) Program provide local governments with flexible financial assistance to meet the needs of low- and moderate-income people and aid in the elimination of slum and blight; and

WHEREAS, Pinellas County and the City of Largo have formed a partnership under the HOME Program to address affordable housing issues for low- and moderate-income households, with Pinellas County as the lead agency for the Consortium; and

WHEREAS, the Pinellas County Consortium's FY 2011-2015 Consolidated Plan is a Strategic Five-Year Plan specifying objectives and priorities for housing, community revitalization, homeless, and persons with special needs; and

WHEREAS, annually an Action Plan will be submitted to the U.S. Department of Housing and Urban Development identifying how Pinellas County will utilize CDBG, HOME, and ESG funds to address objectives and priorities identified in the Five-Year Consolidated Plan; and

WHEREAS, the Consolidated Plan was developed through a process which included input from community meetings, public hearings, and from citizens and agencies responding to direct requests and public notices.

NOW, THEREFORE, BE IT RESOLVED THAT THE BOARD OF COUNTY COMMISSIONERS OF PINELLAS COUNTY, FLORIDA, in its regular session duly assembled this 27TH day of July, 2010, does hereby approve the Pinellas County Consortium's Consolidated Plan for FY 2011-2015 and authorizes submittal to the U.S. Department of Housing and Urban Development.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the Community Development Department Director or designee be authorized to sign and file necessary reports, forms, and other documents related to the administration and operation of the CDBG, ESG, and HOME Programs.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the Community Development Department be authorized to conduct outreach and public hearings to initiate the next Five-Year Plan.

Commissioner _____ offered the foregoing resolution and hereby moved its adoption, which was seconded by Commissioner _____ and upon roll call, the vote was:

AYES:

NAYS:

ABSENT AND NOT VOTING:

APPROVED AS TO FORM
OFFICE OF COUNTY ATTORNEY



[Handwritten Signature]

Attorney

PINELLAS COUNTY, FLORIDA

CONSORTIUM'S CONSOLIDATED STRATEGIC PLAN

FISCAL YEARS
2011–2015

PREPARED BY:
PINELLAS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT



Jurisdiction	Florida <input type="button" value="▼"/>
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Consolidated Plan

Strategic Plan for Years	2011 <input type="button" value="▼"/>	to	2015 <input type="button" value="▼"/>	
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Annual Action Plan and

Consolidated Annual Performance and Evaluation Report

Presented to the U.S. Department of Housing and Urban Development

Jacksonville <input type="button" value="▼"/>	Field Office of Community Planning and Development
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Strategic Plan Submission Date	8/10/2010
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Amendments:

<input type="button" value="▼"/>	MM/DD/YY	Name:
<input type="button" value="▼"/>	MM/DD/YY	Name:
<input type="button" value="▼"/>	MM/DD/YY	Name:
<input type="button" value="▼"/>	MM/DD/YY	Name:
<input type="button" value="▼"/>	MM/DD/YY	Name:

* If Necessary



Jurisdiction		UOG: FL129103 PINELLAS COUNTY ▼	
600 Cleveland Street		DUNS 055200216	
Suite 800		Organization Unit	
Clearwater		Department: Community Development	
Florida	33755	Country U.S.A.	Division: Planning
County: Pinellas		Program Year Start Date (10/2010)	

Employer Identification Number (EIN):	59-6000800
Applicant Type: Consortia ▼	Specify Other Type

Person to be contacted regarding this application:			
Anthony	M.	Jones	
Director, Community Development	Telephone: 727-464-8210	Fax: 727-464-8254	
eMail: ajones@pinellascounty.org	Grantee Website: pinellascounty.org/community	Other Contact	

"To the best of my knowledge and belief, all data in this application are true and correct, the document has been duly authorized by the governing body of the applicant, and the applicant will comply with the attached assurances if the assistance is awarded." Please update the date with each new Action Plan and CAPER submission.

Name: Karen Williams Seel	Date:
Title: Chair, Pinellas County Board of County Commissioners	(MM/DD/YY)

PINELLAS COUNTY CONSOLIDATED PLAN
CONSORTIUM FYs 2011-2015 STRATEGIC PLAN

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PINELLAS COUNTY CONSOLIDATED PLAN
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PINELLAS COUNTY CONSOLIDATED PLAN
CONSORTIUM FYs 2011-2015 STRATEGIC PLAN

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3-5 Year Strategic Plan

This document includes Narrative Responses to specific questions that grantees of the Community Development Block Grant, HOME Investment Partnership, Housing Opportunities for People with AIDS and Emergency

Shelter Grants Programs must respond to in order to be compliant with the Consolidated Planning Regulations.

NAME OF JURISDICTION: Pinellas County

Consolidated Plan Time Period: 2011 to 2015

GENERAL

Executive Summary

The HUD Consolidated Plan meets the United States Department of Housing and Urban Development (HUD) requirements for consolidating the application for several grant programs into one submission. The programs include: the Community Development Block Grant (CDBG), HOME Investment Partnership Act (HOME), Housing Opportunities for Persons with AIDS (HOPWA) and Emergency Shelter Grant (ESG). Pinellas County does not receive Housing Opportunities for People with HIV/AIDS (HOPWA) funds directly. These funds are set aside through the City of Tampa's allocation for Pasco, Hernando, Hillsborough, and Pinellas Counties. Area agencies compete for these funds on a yearly basis. The allocations are based on incidents of HIV/AIDS in each jurisdiction. Pinellas County's allocation for 2008 was approximately thirty-eight percent (38%) of the total funding.

These programs are intended to accomplish three main goals: Secure decent housing, provide a suitable living environment; and expand economic opportunities for low- and moderate-income persons. The Consolidated Plan brings together the planning, application, reporting and citizen participation components of each of the grant programs. The coordination of these processes is accomplished through a consortium of local jurisdictions referred to as the Pinellas County Consortium. The Pinellas County Community Development Department is the lead agency in development, coordination, submission, and implementation of Pinellas County's 2011-2015 Consolidated Plan. This five-year planning document, which begins on October 1, 2010 and ends September 30, 2015, identifies priority housing, homeless, special populations, and community development needs.

Allocation priorities for CDBG and ESG funds are based upon a competitive application process, whereby organizations such as County departments and not-for-profit agencies have the opportunity to submit proposals to fund projects that meet the goals and objectives of the HUD approved Consolidated Plan. Objectives reflect the statutory goals of providing decent housing, a suitable living environment and expanding economic opportunity; outcomes refer to the benefits to the public/program participants that are external to the program; the outcome statement connects each outcome to an overarching objective to produce a statement that can be used by HUD to develop narratives which will document results of program activities on a national level. The link between objectives, outcomes, and outcome statements is as follows:

	Outcome 1: Availability/Accessibility	Outcome 2: Affordability	Outcome 3: Sustainability
Objective 1: Suitable Living Environment	(SL-1) Accessibility for the purpose of creating suitable living environments.	(SL-2) Affordability for the purpose of creating suitable living environments.	(SL-3) Sustainability for the purpose of creating suitable living environments.
Objective 2: Decent Housing	(DH-1) Accessibility for the purpose of providing decent housing.	(DH-2) Affordability for the purpose of providing decent housing.	(DH-3) Sustainability for the purpose of providing decent housing.
Objective 3: Economic Opportunity	(EO-1) Accessibility for the purpose of creating economic opportunities.	(EO-2) Affordability for the purpose of creating economic opportunities.	(EO-3) Sustainability for the purpose of creating economic opportunities.

Availability/Accessibility – applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low- and moderate-income people, including persons with disabilities. **Affordability** – applies to activities that provide affordability in a variety of ways to low- and moderate-income people. **Sustainability** – applies to activities that are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to person’s of low- and moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

PAST PERFORMANCE

HOUSING

During the first four years of the current 5-year Consolidated Plan, through its housing programs, Pinellas County assisted a total of 910 units with \$32,931,854 in Federal, State and local funding. These funds leveraged \$65,790,203 in private dollars. Below is a breakout of the housing strategy accomplishments:

	Assisted Units	Grant Funds	Leveraged Funds
Housing Opportunities	296	\$5,575,409	\$31,579,168
Housing Preservation-Owner	317	\$7,789,059	\$6,449
Housing Preservation-Renter	111	\$3,094,286	\$727,167
Housing Production-Owner	46	\$1,376,020	\$4,576,403
Housing Production-Renter	140	\$15,097,080	\$28,901,016

In 2006, the Housing Finance Authority of Pinellas County (HFA) provided \$1,343,000 to build ten new single-family homes through the Operation KickStart Program in Tarpon Springs, one of our Cooperating Cities. Through the HFA’s Multifamily Bond Program, the Authority provided financial assistance in excess of \$34 Million towards the acquisition, rehabilitation and/or construction of Aluna Largo, James Park and the Columbian Apartments, consisting of a total of 558 multifamily rental units; 188 of these units are elderly housing at the Columbian property.

Sustainable Living Environment

Over the first four years of the Consolidated Plan, Pinellas County expended over \$12 Million in CDBG funds. These resources were used throughout the community for projects such as:

- streetscape and sidewalk projects within the Cooperating Cities,
- rehabilitation and construction of facilities providing services to residents countywide,
- demolition of deteriorated and blighted structures,
- neighborhood revitalization within our local strategy areas,
- services and operational funding for youth, elderly and homeless programs,
- housing services that included rental placement and transitional housing, and
- CHORE services for the elderly.

Expanded Economic Opportunity

Additionally, 7,293 residents received housing services including homebuyer budgeting, mortgage education classes, foreclosure prevention, and the Homebuyer Information Program, a new initiative aimed at informing potential home buyers of available services, projects and programs offered through the County. The HFA, a special district created by the Board of County Commissioners, offered three First Time Homebuyer Programs. These programs produced 598 first-time homebuyers using \$74,802,325 in Single-Family Mortgage Revenue Bond funds. In conjunction with the 2007 Program, the HFA provided additional down payment assistance totaling \$343,494 to 53 borrowers.

MANAGING THE PROCESS

Consultation 91.200(b)

1. Identify the lead agency or entity for overseeing the development of the plan and the major public and private agencies responsible for administering programs covered by the consolidated plan.

LEAD AGENCY

The County acts as the lead agency for the Pinellas County HOME Consortium and is responsible for the development of the Consolidated Plan. Pinellas County, designated as an Urban County by HUD, consists of all unincorporated areas of the County and the twenty (20) municipalities participating in the County’s program. The participants are identified below.

Participating Municipalities			
Belleair	Indian Rocks Beach	Oldsmar	St. Pete Beach
Belleair Beach	Indian Shores	Pinellas Park	Seminole
Belleair Bluffs	Kenneth City	Redington Beach	South Pasadena
Dunedin	Madeira Beach	Redington Shores	Tarpon Springs
Gulfport	North Redington Beach	Safety Harbor	Treasure Island

The Pinellas County Board of County Commissioners is the entity responsible for approving the application of grant funds for various activities outlined in the Consolidated Plan and the One-Year Action Plan. The Pinellas County Public Works and Health and Human Services Departments, along with non-profits, and the Cooperating Cities, will play a major role in implementation and administration of programs and projects selected to carry out strategic objectives identified in the Plan.

2. Identify agencies, groups, and organizations that participated in the process. This should reflect consultation requirements regarding 1) agencies that provide health services, social and fair housing services; 2) agencies that provide assisted housing, health services, and social services to determine what resources are available to address the needs of any persons that are chronically homeless; 3) state or local health and child welfare agencies and examine existing data related to lead-based paint hazards and poisonings; 4) notify adjacent governments regarding priority non-housing community development needs; with adjacent units of general local government, including local government agencies with metropolitan-wide planning responsibilities, particularly for problems and solutions that go beyond a single jurisdiction, i.e. transportation, workforce development, economic development, etc.; 5) largest city in EMSA consult broadly to develop metropolitan-wide strategy for addressing needs of persons with HIV/AIDS and their families; 6) local public housing agency concerning public housing needs, planned programs, and activities.

The following public and private agencies and entities were consulted throughout the year concerning ongoing topics of mutual interest, or were consulted in preparation of the Consolidated Plan or through forums for discussion, or through the survey instrument. In some cases, specific reports and plans of the agencies were utilized in the preparation of the Plan.

Pinellas County Appointing Authorities
Clerk of the Circuit Court
Pinellas County Sheriff’s Office
Pinellas County Departments
Animal Services
Building, Development, and Review Services (BDRS)
Business Technology Services (BTS)
Culture, Education, and Leisure (CEL)
Economic Development
Environmental Management
Facility Management
Health & Human Services
Human Rights
Justice and Consumer Services
Planning
Public Works
Utilities
Pinellas County Municipalities
Clearwater
Dunedin
Gulfport
Largo
Oldsmar
Pinellas Park
Safety Harbor
Saint Petersburg

Saint Pete Beach
Seminole
Tarpon Springs
Pinellas County Housing Authorities
Clearwater Housing Authority
Dunedin Housing Authority
Pinellas County Housing Authority
St. Petersburg Housing Authority
Homeless Services
2-1-1 Tampa Bay Cares, Inc.
Clearwater Homeless Intervention Project, Inc.
Daystar Life Center, Inc.
Family Resources, Inc.
Gulfcoast Legal Services, Inc.
Operation PAR, Inc.
Pinellas County Coalition for the Homeless
Pinellas County Public Defender's Office
Pinellas County Sheriff's Office
Salvation Army-Clearwater
WestCare Gulfcoast-FL, Inc.
Housing Services
Ageless Construction, Inc.
Bay Area Apartment Association, Inc.
Boley Centers, Inc.
Brookwood Florida-Central, Inc.
Clearwater Neighborhood Housing Services
Dream Builders, USA, Inc.
Eagle Crest Realty, Inc.
Faith in Action by Strength Together (FAST)
Florida Manufactured Housing Association
Habitat for Humanity, Inc.
Homes For Independence, Abilities
Kimberly Home
Largo/Mid-Pinellas Chamber of Commerce
Low Income Housing Leadership Network
LEMA Construction
Mt. Moriah Missionary Baptist Church
PDC Affordable Housing
Pinellas County Realtor Organization
Remodeler's Council/Construction
St. Petersburg Neighborhood Housing Services
Southport Financial, Inc.
Sun Vista

Tampa Bay Community Development Corporation
Health Services
Directions for Mental Health
Health and Human Services Coordinating Council
PARC
PEMHS
Pinellas County Health Department (State Agency)
St. Petersburg Free Clinic, Inc.
Suncoast Center, Inc.
State (Non-housing)
Florida State Clearinghouse
Metro Planning Agency
Pinellas County Metropolitan Planning Organization (MPO)
HOPWA
City of Tampa
Lead-Based Paint
Pinellas County Health Department (State Agency)
Social Services
Area Agency on Aging of Pasco-Pinellas, Inc.
Goodwill Industries-Suncoast
Juvenile Welfare Board (JWB)
Tarpon Alliance for Humanity, and HLN
YMCA of Greater St. Petersburg
YMCA of the Suncoast, Inc.
Neighborhood Organizations and Service Groups
Council of Neighborhood Associations (CONA)
Largo Community Development Advisory Board (CDAB)
High Point Neighborhood Family Center
Lealman and Asian Neighborhood Family Center

Citizen Participation 91.200 (b)

3. Based on the jurisdiction’s current citizen participation plan, provide a summary of the citizen participation process used in the development of the consolidated plan. Include a description of actions taken to encourage participation of all its residents, including the following: 1) low- and moderate-income residents where housing and community development funds may be spent; 2) minorities and non-English speaking persons, as well as persons with disabilities; 3) local and regional institutions and other organizations (including businesses, developers, community and faith-based organizations); 4) residents of public and assisted housing developments and recipients of tenant- based assistance; 5) residents of targeted revitalization areas.

Pinellas County’s Consolidated Plan for Program Years 2011-2015 is the result of an ongoing process of consultation and coordination to ensure that all residents have an opportunity to help shape a “community vision” for the County. Housing and community development

issues and needs are made known to the staff and public and private agencies through various means:

1. Administration of Affordable Housing Programs for Pinellas County;
2. Participation of County staff on committees of local agencies such as the Low Income Housing Leadership Network, the Neighborhood Family Centers, and the Housing Finance Authority of Pinellas County;
3. Technical assistance to agencies and other entities: CDBG, ESG, NSP2, HPRP;
4. Participation in public forums and neighborhood meetings such as the Behavioral Health Summit and the County Action Teams (CAT) for the Greater Ridgecrest Area and Central Lealman;
5. Meetings with Public Housing Authorities: Pinellas County Housing Authority, Tarpon Springs Housing Authority.
6. Outreach to minorities, non-English speakers and persons with disabilities: public hearings and meetings are the primary means by which individual citizens are able to provide input into the Consolidated Plan. Open meetings are held at the town level, city level, and countywide level. All such meetings are scheduled in advance and posted in the community. All meetings are held in handicapped accessible facilities with Spanish translation available if needed.

As part of the Citizen Participation process, Pinellas County, along with the Cities of Largo and Clearwater, conducted a Housing and Community Development Needs Survey during the month of February. The survey process was overseen by the County and implemented through the internet. Some participants, however, were able to complete hard copies of the survey at other outreach venues, which were then entered into the online system for inclusion in the final results. Surveys were sent via email to non-profit agencies, housing and social service providers, for-profit businesses, local governmental agencies, and other interested individuals. The majority of the seventy-four (74) individuals who responded and completed the survey were part of non-profit organizations.

In addition to receiving input from the surveys, staff received community needs and priorities at the Outreach Forum held on February 24, 2010 in which forty-five (45) people participated in identifying what they felt were the top three needs or programs that should be focused on over the next five years. Representatives from the County, and the Cities of Largo and Clearwater, led and facilitated discussions with seven (7) individual groups of 7 or 8 people over a two-hour period that included a power-point overview of the Consolidated Planning process. Break-out group discussions centered on the three (3) basic goals of the Consolidated Plan - Decent Housing, Sustainable Living Environment, and Expanded Economic Opportunity. A similar format with discussion and feedback sessions took place with members of the Low-Income Housing Leadership Network Group on February 3, 2010, and with representatives of various Pinellas County departments, Appointing Authorities, and County agencies on April 12, 2010.

The results of the survey, along with input from outreach sessions, have been joined together below as a reflection of what participants deemed as community needs to focus on for the next five years. These activities or programs were identified as a higher need over others in outreach and information sessions as well as over other activities listed on the survey instrument. They do not, however, have any priority over each other, which mean they have been equally identified as areas of need to focus on for Decent Housing, Sustainable Living Environment, and Expanded Economic Opportunity activities.

DECENT HOUSING areas of identified need include:

Existing and New Housing

- Attainable housing including foreclosure
- Affordable workforce ownership and rental housing
- Transit-oriented housing
- Standard and safe housing that may require extensive rehab after investor abandonment
- Support housing co-ops/shared housing facilities

Housing Programs

- Low-interest rehab loans for ownership and rental housing
- Mortgage and rental assistance
- Down payment assistance
- Home maintenance of abandoned properties
- Financing for prospective buyers after foreclosure

Special Needs Housing

- Assist persons at-risk of homelessness with case management and housing
- Assist chronic homelessness (ex-offenders, disabled)
- Provide special needs housing for persons with mental disabilities
- Support housing for homeless including operations
- Retain affordable housing to included education and case management for owners 80% AMI and below and renters 50% AMI and below
- Support permanent, emergency, and shelter housing for disabled, families with small children, youth, pregnant youth, and Section 8 waiting list; need model family and self-sufficiency programs to move people off Section 8
- Support housing for veterans

Governmental Support

- Increased density of housing to create multi-family housing
- Inventory of public land available for private housing development
- In-kind resources, partnerships, and incentives
- Partnership with private sector and non-profits to stretch service dollars

SUSTAINABLE LIVING ENVIRONMENT areas of identified needs include:

Children and Youth Programming

- Before and after school programs with tutorial components
- Funding for youth services (operational, renovations, facilities, more beds)
- Partnership with school district for use of buildings, playgrounds, etc

Conservation Initiatives

- Conserving resources through green construction that reduce operational costs
- Upgrades to public service facilities for special needs population (i.e. energy efficiency for cost savings and hurricane hardening due to inability to relocate)
- Retrofitting non-profits for energy conservation
- Adaptive re-use of existing facilities (i.e. closed schools and government buildings)

Transit-Oriented Development Concept

- Connectivity of housing to transit or transit-oriented development
- Integrated and effective transportation services
- Improving connections between food access and health (community gardens)
- Tying transportation improvements into streetscape programs

Neighborhood Initiatives

- Solid waste disposal improvement (i.e. consolidate trash pick-up)
- Larger areas for neighborhood revitalization
- Neighborhood facilities (e.g., recreation, family centers, health clinics)

- Utilization of volunteer groups
- Assist elderly and disabled to maintain independence and ability to remain in their homes through in-home services (i.e. chore services)
- Enhance re-entry opportunities through Pinellas Ex-Offender Re-Entry Coalition (PERC)

EXPANDED ECONOMIC OPPORTUNITIES areas of identified needs include:

Housing Programs/Financing Initiatives

- Down payment assistance (gap assistance/layering)
- 1st Mortgage financing and assistance
- Access to capital and credit that also includes redevelopment in blighted areas
- Availability of mortgage financing for low-income persons and reasonable rates using non-discriminatory lending practices
- Subsidized home improvement loans

Financial Education

- Financial literacy/education and wealth building
- Foreclosure prevention counseling and assistance
- Prioritize capital investments where collaborative efforts exist including businesses
- Support projects with strong funding commitments for expansions and new capital development
- Leverage projects that have matching funds

Business Development

- Creation of micro loan program
- Loans for small businesses
- Small Business Development Center (SBDC)

Job Creation/Training

- Job and work force training that include programs for disabled and youth aging-out-of-foster care
- Job creation and retention

4. Provide a description of the process used to allow citizens to review and submit comments on the proposed consolidated plan, including how the plan (or a summary of the plan) was published for review; the dates, times and locations of a public hearing, or hearings; when and how notice was provided to citizens of the hearing(s); the dates of the 30 day citizen comment period, and if technical assistance was provided to groups developing proposals for funding assistance under the consolidated plan and how this assistance was provided.

The Pinellas County Citizen Participation Plan requires that public meetings be held to obtain citizen comments, that a public period of not less than 30 days is allowed for citizen comment, and that timely responses to citizen inquiries is provided. The citizen participation structure affords accomplishments that include 1) conduct of open meetings with free access by all citizens; 2) assurance of participation by low- and moderate-income persons, members of minority groups, the elderly, persons with disabilities, non-English speaking persons, and any other persons affected by the programs; and 3) provision of continuity of participation throughout various stages of the programs from the development of the proposed Plan through the review of program performance.

Public Hearings

In compliance with federal requirements a minimum of two (2) public hearings at two different stages of the program year will be held to inform the citizens of eligible areas, eligible projects, and to solicit suggestions for projects to be funded in future years. The

locations will be selected to provide access for physically challenged persons. The first public hearing was held at the Pinellas County Community Development Department offices, 600 Cleveland Street, Suite 800, Clearwater, Florida, on February 4, 2010. The purpose of the public hearing was to report on the past performance of the community development programs and to seek input on the future needs over the next five years. The second public hearing was held July 27, 2010, in the Board of County Commissioners Assembly Room, Pinellas County Courthouse, 310 Court Street, Clearwater, Florida. The purpose of the public hearing was to seek input on future needs and receive comments on the draft Plan. The public hearings notices were advertised in the St. Petersburg Times and posted on the County's website and electronic bulletin boards.

The purpose of the public hearings was to obtain citizen views and to respond to proposals and questions at all stages in the development of the community needs, and may include the review of proposed activities, substantial amendments, and program performance. Hearings are held after adequate notice, at times and locations convenient to potential or actual participants, and with accommodations for those with disabilities and non-English speaking residents.

Notification Requirement

A notification will be advertised in two (2) local newspapers of general circulation to inform the public that a draft Consolidated/Action Plan is available to examine and subject to public comment. The notification will provide a summary of the proposed Consolidated/Action Plan, and describe the contents and purpose of the plan. The notice will also be posted on the County's web page (www.pinellascounty.org) and on the Pinellas County Television (PCC-TV).

No less than 30 days prior to the adoption of a Consolidated/Action Plan, information will be made available to citizens, public agencies, and other interested parties. This information must include the amount of assistance expected to be received, the range of activities that may be undertaken, the proposed benefit to extremely low- and low-income persons, and plans to minimize the displacement of persons and assistance to any persons displaced.

The objective will be to encourage participation at planned hearings, present community development needs and encourage the submission of views and proposals for community development activities. The public notice will state the plan will be available for review on the County's website and physical locations around the County for thirty (30) days.

Notices of Availability for viewing the Plans during the 30-day comment period, April 23, 2010 through May 22, 2010, were published in The St. Petersburg Times and The Weekly Challenger. The notice, which was also available on the County website and electronic bulletin board, included a summary of the proposed Consolidated Plan; the estimated amount of grant funds that will benefit persons of low and moderate income; a statement that the jurisdiction's plan to minimize displacement of persons and to assist any persons displaced is available for viewing with the Consolidated Plan; and the provision of a public comment period. The Plans were also posted on the Pinellas County Community Development website and were available for physical viewing at the following locations in north, central, and south Pinellas County:

- Pinellas County Community Development Department
600 Cleveland Street, Suite 800, Clearwater, FL 33755
- City of Largo Community Development Department
201 Highland Avenue, Largo, FL 33779
- Largo Public Library, 120 Central Park Drive, Largo, FL 33771
- Pinellas Park Public Library, 7770 52nd Street North, Pinellas Park, FL 33781

- Gulfport Public Library, 5501 28th Avenue South, Gulfport, FL 33707
- Oldsmar Public Library, 400 St. Petersburg Drive East, Oldsmar, FL 34677
- Tarpon Springs Public Library, 138 East Lemon Street, Tarpon Springs, FL 34689
- The Lealman & Asian Neighborhood Family Center, 4255 56th Avenue North, St. Petersburg, FL 33714
- High Point Neighborhood Family Center, 5812 150th Avenue North, Clearwater, FL 33760

Performance Report

At the end of each program year, as required by HUD, a Comprehensive Annual Performance and Evaluation Report (CAPER) must be submitted to HUD by December 29th. The CAPER provides an account of activities that were outlined in the Action Plan. This report discloses how the County maintained and expended funds and discusses the accomplishments achieved during the previous program year.

Upon completion of the CAPER, and at least fifteen (15) days prior to its submission to HUD, the County will make the report available to the general public for review and comment. Any comments received from the general public, along with the County's responses and a summary of any action taken will be included in the CAPER. The County will provide a notice in two (2) local newspapers for the availability of the CAPER, which will begin a fifteen-day review and comment period. Copies of the CAPER will be distributed at the locations above for public review. The notice will also be posted on the County's web page (www.pinellascounty.org) and on PCC-TV.

Technical Assistance

Technical assistance shall be provided through staff resources in order to facilitate citizen input and provide partner organizations the assistance they need with regard to the planning, implementation and assessment of the community development program. Additionally, individual technical assistance was available and provided upon request.

Access to Records

The County will provide citizens, public agencies and other interested parties access to information and records relating to the County's Consolidated Plan, Action Plan, Citizen Participation Plan, and Consolidated Annual Performance and Evaluation Report upon request. Citizens will have the opportunity to review and comment on these documents in draft form prior to final adoption by the Board of County Commissioners.

5. Provide a summary of citizen comments or views received on the plan and explain any comments not accepted and reasons why these comments were not accepted.
*Please note that Citizen Comments and Responses may be included as additional files within the CPMP Tool.

Public Comment Summary

On February 4, 2010 the County held a public meeting to report on the ongoing performance of the community development program and to seek participation, views, and comments for the Consolidated Plan. The following organizations attended the hearing to express the need for affordable units, maintaining existing affordable units, and supportive services:

- Alpha House of Pinellas County (Jennifer Stracide),
- Catholic Charities (Sheila Lopez)
- Family Resources (Jennifer McBride & Lisa Jackson),
- GRAYDI (Michelle Wilson),

- Junior League of Clearwater & Dunedin (Katie Cole, Amy Connors, Terri Koontodiakos & Brenda Guinard),
- Juvenile Welfare Board (Rod Cyr),
- Pinellas Opportunity Council (Kathleen Russell),
- R'Club Child Care (Harvey J. Landress & Susan Landress),
- Resident of Largo/Shadow Run Apartments (Julie Griggs),
- UNO Federation (Alex Emmanuelli),
- Vincent House/Van Gogh's Palette (Dianne Steele), Resident of Vincent House (Lisa Sanders).

Amy Connors from the Junior League of Clearwater & Dunedin identified the need for a training facility for youth transitioning out of foster care. Lisa Jackson from Family Resources agreed with the ongoing need for youth services. This is a rapidly growing area. Individuals who are chronically homeless need housing help and the capability to wrap services around them. Sheila Lopez with Catholic Charities agreed with this statement and identified one of the largest needs is single mothers with children.

Rod Cyr from the Juvenile Welfare Board addressed the issue of projects previously funded over the years needing funding to sustain quality housing/environments. Julie Griggs a resident at Shadow Run concurred that this type of funding is needed. Landlords and property managers are not on board with fixing and maintaining their properties which creates deplorable living conditions.

Kathleen Russell with Pinellas Opportunity Council stated the 85 and over population is growing at a fast pace and getting older. The need to keep them in their homes by providing chore services such as house cleaning, meals, etc., continues to grow. Dianne Steele of Vincent House/Van Gogh's Palette expressed the housing needs for mental health illnesses are seriously on the rise. There is a severe cost burden to even be able to move into an apartment.

A need to continue building affordable housing and recruit good jobs to the County was also a comment that was received.

The 30-day public comment period for the DRAFT 2011-2015 Pinellas County Consolidated Plan began Friday, April 23, 2010 and continued through Saturday, May 22, 2010. During the 30-day comment period, the County received the following comments on the draft Consolidated Plan and has incorporated the recommendations:

- Christine Allamanno with Gulfcoast Legal Services addressed home ownership having a higher priority for CDBG and HOME funding over preservation and creation of affordable multifamily rental housing.
Response: The County concurs and has placed it's highest priority on helping low- and very low-income 'working poor' renter households find affordable housing while still identifying home ownership assistance as a priority.
- Ms. Allamanno also addressed incorrect statistics and data cited in the Plan regarding the types of affordable rental housing that are in jeopardy of losing affordability. The data has been revised to provide the accurate types of households served.
Response: The County has reviewed and has updated this data as necessary.
- Ms. Allamanno stated the Homelessness sections do not address "Housing First" initiatives.
Response: The Homeless Leadership Network has identified a goal of moving towards a "Housing First" initiative as one of its priorities. The County has identified this priority in the Priority Homeless Needs section of the Consolidated Plan.

During the 30-day comment period, the County received the following comments on the draft Consolidated Plan and Action Plan that were not accepted:

- Mayor Andy Steingold, City of Safety Harbor, requested the County consider increasing the percentage of funds allocated towards Community Redevelopment Areas (CRAs).
Response: The County has allocated 21% of its FY 2010-2011 CDBG funding for CRA activities meeting the Slum and Blight National Objective. CDBG regulations restrict slum and blight expenditures to a maximum of 30% in a fiscal year. Pinellas County limits the amount of funding allocated to slum and blight activities to approximately 20% to allow room for expenditure of funds for activities that may experience delays while guaranteeing the County does not exceed the maximum yearly expenditure limits.
- Christine Allamanno with Gulfcoast Legal Services addressed the County's decision not to request a one-year extension and submit the Five-Year Consolidated Plan in 2010. Ms. Allamanno stated that some data in the plan is obsolete and new data will become available prior to 2011.
Response: Pinellas County made a conscious decision to move forward this year, as there is no guarantee that 2010 Census data will be available in November 2010, when the Consolidated Planning process would start. If the 2010 Point-In-Time Homeless Count data becomes available before the completion of the Action Plan, it will be incorporated into the document. Incorrect data referenced by Ms. Allamanno has been reviewed and updated as necessary.

HOUSING AND HOMELESS NEEDS

Housing Needs 91.205

6. In this narrative, describe the estimated housing needs projected for the next five year period for the following categories of persons: extremely low-income, low-income, moderate-income, and middle-income families, renters and owners, elderly persons, persons with disabilities, including persons with HIV/AIDS and their families, single persons, large families, public housing residents, victims of domestic violence, families on the public housing and section 8 tenant-based waiting list, and discuss specific housing problems, including: cost-burden, severe cost- burden, substandard housing, and overcrowding (especially large families) and substandard conditions being experienced by extremely low-income, low-income, moderate-income, and middle-income renters and owners compare to the jurisdiction as a whole. The jurisdiction must define the terms "standard condition" and "substandard condition but suitable for rehabilitation."

As the rest of the United States starts to recover from the current recession this year, a job-shedding, home-sales sapping and foreclosure boosting shadow will continue to hover over the Tampa, Clearwater, St. Petersburg MSA. Home construction will bottom out this year, dragged down by a sluggish-to-non-existent population growth. Foreclosures should continue to swell through 2010 and 2011. The Tampa Bay MSA will continue to shed jobs and should see a slight increase in 2011. Pinellas County unemployment is expected to rise. Just when the housing industry regains its legs, higher interest rates will help slow some of the recovery. Mortgage rates are expected to be around 8 percent (8%) by 2012.

The estimated five-year housing needs below are a projection based on previous population growth data. It is now projected that Pinellas County's growth rate will fall short of the former projections. The release of the 2010 Census data should provide a more realistic estimate of housing needs, but will not be released in time for development of the 2011-2015 Consolidated Plan. There have been recent data updates through the American Community Survey (ACS). This information, however, is at the City or County level and the data needs for this Plan is predominately for the Consortium, which only has data from the 2000 Census available for use.

Extremely Low-Income:	9,387 Renter	12,779 Owner Households
Low-Income:	9,416 Renter	18,915 Owner Households
Moderate Income:	15,743 Renter	35,219 Owner Households
Middle Income:	825 Renter	3,268 Owner Households
Persons with Disabilities:	2,000+ units	
Persons with HIV:	300+ units	
Large Families:	1,000+ units	
Public Housing Residents:	1,266+ units	
Families on PHA/Waiting Lists:	6,837+ units	
Victims of Domestic Violence:	350+ units	

Pinellas Consortium Estimated Comparison of Housing Needs from 2000-2015			
	2000	Renter	Owner
Extremely Low-Income		5,457	6,386
Low-Income		3,726	5,048
Moderate Income		948	3,104
	2010	Renter	Owner
Extremely Low-Income		9,357	10,709
Low-Income		9,108	17,732
Moderate Income		15,481	33,505
	2015	Renter	Owner
Extremely Low-Income		9,387	12,779
Low-Income		9,416	18,915
Moderate Income		15,743	35,219

Source: Florida Housing Data – Shimberg Housing Studies

Renters/Owners

Although housing prices have dropped significantly ownership is difficult for all income households. This is being influenced by the job market and new credit rating standards. Foreclosures are also increasing the need for high-quality, affordable rental units.

Specific housing problems

Cost burden: In 2000, thirty-seven percent (37%) of all renter households and twenty-six percent (26%) of all owner households paid over thirty percent (30%) of their income on housing and were considered cost-burdened. "Cost-burdened" households pay more than thirty percent (30%) of income for rent or mortgage costs. In 2007, 115,874, or twenty-seven percent (27%) of Pinellas County households paid more than 30% of income for housing.

Severe cost burden: In 2000, seventeen percent (17%) of all renter households and ninety-one percent (9%) of all owner households paid over 50% of their income on housing

and were considered severely cost-burdened. In 2007, 47,360, or eleven percent (11%) of households in Pinellas County paid more than 50% of income for housing.

Substandard: On a percentage basis, the Consortium’s Census indicators of sub-standard (lacking complete kitchens, bathrooms or heat) show that on a percentage basis, the Consortium’s percentages for these indicators are far below the statewide average. Field surveys have shown that the majority of the sub-standard housing tends to be located in the Consortium’s older, low-income neighborhoods.

Overcrowding/Large Families: Although on a percentage basis the Consortium has less large families than statewide, the majority of the Consortium’s low-income large families lived in overcrowded conditions.

- To the extent that any racial or ethnic group has a disproportionately greater need for any income category in comparison to the needs of that category as a whole, the jurisdiction must provide an assessment of that specific need. For this purpose, disproportionately greater need exists when the percentage of persons in a category of need who are members of a particular racial or ethnic group is at least ten percentage points higher than the percentage of persons in the category as a whole.

Minority concentrations are defined as those census tracts in which the total percentage of minorities is at least 10 percentage points more than would be expected based on average racial distributions. African-Americans, Hispanics, and Asians are disproportionately represented among lower-income households. They also have far lower homeownership rates than the overall average for the Consortium. A comparison of the data from the 2000 Census and projections from the Shimberg Housing Study, Claritas, and the American Community Survey shows no change at this time. The census tracts are listed in the tables below for 2010. There is no current available data at the Consortium level by race and ethnicity.

Census Tract	% Low Mod	Target Area/ Minority Area
024503	59	High Point - 33% Minority
024601	56	
024602	62	
024700	62	Central Lealman - 21% Minority
025001	64	
025106	57	
025111	53	
025115	51	
NRA	83	Dansville and Greater Ridgecrest - 84% minority
NRA	60	Dansville and Greater Ridgecrest - 84% minority
025305	61	
025601	55	
025602	66	
026904	52	
026905	51	
027101	63	
027401	62	

Racial Composition – Target Areas			
Population by Race/Ethnicity	Ridgecrest CDP	Central Lealman	Dansville CDP
Total Population	2,837	7,182	2,275
White	953 (33.59%)	5,927 (82.53%)	457 (20.09%)
Black or African American	1,712 (60.35%)	307 (4.27%)	1,676 (73.67%)
American Indian & Alaska Native	14 (.49%)	56 (.78%)	11 (.48%)
Asian	20 (.7%)	490 (6.82%)	17 (.75%)
Native Hawaiian & Other Pac. Isl.	0	10	0
Other Race	33 (1.16%)	183 (2.55%)	31 (1.36%)
Two+ Races	105 (3.7%)	209	83 (3.65%)
Hispanic/Latino (of any race)	184 (6.49%)	654 (9.11%)	157 (3.65%)

The Department of Children and Families currently administers the Refugee Program for the State of Florida. Eligibility is determined and services provided by local contract providers.

The Refugee program for the State of Florida is the largest in the nation, resettling more than 25,000 refugees and Cuban/Haitian entrants each year. There is every reason to believe that Florida's resettlement program will continue at this level. The diversity of Florida's population is often overlooked because of the number of arrivals from Cuba, who account for more than 80% of the arrivals to the state each year. A second significant ethnic group in Florida's resettlement program comprises newly arrived Haitians. Haitians are often not counted in arrival numbers as many do not arrive through the same processes as refugees and Cuban entrants. Cuban and Haitian arrivals are the majority of arrivals in Southeast Florida; however, the situation is different in other parts of the state.

Resettlement on Florida's west coast varies greatly. Hillsborough County receives many Cuban arrivals, but also of other nationalities, including Bhutanese, Burmese, and Iraqis. Pinellas County which has long been a home to a large Vietnamese population, is now primarily resettling family reunification cases. As indicated in the table below most of the refugee population arrives through Hillsborough County.

COUNTY	BURMA	BHUTAN	COL	CUBA	HAITI	IRAQ	VEN	OTHER	TOTAL	PERCENT
PINELLAS	9	0	5	179	5	14	5	26	243	0.88%
HILLSBOROUGH	160	24	31	1672	40	78	10	48	2063	7.47%

Source: Florida Department of Children & Families 2009

Homeless Needs 91.205 (c)

8. Homeless Needs— The jurisdiction must provide a concise summary of the nature and extent of homelessness in the jurisdiction, (including rural homelessness and chronic homelessness where applicable), addressing separately the need for facilities and services for homeless persons and homeless families with children, both sheltered and unsheltered, and homeless subpopulations, in accordance with Table 1A. The summary must include the characteristics and needs of low-income individuals and children, (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered.
9. Describe, to the extent information is available, the nature and extent of homelessness by racial and ethnic group. A quantitative analysis is not required. If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates.

(Narrative below is Consortium’s response to questions 8 and 9.)

In order to address the issue of homelessness, Pinellas County’s Continuum of Care uses a broader definition of homelessness than HUD’s specific definition. This allows for a more accurate representation of the County’s homeless population for planning purposes; it includes individuals who couch surf or double up with family and friends, homeless persons in local jails and hospitals that came from the streets and will be released back to the streets, and homeless children counted by the county school system.

In 2009, the Pinellas County Homeless Coalition, lead agency for the County’s Continuum of Care, sponsored a street/agency count of its homeless population. The annual count is conducted during the last seven calendar days in January in order to produce “statistically, reliable, unduplicated counts or estimates of homeless persons in sheltered and unsheltered locations at a done-day point in time.” The 2009 Point-in-Time Homeless Count and Survey found that 6,235 sheltered (64%) and unsheltered (36%) homeless individuals and families reside within the County. This number represents a 20% increase over the 2007 homeless counts and now includes more families with children, nontraditional family types and a greater number of working poor households.

The Point-in-Time Count found that sixty nine percent (69%) of Pinellas County’s homeless population are adults and 31% are children. Men account for 66% of the total homeless while women account for 34%. Adults account for 64% of the homeless population and the elderly account for 4%. Youth homelessness, between the ages of 1 and 17, significantly increased in 2009 accounting for 32% of the homeless population versus 19% in 2007. At almost 63%, Caucasians represent the largest population of homeless persons in Pinellas County; African Americans make 30% of the population, and Other/Other Multi-Racial persons make up 7%. Slightly over one-third of the homeless population are first-time homeless at 38%, up from the 2007 count of 34%. The count shows that 34% of the homeless population has been homeless 2-3 times and 28% have been homeless 4 or more times, down from 33% in 2007. Eighteen percent of Pinellas’ homeless populations, as defined by HUD, are “chronic homeless.”

Primary reasons for homelessness cited were: Lack of income/lost job/financial reasons: 86%, mental health/emotional problems, alcohol/drug problems: 37%, family breakup: 22%, eviction/foreclosure: 19%, release from jail/prison: 10%, domestic violence: 6%, and

fleeing/aging out of foster care 1%. Note: some surveys included more than one category selected. The 2009 Survey indicates a dramatic increase in homelessness due to financial reasons. In Pinellas County, 43% of homeless adults have one or more long term disabling conditions such as mental health/emotional, physical/medical, alcohol/drugs, developmental and HIV/AIDS.

Households Threatened with Homelessness

HUD estimates that very low-income renter households paying over 50% of their income for rent are the most at risk for becoming homeless. In 2000, 17% of all renter households and 11% of all households in Pinellas County were severely cost-burdened, spending over 50% of their income on housing.

In 2007, 27% of all households in Pinellas County paid more than 30% of their income for housing. With an unemployment rate reaching 12.7% in February 2010, substantially higher than the national average of 9.7% and higher than the State of Florida's average of 12.2%, and high occurrences of foreclosures, both cost-burdened households and severely cost-burdened households in Pinellas County are at risk of becoming homeless.

Non-homeless Special Needs 91.205 (d) including HOPWA

10. Estimate, to the extent practicable, the number of persons in various subpopulations that are not homeless but may require housing or supportive services, including the elderly, frail elderly, persons with disabilities (mental, physical, developmental, persons with HIV/AIDS and their families), persons with alcohol or other drug addiction, victims of domestic violence, public housing residents, and any other categories the jurisdiction may specify and describe their supportive housing needs. The jurisdiction can use the Non-Homeless Special Needs Table (Table 1B or Needs.xls in CPMP Tool) of their Consolidated Plan to help identify these needs. *Note: HOPWA recipients must identify the size and characteristics of the population with HIV/AIDS and their families that will be served in the metropolitan area.

The special needs population includes elderly, frail elderly, persons with disabilities, persons with alcohol and other addictions, persons diagnosed with AIDS and related diseases, and public housing residents. Self-sufficiency is not a realistic goal for certain segments of the special needs population due to age and/or need for services. The non-homeless special needs population and priority needs are identified below. All special needs groups are identified as medium priority as there are consistently challenges to assisting this population with housing as it is a particularly difficult need to meet. The cost of providing social services within housing is high and not as consistent as needed. The housing units themselves often require special modifications to make them livable, particularly for people with physical disabilities. The cost of making those modifications, either through rehabilitation or as part of new construction, increases costs significantly.

Non-Homeless Special Needs Population Needs

Non-Homeless Special Needs	Housing Needs	Support Services Needs	Priority
Elderly	2036	20,362	M
Frail Elderly	2007	4,014	M
Persons w/Severe Mental Illness	308	3,078	M
Developmentally Disabled	485	4,854	M
Physically Disabled	1020	10,200	M
Alcohol/Other Drug Addicted	5032	60,000	M
Person w/HIV/AIDS their families	263	526	M
Public Housing Residents	0	0	M
TOTAL	11,151	103,034	

CHAS Data, Census 2000

Below is a general list of the types of services needed for the specific special needs population. Pinellas County providers and their services to these populations are listed in the Special Needs Facilities and Services section of the Plan.

Elderly and Frail Elderly - Support services needed for an aging population include home delivered meals, transportation, homemaker services, shopping assistance, adult day care, energy assistance, housing improvement, and health support. Also of major note from providers of elderly care was the need to ensure that current building codes reflect the County's aging population. If homes were built with the elderly in mind, fewer individuals would be forced to make costly renovations or move from their homes due to elderly disabilities.

Persons with Disabilities (Mental, Physical, Developmental, Persons with HIV/AIDS) - Support services that include community type living services offered in a wide range of settings such as private residential housing, commercial boarding homes, supported independent living, public housing, personal care group homes, community residential rehabilitation centers, structured residential programs, 24-hour care homes and nursing facilities can meet the housing needs of this population. Self care, case management, budgeting, shopping for their needs, and becoming familiar with and accessing opportunities within the community when possible are key components in the support system as well.

Persons with Alcohol or Other Drug Addiction -Transitional and Permanent housing with support strategies that include on-site medical and mental health services, addictive treatment programs, and supportive case managers.

Victims of Domestic Violence - Transitional housing, sometimes called second stage housing, is a residency program that includes support services. Usually provided after crisis or homeless shelter, transitional housing is designed as a bridge to self-sufficiency and permanent housing. Residents usually remain from six months to two years, and are typically required to establish goals to work towards economic stability. Transitional housing for battered women vary but generally offer the following: 1) housing at a single location or development, though some are scattered site units; 2) a wide range of support services such as childcare, child development programs; 3) financial assistance, clinical therapy, and counseling in life planning and job development; 4) owned and operated by domestic violence service providers, however some represent partnerships between developers who construct and own the units and a service provider that operates the programming for clients.

Many non-homeless persons need supportive housing as described above to enable them to live independently and to avoid homelessness or institutionalization. It is also imperative to have an accessible mode of public transit near these supportive housing units to allow this population to get to and from potential employment, appointments, and other day to day needs.

Lead-based Paint 91.205 (e)

11. Estimate the number of housing units* that contain lead-based paint hazards, as defined in section 1004 of the Residential Lead-Based Paint Hazard Reduction Act of 1992, and are occupied by extremely low-income, low-income, and moderate-income families.

The Pinellas County Health Department has provided the following estimates on the number of pre-1980 (lead-based paint was banned in 1978) housing units that may contain lead-based paint and are occupied by low-income households. As the following table displays, an estimated 19,419 households within the Consortium meet this criteria.

**Pinellas County Consortium Areas
Age of Units by Tenure and Occupancy
and Estimated Lead-Based Paint (LBP) Exposure***

Age of Units	Tenure	Total Units	VLI/LI*** Households		
			Units	Percent (%)	With LBP
Pre 1940 (est. 90% with LBP +/- 10%)**	Renter	1,765	530	30%	477
	Owner	3,135	271	16%	244
	Total	4,900	801	16%	721
1940-1959 (est. 80% with LBP +/- 10%)	Renter	8,844	2,034	23%	1,627
	Owner	29,525	3,543	12%	2,834
	Total	38,369	5,577	15%	4,461
1960-1979 (est. 62% with LBP +/- 10%)	Renter	28,652	4,298	15%	2,665
	Owner	88,879	18,665	21%	11,572
	Total	117,531	22,963	20%	14,237
Total pre-1980s units	Renter	39,261	6,862	17%	4,769
	Owner	121,539	22,479	18%	14,650
	Total	160,800	29,341	18%	19,419
		(56%)			(12%)

*Represents data from 2000 Census Tract and City Reference, excludes St. Petersburg and Clearwater.

**Represents the estimated number of homes with lead-based paint.

***VLI/LI represents very low-income and low-income residents with household under 80% median income; LBP represents "lead-based p

****Represents 56% of the County's pre-1980s housing (288,566).

*****Based on previous 1990 data from Pinellas Consortium Consolidated Plan.

Source:

HOUSING MARKET ANALYSIS

Housing Market Analysis 91.210

12. Based on information available to the jurisdiction, describe the significant characteristics of the housing market in terms of supply, demand, condition, and the cost of housing; the housing stock available to serve persons with disabilities; and to serve persons with HIV/AIDS and their families.

Recessionary Market Conditions

The construction industry in Pinellas County is facing economic challenges which make residential construction less profitable. These challenges include low sales rates, inadequate revenues, and limited access to credit. There is an expanding inventory of foreclosed homes within Pinellas County which has driven down home values significantly. The large number of pre-owned homes on the sales market crowd out the profitability of additional new home production.

Multi-family home construction has been even harder hit. According to a HUD 2009 regional activity report, multi-family construction activity measured by units declined significantly. Several home builder associations that would typically build multi-family homes have gone bankrupt or merged. Meanwhile, there are new opportunities for affordable housing. The high home foreclosure rates have driven down the prices of homes making a home purchase attainable for those who would not be able to afford it before. Single family home rental rates have decreased and are affordable to more households, prompting many to leave their multifamily rental units, thus increasing vacancy rates in multifamily housing.

Housing Supply

The 2000 Census from the CHAS Data Book is the most accurate and current data that will be incorporated in the Housing Market analysis. A total of 268,227 housing units were reported in the Consortium in 2000. The 198,458 ownership housing units represented seventy-four percent (74%) of the Consortium housing market, with 69,769 rental units making up the balance. Occupied units included 193,933 owner units and 62,457 rental units, or ninety-six percent (96%) of the total. The remaining four percent (4%) of the units included 4,525 vacant owner-occupied units and 7,312 vacant rental units. The vacancy rate in 2000 for owner units was two percent (2%) and ten percent (10%) for renter units.

At thirty-eight percent (38%) of the total housing stock, units of three or more bedrooms make up the largest size of units. Within the occupied rental unit total, the largest percentage of units eighty-six percent (86%), are 1 and 2-bedroom units, while units of 2-bedrooms and 3 or more bedrooms make up the largest percentage, forty-seven percent (47%) and forty-five (45%) respectively, of occupied ownership housing units. Among the vacant rental units, 1 and 2-bedroom units comprised the largest categories of vacant units of all vacant rental units, while units of 2- bedroom units composed the largest percentage of vacant ownership housing units.

Housing Demand

Over a nearly ten-year span from 2000 to March 2010, there have been 120,458 single family homes and 72,379 condominiums sold in Pinellas County according to data from the Pinellas County Property Appraiser's Office (see tables below). Seventy-five percent (75%) or 89,912 single family homes, and seventy-four percent (74%) or 54,080 condominiums were sold in the first five (5) years, 2000 to 2005.

2005 was the last double digit percentage of total sales for both single-family homes and condominiums being sold over the ten-year span; 16,764 or fourteen percent (14%) of single-family homes, and 10,604 or fifteen percent (15%) of condominiums. This was also the peak year for sales in both housing categories. The data also reflects that 2005 was the last year of below \$200,000 median sales prices for single-family homes and condominiums; \$199,900 for single-family homes and \$186,900 for condominiums.

The following year in 2006, the median sales price for single-family homes went up to \$216,000, but the percentage of sales went down from fourteen percent (14%) to nine percent (9%). For condominiums, the median sales price went up to \$215,000, but the percentage of sales went down to nine percent (9%) as well. This trend of upward costs and downward sales continued for the condominium market through 2007, which saw the emergence of the housing crisis. That same year, single-family home sales, started the downward turn in prices; going from \$216,000 in 2006 to \$210,000 in 2007, and has reached a low of \$142,000 in 2010. Sales, however, have not responded to the lower prices in either the single-family or condominium market. This plunge in the number of sales is an indicator that demands for ownership housing in Pinellas County continued to fall through March 2010, despite a median sales price that decreased \$50,000 or nearly twenty-four percent (24%) between 2007 and 2009.

This is largely due to the accompanying economic crisis that has gripped our nation, state and county, and has caused massive layoffs. According to the March 2010 Brookings Institution's analysis that compares economic indicators for the top 100 US metro areas, the Tampa-St. Petersburg-Clearwater region ranks toward the bottom in several key measures: 89th in drop in employment from its pre-recession peak; 89th in drop in economic output from its peak; 89th in drop in housing prices over one year; 93rd in rise in unemployment over the past year; reaching 13.1% in January 2010.

Pinellas County Property Appraiser's Office Historical Median Residential Sales Price for Single-Family Homes As of March 10, 2010			
Year	Sales Count	Median Price	Average Price
2010	860	\$142,000	\$148,452
2009	6,319	\$160,000	\$160,614
2008	5,707	\$165,000	\$179,311
2007	6,818	\$210,000	\$195,330
2006	10,842	\$216,000	\$224,332
2005	16,764	\$199,900	\$269,318
2004	16,109	\$165,000	\$288,950
2003	14,398	\$145,000	\$291,091
2002	14,181	\$133,700	\$253,696
2001	14,181	\$124,000	\$221,067
2000	14,279	\$110,000	\$192,176

Pinellas County Property Appraiser's Office Historical Median Residential Sales Price for Condominiums As of March 10, 2010			
Year	Sales Count	Median Price	Average Price
2010	533	\$130,000	\$184,153
2009	3,708	\$143,000	\$196,410
2008	3,309	\$170,000	\$263,802
2007	4,507	\$216,900	\$315,135
2006	6,242	\$215,000	\$304,514
2005	10,604	\$186,900	\$269,493
2004	10,396	\$146,800	\$209,859
2003	8,735	\$119,000	\$167,531
2002	8,087	\$100,000	\$148,795
2001	7,949	\$90,000	\$128,994
2000	8,309	\$87,000	\$125,044

According to the 2010 National Apartment Report by real estate firm Marcus & Millichap, the Tampa Bay apartment vacancy will worsen to eleven percent (11%) this year while the average rent falls nearly four percent (4%) to \$767.

According to the report, in some Pinellas County submarkets, vacancy will surpass the noted 11 percent as the local unemployment rate exceeds metro and state levels, while subdued population growth will reduce housing demand. Hillsborough County submarkets, meanwhile, will fare somewhat better as completions slow. Still, sluggish demand will be the dominant factor behind apartment performance market-wide, forcing owners to continue to offer concessions to maintain sufficient occupancy levels in order to cover mortgage-related expenses. Investment activity will accelerate in 2010 as the economic downturn wanes. More lender-owned properties will likely come to market as loan extensions fail to sustain some operators through an extended period of higher vacancy rates and lower cash flows. Sales of financially distressed assets will decrease values and raise cap rate expectations. For owners who plan to shed stabilized or cash-flowing properties within the next few years, 2010 may be an opportune time according to the report to sell before cap rates increase much further.

A similar report from the local Bay Area Apartment Association notes that there are 707 rental communities and 160,000 rental units located in the Tampa Bay MSA multifamily market. The latest statistics available indicate the average occupancy rate for the Tampa MSA at the end of the first quarter in 2009 was 92.8% with a corresponding 7.2% vacancy rate, down from 93.5% and 6.5% vacancy rate at the same time last year. The decrease in occupancy can be attributed to job loss and, to a lesser degree, the growth in rental of investor owned housing. Average asking rents have remained virtually flat year over year decreasing from \$859 per unit to \$858 per unit. However, concessions have increased – now up to two months, resulting in a decline of three percent (3%) in same store rents. The outlook, as reported in the Tampa Bay Multifamily 2009 Mid-Year Report, reflected a decrease in demand during the first half of 2009 as a result of adverse economic conditions. Vacancies are expected to peak and begin to improve by the end of the year based on expected turn around in the job market. Rents are predicted to also remain flat until occupancy improves and concessions are wrung out of the system.

Condition

In reviewing data from the Shimberg Center, a 1990 report shows that 4,812 occupied housing units were reported as substandard in the Consortium. The unincorporated area had 2,191 or forty-six percent (46%) of these units, and the Cities of Largo and Pinellas Park each had twelve percent (12%) of the reported substandard units with 586 and 559, respectively. Fast forward ten years, and the 2000 Census, reflects that 850 housing units within the Consortium lacked complete plumbing, 1,275 units lacked complete kitchens, and 1,689 housing units lacked heat for a total of 3,814 units; 998 units less than the previous ten-year reporting. According to the 2000 Census, 187,154 or sixty-three percent of the housing units within the Consortium were built before 1980. Hopefully, the 2010 Census data will accurately supply the number of substandard units remaining in the Consortium to understand the impacts of housing rehabilitations programs as well as to understand what is left to do in this area.

Cost of Housing

Rental Housing: The U.S. Census Bureau's American Community Survey (ACS) contains data on gross rent as a percentage (%) of household income by income group for renter occupied housing units. Gross rent is defined as "the amount of the contract rent plus the estimated average monthly cost of utilities (electricity, gas, and water and sewer) and fuels (oil, coal, kerosene, wood, etc.) if these are paid for by the renter or paid for the renter by someone else."

According to the combined ACS surveys for 2006-08, more than ninety (90%) of Pinellas County households with incomes below \$20,000, approximately 31,000 households, spent thirty percent (30%) or more of their income on gross rent, thus making it difficult to provide their families with basic necessities such as food and healthcare. For all income groups, more than 60,000 Pinellas households, fifty-five percent (55%) of total renter occupied housing units, spent thirty percent (30%) or more of their household income on gross rent. Approximately 29,000 households, twenty-six percent (26%) of renter occupied housing units, spent fifty percent (50%) or more of their income on gross rent.

According to HUD, the Fair Market Rent (FMR) for the Tampa-St. Petersburg-Clearwater MSA and Pinellas County is \$782 per month for a 1-bedroom, \$946 per month for a 2-bedroom, \$1,199 per month for a 3-bedroom, and \$1,447 per month for a 4-bedroom. An analysis done by the National Low-Income Housing Coalition shows that a worker earning the Federal Minimum Wage (\$7.21 per hour) in Pinellas County has to work 101 hours per week in order to afford a 2-bedroom unit at the area's Fair Market rent. The "Housing Wage", which is the amount a worker, would have to earn per hour in order to be able to work 40 hours per week and afford a 2-bedroom unit at the area's Fair Market Rent, is \$18.19 in Pinellas County. An extremely low-income household (earning thirty percent (30%) of the Area Median Income) can afford monthly rent of no more than \$444. A minimum wage earner, earning \$14,996 annually can afford monthly rent of no more than \$375. A household on a Supplemental Security Income (SSI) can afford monthly rent of no more than \$202.

According to the Shimberg Center for Housing, a total of 20,086 renter households in Pinellas County are projected to be severely cost burdened, paying fifty percent (50%) or more of their income on gross rent in 2015. The largest income group that is projected to have this cost burden is the extremely low income group with 12,139 or sixty percent (60%) in 2015. Currently, the data reflects a total of 19,914 renter households cost

burdened and in need of assistance, which increases to 20,086 by 2015 as noted above. The difference in that 5-year span is 172 renter households in need of assistance.

2008-2030 Affordable housing Need						
Number of severely cost burdened (50%+) households with income less than 80% AMI by tenure and income level						
Tenure: Renter						
Household Income as % of AMI	2008	2010	2015	2020	2025	2030
0-30% AM	12,222	12,130	12,139	12,141	12,147	12,159
30.1-50% AMI	6,315	6,281	6,406	6,64	6,734	6,876
50.1-80% AMI	1,508	1,503	1,541	1,589	1,639	1,686
Total	20,045	19,914	20,086	20,294	20,520	20,721

Owner-Occupied Housing: The U.S. Census Bureau’s American Community Survey, 2006-2008, for Pinellas County as a whole, reported that 84,132 or forty-eight percent (48%) of the 175,275 owner occupants with a mortgage were paying more than 30% of income for housing costs. For the 110,825 owner households without a mortgage, 24,381 or twenty-two percent (22%) of the households were paying more than 30% of income for housing costs.

The Pinellas County Property Appraiser’s Office reports gives a clear picture of costs over the years and show that the median sales price of the 10,027 houses and condominiums sold in Pinellas County in FY2009 was \$5,000 and \$27,000, respectively, lower than the median sales price for the prior 2008 fiscal year. For 2008, the median sale price for a single-family home in Pinellas County was \$165,000, and \$170,000 for a condominium. The following year, prices fell as noted above to \$163,000 for a single-family home, and \$143,000 for a condominium. It appears that becoming a homeowner in Pinellas County is more attractive and attainable when looking at the reduced prices for residential units. Potential buyers, however, need to investigate all costs associated with owning a home since home insurance costs continue to rise, and will be a mandatory part of housing payments throughout the loan period.

Unfortunately, the exodus of insurance companies providing homeowner insurance coverage has forced many into the state-run program, Citizen, and financial relief does not appear to be in sight. The real, and potential threat of a catastrophic hurricane has forced the legislature to require Citizen to charge high-enough premiums to cover a 1-in-100-year hurricane without using bonds or assessments to help make up for losses - which means Citizens’ rates are going to go even higher. Until there are more options for Floridians, homeowner insurance prices will continue an upward trend and impacts the cost burden associated with owning and maintaining a home.

A close look at the Shimberg data reflects a total of 23,908 owner households in Pinellas County are projected to be severely cost burdened, paying fifty percent (50%) or more of their income on their mortgage in 2015. The largest income group that is projected to have this cost burden is the extremely low income group with 10,590 or forty-four percent (44%) in 2015. The current total number of owner households that are severely cost burdened and in need of assistance in 2010 is 23,326, as reflected by the data. Five years later, total

households needing assistance is 23,908, reflecting an increase of 582 households over the five-year span.

2008-2030 Affordable Housing Needs						
Number of severely cost burdened(50%+) households with income less than 80% AMI by tenure and income level						
Tenure: Owner						
Household Income as % of AMI	2008	2010	2015	2020	2025	2030
0-30% AM	10,262	10,248	10,590	11,023	11,515	11,907
30.1-50% AMI	8,143	8,127	8,327	8,591	8,888	9,122
50.1-80% AMI	4,973	4,951	4,991	5,046	5,112	5,161
Total	23,378	23,326	23,908	24,660	25,515	26,190

13. Provide an estimate; to the extent information is available, of the number of vacant or abandoned buildings and whether units in these buildings are suitable for rehabilitation.

Currently, there is no data available on the estimated number of vacant or abandoned buildings in Pinellas County, or within the Consortium, and whether units in these buildings are suitable for rehabilitation. However, the increasing unemployment rates, the calamity in the financial markets, the tightening of credit by the banking and mortgage markets, and the unprecedented foreclosure rates occurring simultaneously with the devastation in home sales and property vacancy rates have created an unprecedented number of unoccupied residential units in communities in Pinellas County.

In May 2009, Pinellas County had 11,756 homes in foreclosure (.49% of the homes in the County versus .25% of the homes per the U.S. average). As of May 2009, Pinellas County ranked number six (6) in the State of Florida for new foreclosures according to RealtyTrac.com. To address this issue, Neighborhood Lending Partners of West Florida, Inc. ("NLP"), a Florida not-for-profit corporation, Pasco County, Pinellas County, and the Housing Finance Authority of Pinellas County ("Local Governments") formed a Consortium, Florida Suncoast housing Partners ("FSHP"), for the purpose of applying for HUD Neighborhood Stabilization Program 2 (NSP2) funding. The funding is being utilized to stabilize and revitalize neighborhoods that both the US Department of Housing and Urban Development ("HUD) and the Local Governments have targeted as areas of significant need due to the economic downturn and the spiraling volatility of the financial and housing markets and resulting foreclosure crisis within these communities.

Funding will be utilized to acquire and rehabilitate foreclosed homes and residential properties, including apartments that may be used for homeownership and rental housing, including provisions for families with special needs and low-income households; for demolition of blighted structures; and for the redevelopment of vacant properties in order to create new affordable homes. The overall intent of this effort is to aid in reconnecting the selected neighborhoods with the overall economy, the housing market, and social networks of the areas as a whole. Further, the programs will arrest decline and will alleviate other factors that threaten and weaken neighborhoods.

Housing Market Analysis Summary

Some of the same guiding principals outlined in the Pinellas County Comprehensive Plan's Planning To Stay Element should be utilized and incorporated as a means to continue the

Pinellas County efforts in providing Decent Housing, a Sustainable Living Environment and Expanded Economic Opportunity for the low-income, homeless, and the non-homeless special needs populations within the Pinellas County Consortium. As the focus in Pinellas County shifts from rapid growth to infill development and redevelopment, the following principles from the Planning to Stay Element are key to successful endeavors and partnerships created through the Pinellas County Community Development Department:

Work Together at the Local, Regional and Global Level for a Sustainable Future

Principle 1: Pinellas County will work cooperatively with other governments, agencies, and community stakeholders to promote the social, environmental and economic conditions necessary to achieve a sustainable community.

Principle 3: Pinellas County will ensure that there are open channels of communication between County government and citizens so that community concerns and interests are heard and taken into consideration when decisions are made that impact residents and businesses of Pinellas County.

Principle 7: The County will lead by example and encourage other community stakeholders to use sustainability principles to guide their decisions and actions.

Sustain a Quality Urban Community and Promote Strong Neighborhoods and Diverse Housing Opportunities

Principle 1: As Pinellas County achieves build out and the focus shifts to infill development within existing urban areas and redevelopment, no community should be left behind economically and socially, and no neighborhood should be allowed to deteriorate.

Principle 3: To improve Pinellas County's appeal as a place to live and work, it will be necessary for the public and private sectors to focus more resources on improving the quality of the urban experience and the natural environment. Therefore, public policy should emphasize the importance of protecting and promoting community character, supporting economic development, and enhancing the lives of all segments of the County's population.

Principle 4: Pinellas County will continue to support efforts to create, or recreate, lively and dynamic areas of mixed-use. Revitalization efforts have so far focused primarily on historic downtowns, neighborhood commercial centers, and older commercial corridors. These revitalized mixed-use areas provide vibrant places where urban life can be experienced firsthand on foot. They also create a conducive environment for the type of residential development where services and amenities are often within walking distance.

Principle 5: Pinellas County recognizes that successful neighborhoods are central to the quality of life in Pinellas County. Therefore, redevelopment and urban infill should not compromise the integrity and viability of existing residential neighborhoods.

Principle 6: Neighborhood enhancement and rejuvenation will be accomplished in a manner compatible with community character, local traditions and heritage, infrastructure capacities, the natural environment, and the overall vision for the community.

Principle 7: As Pinellas County moves toward build out, conflicts between land uses have the potential to increase as development activity shifts to redevelopment and infill urban development. To minimize the potential for conflicts, Pinellas County should ensure that its

revitalization and redevelopment plans, codes and public participation procedures provide effective guidance for change in a highly urbanized county.

Principle 8: Pinellas County will work with communities to create, reestablish, or expand public spaces in neighborhoods – whether they be linear recreational trails, parks, public open spaces, shoreline access, revitalized “main street” commercial centers, or even sidewalks. These shared public spaces can link neighborhoods together and provide a common area where people can feel they are part of a larger community.

Principle 9: One challenge facing Pinellas County and its municipalities is ensuring that as the post-World War II subdivisions, condominiums, mobile home communities, and apartment complexes age that they are able to adapt successfully to the changing needs of the homebuyer and renter. Pinellas County must be sensitive to these changing needs and be a facilitator in helping change to occur in a manner that is compatible with a community’s character and vision for the future.

Principle 12: A broad range of housing affordable to all income groups will be made available so that households of various incomes are able to reside throughout Pinellas County to support the local economy.

Principle 13: Pinellas County must take into account the housing needs of those who are susceptible to displacement by redevelopment. This includes those living in modestly priced homes on valuable real estate that will be under pressure to be converted to other uses due to market forces. In some situations, it may be necessary to preserve such dwellings in order to ensure that housing remains affordable to all income groups.

Principle 14: The transportation system must fit into and support the overall goals of the community, whether they are historic and/or community preservation, the revitalization of downtown, providing a safe, pedestrian-friendly neighborhood, or preserving the natural environment. The movement of people and goods as quickly and efficiently as possible will not be the sole criterion for planning and designing transportation projects.

Principle 15: Pinellas County will continue to support opportunities throughout the County where jobs are located in proximity to housing so that residents are able to work close to home.

Principle 16: In achieving a healthy environment, Pinellas County must ensure that inequitable burdens are not placed on any one geographic or socioeconomic sector of the population and that the benefits of a sustainable community are accessible to all members of the community.

Provide Realistic Mobility and Transportation Choices

Principle 1: Viable transportation alternatives will reduce dependence upon the automobile for moving people about the county and region. These transportation alternatives include transit, pedestrian, and bicycle systems and will be effectively integrated into the overall transportation network to maximize access and use by residents and visitors for all types of trips.

Principle 2: To maximize the potential of the pedestrian/bicycle trails throughout the County, planning and design for development and redevelopment will be encouraged to recognize the trail system as an additional transportation network within the County.

Principle 3: Greenways, sidewalks, and multi-use trails will connect neighborhoods and communities with employment, retail, educational, cultural and recreational centers and with other neighborhoods.

Principle 4: Transportation improvements will support pedestrian enhancements and alternative modes of travel such as bicycle use. Streets should be safe, comfortable, and interesting to the pedestrian and bicyclist.

Principle 5: Pinellas County must remain effectively integrated into the regional transportation network so that people, goods and services can easily access the region's top-notch airports and highway system.

Maintain a Competitive Edge by Promoting a Sustainable Economy

Principle 1: Economic development should support the overall aspirations of the community. Economic development is not an end in itself, but a means to help achieve a sustainable community and the quality of life desired by the County's citizens.

Principle 2: Achieving a sustainable community and the quality of life desired by the County's citizens is dependent upon continued growth in both the size and quality of the local economy. In order to attain this level of economic growth, Pinellas County will take steps to retain and recruit clean and green industries and businesses that provide high-wage jobs that bring money into the local economy from outside the County.

Principle 3: In order for Pinellas County to remain competitive in the regional and global economy, the County must educate, attract, and retain a well-trained workforce. This requires a commitment to provide the following: an excellent K-12 educational system available to all students, quality post-secondary educational institutions, and job-training programs to supplement these secondary and post-secondary educational programs.

Principle 4: A healthy environment supports healthy citizens and is integral to the long-term sustainability of the local economy.

Match Development and Redevelopment Opportunities with Resource and Infrastructure Constraints

Principle 1: Plans for redevelopment and infill development should be cognizant of, and compatible with, the limitations imposed by urban infrastructure systems, the County's susceptibility to natural disasters, and the region's natural resources, such as potable water supplies.

Principle 2: Development on a site should be compatible with restrictions imposed by the natural environment and the characteristics of the local community.

Public and Assisted Housing 91.210 (b)

14. In cooperation with the public housing agency or agencies located within its boundaries, describe the needs of public housing, including the number of public housing units in the jurisdiction, the physical condition of such units, the restoration and revitalization needs of public housing projects within the jurisdiction, the number of families on public housing and tenant-based waiting lists, and the results from the Section 504 needs assessment of public housing projects located within its boundaries (i.e. assessment of needs of tenants and applicants on waiting list for accessible units as required by 24 CFR 8.25).

PINELLAS COUNTY HOUSING AUTHORITY (PCHA)

Formed in 1965, the Pinellas County Housing Authority (PCHA) is governed by a five-member Board of Commissioners that is appointed by the Governor of the State of Florida. PCHA is an independent agency, operating under the authority of Florida Statutes, Chapter 421. PCHA provides housing and rental assistance to over 8,324 individuals, seniors, children, and persons with disabilities throughout the Pinellas County area. PCHA owns three public housing communities and four affordable rental housing communities, including one assisted living facility.

These facilities encompass 495 public housing units, 951 affordable housing units, and 100 affordable assisted living facility units. In addition, PCHA administers a county-wide Housing Choice Voucher (HCV) program (also known as Section 8) that administered 2,970 vouchers. The Housing Authority currently has a veteran preference in place for its HCV existing housing programs, providing assistance to hundreds of homeless veterans since its inception, as well as a preference for families displaced by natural disaster or government action in both the public housing and HCV programs. The following is a snapshot view and description of the Pinellas County Housing Authority's housing developments:

Rainbow Village 12301 134th Ave N., Largo, FL 33778

- Built in 1969
- Located in unincorporated Pinellas County
- Falls under the Largo Fire District jurisdiction
- Serviced by Pinellas County water & sewer
- Approximately 32 acres in size
- 200 Units; 96 residential buildings
- Family development; Low income rental
- Single, duplexes and triplexes (single & two story buildings)
- Range from one to five bedrooms
- Number of ADA/504 units: 10

French Villas 6835 54th Ave. N, St. Petersburg, FL 33709

- Built in phases; 1970-1973
- Located in unincorporated Pinellas County
- Falls under the Lealman Fire District jurisdiction
- Serviced by Pinellas County water & sewer
- Approximately 7 acres in size
- 185 Units; 15 residential buildings
- Family development; Low income rental
- One, two and three bedroom units (two story buildings)

Lakeside Terrace
4200 62nd Ave. N, Pinellas Park, FL 33781

- ❑ Built in 1972
- ❑ Located in unincorporated Pinellas County
- ❑ Falls under the Lealman Fire District jurisdiction
- ❑ Serviced by Pinellas Park water & sewer
- ❑ Approximately 13 acres in size
- ❑ 110 units; 11 residential buildings
- ❑ Family and elderly development; Low income rental
- ❑ One and two bedrooms units (single & two story buildings)
- ❑ Number of ADA/504 units: 6

Physical Condition of PCHA Units

The Modernization Department oversees the capital improvements and repairs made to all PCHA's owned properties. The department monitors all modernization construction activities and conducts routine property inspections in accordance with HUD's Uniform Physical Condition Standards to ensure that the properties are maintained in safe, decent and sanitary conditions at all times.

In February 2010, HUD conducted real estate assessments at each site. Rainbow Village and French Villas both received a score of 99 and Lakeside Terrace scored a 97 out of a possible 100 points. High performer status was achieved at each housing site. Unfortunately, HUD's real estate assessment does not assess underlying problems or property conditions that cannot be seen with the naked eye. For years now, French Villas has been plagued with environmental and plumbing issues due to the deterioration of the galvanized piping which have resulted in environmental issues and costly spot repairs. Due to the severe corrosion and the piping well beyond its useful life, it has become an imminent need for PCHA to develop an emergency plan that will address this potentially dangerous problem at French Villas.

PCHA Restoration and Revitalization Needs of Units

GLE architects have been retained by PCHA to conduct a comprehensive assessment of the existing conditions of the galvanized pipes at French Villas and to provide recommendations as to a course of action. GLE determined that the continual plumbing problems (broken pipes, clogged pipes, pipe back up, and root intrusion) at French Villas are due to the severe corrosion of the galvanized pipes and poses a potential threat to the residents in the near future. GLE recommends that the pipes be replaced in their entirety due to its past and present deteriorating conditions. The plumbing replacement project will require extensive demolition throughout the site and inside each unit. An asbestos survey revealed evidence of asbestos present in the windows openings, ceilings and floors and therefore abatement for asbestos and resident relocation will be necessary. The cost estimate for Architect & Engineering fees, plumbing replacement, unit rehabilitation, and relocation at French Villas is \$8,366,375.00. With budget cuts and reduced Federal subsidies, PCHA has limited resources and is unable to take on such a tremendous cost burden by itself. PCHA is seeking help from other agencies and looking into other opportunities or assistance that may help to offset these costs.

At this time, Pinellas County Housing Authority (PCHA) does not anticipate losing any assisted housing inventory, but anticipates \$9,441,375 in future need for plumbing, relocation, neighborhood revitalization, and community center costs as described below in the Priority Public Housing Needs table.

Priority Public Housing Needs Pinellas County Housing Authority		
Public Housing Need Category	PHA Priority Need Level High, Medium, Low, No Such Need	Estimated Dollars to Address
Restoration and Revitalization		
Capital Improvements		
Modernization		
Rehabilitation/Plumbing	High	\$8,266,375.00
Other (Specify) Relocation	High	\$100,000.00
Management and Operations		
Improved Living Environment		
Neighborhood Revitalization (non-capital)	High	\$75,000.00
Capital Improvements		
Safety/Crime Prevention/Drug Elimination		
Other (Specify)		
Community Center at Rainbow Village	High	\$1,000,000.00
Economic Environment		
Resident Services/Family Self Sufficiency		
Other (Specify)		
Total		\$9,441,375.00

TARPON SPRINGS HOUSING AUTHORITY (TSHA)

The Tarpon Springs Housing Authority (TSHA) is a public housing (PH) authority created pursuant to Chapter 421 of the Florida Statutes in 1969. Being a municipal dependent special district, TSHA has general statutory authority to operate within the City limits of Tarpon Springs (the "City"), Pinellas County, Florida and within a ten (10) mile jurisdictional radius of the respective city limits.

TSHA is responsible for the administration/management of 225 units of low rent Public Housing (PH) and the Capital Fund Program of approximately \$345,000 annually. The source of funding for the operations of various programs of TSHA comes from the U.S. Department of Housing and Urban Development (HUD) through the Annual Contributions Contract (ACC). The total budget for TSHA's PH program consists of 50% resident rents and 50% HUD funding. Additional funding comes as a result of State/Local grants, interest income and other income in the collection of rent and related charges.

TSHA's Mission is to enhance the Community by developing and professionally managing housing that is affordable for low to moderate income individuals and families. TSHA seeks to nurture its neighborhoods and residents by creating and supporting services and new programs that promote stability and self-sufficiency for the people served by TSHA. TSHA is committed to operating in an efficient, ethical and professional manner while forming partnerships with TSHA's customers and appropriate agencies which help TSHA carry out its mission.

A seven (7) member Board of Commissioners authorized by Florida State law and appointed by the City of Tarpon Springs, is responsible for the development of housing authority policy. Housing authority operations and recommendations regarding planning strategies are the responsibility of TSHA's Executive Director to execute. TSHA's owned public housing communities of 225 units consist of four (4) family and elderly communities in addition to a number of scattered sites. TSHA also develops, owns, and manages affordable housing, including single-family rental units and single-family homeownership. TSHA currently has three (3) single-family rental units and has closed on thirty-one (31) single-family homes. TSHA has established the following Waiting List Preferences:

Working Preference - In order to bring higher income families into public housing, TSHA will establish a preference for "working" families, where the head, spouse, co-head, or sole member is employed at least twenty (20) hours per week. As required by HUD, families where the head and spouse, or sole member is a person age 62 or older, is a person with disabilities or are receiving social security disability, supplemental security income disability benefits will also be given the benefit of the working preference [24 CFR 960.206(b)(2)].

This preference includes families who are graduates of or participants in educational and training programs designed to prepare the individual for the job market.

Homeless Preference - This preference is extended to families and individuals that upon offer of an apartment can verify their homelessness by presenting a Pinellas County Homeless Verification form from a homeless shelter, transitional shelter or other approved provider of homeless services to homeless families.

Displaced by Natural Disaster - This preference is extended to families and individuals that upon offer of an apartment can verify their displacement pursuant third party verification from an agency such as, but not limited to, FEMA, the Red Cross, Salvation Army, etc., AND, can present a TSHA Homeless Verification form from a homeless shelter, transitional shelter or other approved provider of homeless services to homeless families.

Public Housing/Federal Rental Assistance Interruption - This preference is extended to families and individuals that upon offer of an apartment can verify pursuant third party verification that their Public Housing/Federal Rental Assistance has been interrupted as a result of a Natural Disaster, AND, can present a TSHA Homeless Verification form from a homeless shelter, transitional shelter or other approved provider of homeless services to homeless families.

Tarpon Springs Resident Preference - Applicant will be given preference if applicant has been a resident of Tarpon Springs continuously for one (1) year prior to the time of unit offer.

Elderly and Disabled/Handicapped applicants will be given equal selection priority over all other single applicants. All families with children, elderly families and disabled families will have an admission preference over "Other Singles."

An applicant will not be granted any preference if any member of the family has been evicted from any federally assisted housing during the past three (3) years because of drug-related criminal activity. TSHA may grant an exception to such a family if the responsible member has successfully completed a rehabilitation program.

Any admission mandated by court order related to desegregation or Fair Housing and Equal Opportunity will take precedence over the Preference System. Other admissions required by court order will also take precedence over the Preference System.

TSHA utilizes income limits for eligibility based upon [24 CFR 960.201]. Income limits are used for eligibility only at admission. Eligibility is established by comparing a family's annual income with HUD's published income limits. To be income-eligible, a family must be a *low-income* family. A *low-income family* is a family whose annual income does not exceed eighty (80) percent of the median income for the area, adjusted for family size.

The following is a snapshot view and description of TSHA's housing developments. All of TSHA's Public Housing units are located within the city limits of Tarpon Springs, Florida. They are serviced by the City of Tarpon Springs for Police, Fire, water, sewer and trash disposal.

FL058-001	Ring Avenue Apartments 305 North Ring Avenue, Tarpon Springs, FL 34689
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- Built in 1969
- 30 Units; 9 residential buildings
- Elderly development
- Low income rental
- Efficiency and 1 Bedroom Units
- Duplexes and quadplexes (Single & two story buildings)
- Number of ADA/504 units: 2
- Scattered Sites** consist of 50 Family units; 17 residential buildings
- Units range from 1 to 5 Bedroom Units
- Single, duplexes and quadplexes (Single & two story buildings)

Scattered Sites	Type	# of Units	# of Bldgs
615 South Grosse Avenue	Family	2	1
615 South Disston Avenue	Family	4	1
616 North Avenue	Family	4	1
405, 425, 445 East Lime Street	Family	12	3
410, 411, 450, 425 East Morgan Street	Family	12	4
505, 515, 525, 535, 539, 545, 605 East Harrison Street	Family	16	7

FL058-002 Pine Trail Village
200 East Lemon Street, Tarpon Springs, FL 34689

- Built in 1972
- 16 Units; 4 residential buildings
- Elderly development
- Low income rental
- Efficiency and 1 Bedroom Units
- Quadplexes (Single story buildings)
- Number of ADA/504 units: 2

FL058-003 Lemon Street Apartments
200 East Pine Street, Tarpon Springs, FL 34689

- Built in 1972
- 19 Units; 5 residential buildings
- Elderly development
- Low income rental
- Efficiency and 1 Bedroom Units
- Triplex & Quadplexes (Single story buildings)
- Number of ADA/504 units: 3

FL058-002 Mango Circle Apartments
701A – 737B Mango Circle, Tarpon Springs, FL 34689

- Built in 1973
- 60 Units; 29 residential buildings
- Family development
- Low income rental
- 1 - 5 Bedroom Units
- Single, duplexes and Quadplexes (Single story buildings)
- Number of ADA/504 units: 1

FL058-002 Walton Village
500 South Walton Avenue, Tarpon Springs, FL 34689

- Built in 1982
- 30 Units; 5 residential buildings
- Elderly development
- Low income rental
- 1 Bedroom Units
- Single story buildings
- Number of ADA/504 units: 7
- Scattered Sites** consist of 20 Family units; 6 residential buildings
- Units are 2 Bedroom Units
- Triplexes and quadplexes (Single & two story buildings)

Scattered Sites	Type	# of Units	# of Bldgs
400, 408 East Boyer	Family	7	2
612 North Avenue	Family	4	1
506, 511 East Morgan Street	Family	6	2
614 East Harrison	Family	3	1

Physical Condition of TSHA Units

TSHA oversees the capital improvements and repairs made to all TSHA owned properties. TSHA monitors all modernization construction activities and conducts routine property inspections in accordance with HUD's Uniform Physical Condition Standards (UPCS) to ensure that the properties are maintained in decent, safe and sanitary condition at all times.

A physical inspection was conducted of TSHA's Public Housing units by the HUD Real Estate Assessment Center (REAC) on April 16 and 17, 2009 which resulted in a score of 94 out of a possible 100 points. In 2007, TSHA received a Public Housing Assessment System (PHAS) score of 91, designation status of High Performer. Pursuant 24 CFR 902.9, Public Housing Authorities (PHAs) with fewer than 250 public housing units are assessed every other PHA fiscal year unless the PHA chooses to be scored every year, or is designated as troubled in accordance with 24 CFR 902.67.

The HUD real estate assessment system does not however assess underlying problems or property conditions not visibly seen via the REAC physical inspection criteria. TSHA has secured the services of an architectural firm to prepare a physical need assessment to assist TSHA with long range capital improvement/modernization planning.

Restoration and Revitalization Needs of TSHA Units

As a result of the American Recovery and Reinvestment Act (ARRA), TSHA was requested by HUD to expand its 5 year plan to include greater detail of needed capital improvements. TSHA's architect firm conducted a 20% physical inspection of TSHA's properties to assist TSHA in the completion of a detailed physical needs assessment. TSHA's architect is preparing 30-50 year life projections as pursuant HUD requirements.

TSHA has secured the services of an experienced real estate development firm to partner with the TSHA in the redevelopment of public housing properties for which TSHA has or plans to submit tax credit applications with the Florida Housing Finance Corporation (FHFC). Applications were submitted in 2009 for Mango Circle (Eagle Ridge Estates) and for Lime/Boyer/Morgan (Oak Ridge Estates) sites. TSHA will be making future applications based upon available funding. HUD Demolition/Disposition applications will be prepared and submitted. TSHA may incur over \$300,000 in relocation costs for these redevelopment projects. TSHA has prepared an extensive five year physical needs cost analysis for the remainder of the TSHA public housing portfolio resulting in a total cost estimate of \$4,756,755.

At this time, TSHA does not anticipate losing any assisted housing inventory, but anticipates \$4,756,755 in future physical capital needs for the public housing portfolio as follows:

- FL058-001:** Ring Avenue Apartments and Scattered Sites – \$1,458,555
- FL058-002:** Pine Trail Village & Lemon Street Apartments – \$543,500
- FL058-003:** Mango Circle Apartments – \$530,200
- FL058-004:** Walton Village and Scattered Sites – \$979,000
- Authority Wide:** Public Housing Sites - \$1,245,500

Priority Public Housing Needs Tarpon Springs Housing Authority (TSHA)		
Public Housing Need Category	PHA Priority Need Level High, Medium, Low, No Such Need	Estimated Dollars to Address
Restoration and Revitalization		
Capital Improvements		
Modernization – Electrical Upgrades	High	\$678,000.00
Rehabilitation	High	\$3,216,305.00
Other (Specify) Demolition	High	\$583,700.00
Management and Operations		
Improved Living Environment		
Neighborhood Revitalization (non-capital)		
Capital Improvements	High	\$231,250.00
Safety/Crime Prevention/Drug Elimination	High	\$47,500.00
Other (Specify)		
Economic Environment		
Resident Services/Family Self Sufficiency		
Other (Specify)		
Total		\$4,756,755.00

DUNEDIN HOUSING AUTHORITY (DHA)

Although the Dunedin Housing Authority is located in unincorporated Pinellas County, the St. Petersburg Housing Authority (SPHA) administers their programs. As reported by SPHA, the Dunedin Housing Authority currently owns no units as a result of a disposition and demolition of a former public housing development. DHA is in negotiation for the purchase of two buildings containing ten (10) apartments each located in the City of Clearwater, with the intent of operating them as seventy-five percent (75%) public housing and twenty-five percent (25%) affordable housing. The DHA is seeking other acquisition opportunities in and around the City of Dunedin for the provision of affordable rental housing. The DHA plans to apply to the Florida Suncoast Housing Partners consortium for funding for the acquisition and/or construction of additional units under the Neighborhood Stabilization 2 (NSP2) Program. The following is the Priority Public Housing Needs table with information for the Dunedin Housing Authority.

Priority Public Housing Needs Dunedin Housing Authority (DHA)		
Public Housing Need Category	DHA Priority Need Level High, Medium, Low, No Such Need	Estimated Dollars to Address
<p>Restoration and Revitalization</p> <p>DHA is working to acquire and improve small existing rental developments for its public housing and affordable housing programs. It is the intent of DHA to improve its properties to provide seamless integration with surrounding neighborhoods, and to meet and exceed local housing standards.</p>	High	DHA is planning to apply for grants and low or no interest loans through the County to acquire suitable properties to achieve this goal. Estimate: 50 units at \$100K each at a total of \$5,000,000.
<p>Modernization</p> <p>DHA is in the process of acquiring two (2) buildings containing ten (10) units each for a total of twenty (2) rental apartments. DHA intends to operate fifteen (15) units as public housing, and five (5) units as affordable housing. Funding is needed to complete planned renovations.</p>	High	DHA does not receive Capital Fund Program (CFP) funds from HUD. Once the proposed properties are approved for an Annual Contributions Contract (ACC) with HUD, they will become eligible for CFP, in limited amounts.
<p>Management and Operations</p>	Medium	It is anticipated that public housing units can be operated at a cost of approximately \$350/PUM. Current subsidy estimates are approximately \$200/PUM.
<p>Rehabilitation</p> <p>It is anticipated that properties acquired by DHA during the next five (5) years will require rehab work.</p>	High	Rehab estimate: \$5,000 - \$10,000/unit
<p>Improved Living Environment</p> <p>Neighborhood Revitalization (non-capital) - DHA is working to acquire and improve small existing rental development for its public housing and affordable housing programs. It is the intent of DHA to improve its properties to provide seamless integration with surrounding neighborhoods, and to meet and exceed local housing standards.</p>	High	DHA is planning to apply for grants and low or no interest loans to acquire suitable properties to achieve this goal. Estimate: 50 units at \$100K each for a total cost of \$5,000,000

Capital Improvements	High	
Safety/Crime Prevention/Drug Elimination	High	Funding: Law Enforcement partnerships are needed for additional crime prevention/drug elimination activities.
Arrests and involvement with criminal activities result in the termination of leases and benefits from federal subsidy programs. DHA intends to work closely with local law enforcement to assist them in every way possible to eliminate crime in areas surrounding its developments.		
Economic Environment		
Resident Services/Family Self Sufficiency	Medium	
Homeownership	Low	

15. Describe the number and targeting (income level and type of household served) of units currently assisted by local, state, or federally funded programs, and an assessment of whether any such units are expected to be lost from the assisted housing inventory for any reason, (i.e. expiration of Section 8 contracts).

At this time, Pinellas County Housing Authority (PCHA) does not anticipate losing any assisted housing inventory. The public housing developments that are included in the Five Year and 2010 Pinellas County Housing Authority's Agency Plan include: Rainbow Village, French Villas and Lakeside Terrace. These facilities include 495 public housing units that serve extremely low and very low income families. The total number of Section 8 Vouchers (2,970) include, housing choice, enhanced, and veterans vouchers. The table below identifies the specific number for each type of voucher.

PROGRAMS AND FAMILIES SERVED					
Housing Choice Vouchers	Enhanced Vouchers	VASH (Veterans) Vouchers	Total Section 8 Vouchers	Total Public Housing Units	Type of Family Served
2737	128	105	2970	495	Extremely Low Income Very Low Income

At this time, Tarpon Springs Housing Authority (TSHA) does not anticipate losing any assisted housing inventory and will continue to provide 225 public housing units that serve extremely low and very low income families. TSHA does not provide Section 8 Vouchers at this time.

PROGRAMS AND FAMILIES SERVED					
Housing Choice Vouchers	Enhanced Vouchers	VASH (Veterans) Vouchers	Total Section 8 Vouchers	Total Public Housing Units	Type of Family Served
0	0	0	0	225	Extremely Low (30%) Very Low (50%) Low (80%)

Over the past five (5) year period, a total of one-thousand and one (1,001) assisted housing units have been removed from the inventory list in Pinellas County. The following table identifies the property, number of units, and the Housing Authority that oversaw these properties.

Number of Units Removed from Inventory	Property Name	Housing Authority	Disposition/ Demolition/ Opt-Out	Date
336	Graham Park	St. Petersburg Housing Authority	Disposition Approved	12/24/04
70	James Park	St. Petersburg Housing Authority	Disposition and Sale	2005
284	Jasmine Courts	Clearwater Housing Authority	Demolition	2005
61	Homer Village	Clearwater Housing Authority	Demolition	
50	Highlander Village	Dunedin Housing Authority	Demolition	2005
50	Magnolia Gardens	Pinellas County Housing Authority	Disposition to Housing Authority Non-Profit	2008
150	Rogall Congregate	St. Petersburg Housing Authority	Op-Out of HAP Contract	2009
1,001	TOTAL			

At Risk Affordable Housing Units in Pinellas County

In view of the Shimberg Center information below, there are forty-five (45) affordable housing developments in Pinellas County that are eligible to convert to market rate units by the end of 2020 (see the following table). Shimberg is in the process of revising and updating this list, but an awareness of the potential loss is important in keeping units affordable and available to low-income residents in Pinellas County. Of the properties identified, thirty-three (33) are eligible for conversion within the next 5-Year Planning period, with a potential loss of approximately 2,224 assisted housing units due to expiring governmental contracts that keep these units affordable. This can be a devastating blow to the population groups that depend on this type of housing such as the elderly, persons with disabilities, and low income households. To date, the Columbian, which is housing for the elderly, has been signed to new HUD contracts and will remain affordable.

**2009-2020
(11-Year Span)
Pinellas County
AHI - Preservation Risk Factors – Opt-out**

Development Name	Lower Poverty Neighborhood	Total Units	Assisted Units	Housing Program(s)	Population Served	Yr. Built/ Yr. of Funding	Expiration of Gov't Program	City
Bessie Boley Apts. & Ruth Mosher Apts.	0	40	40	Rental Assistance/HUD	Persons with Disabilities	1987	2012	St. Petersburg
Waterfall Apts.	1	22	21	Rental Assistance/HUD	Persons with Disabilities	1991	2011	Clearwater
St. Giles Manor	1	106	106	Rental Assistance/HUD; Section 221(d)(4)	Elderly	1981	2010	Pinellas Park
Brookside Square	1	142	142	Rental Assistance/HUD; Section 236	Family	1971	2013	St. Petersburg
Freedom Village I	1	89	89	Rental Assistance/HUD	Elderly	1980	2014	Pinellas Park
Columbian	0	188	188	Extremely Low Income; Rental Assistance/HUD; SAIL; Section 236; State Bonds	Elderly	1971	2011	St. Petersburg
Bethel Community Heights	0	84	84	Rental Assistance/HUD; Section 221(d)(3) MR	Family	1970	2012	St. Petersburg
Heritage Presbyterian	1	400	400	Rental Assistance/HUD; Section 236	Elderly	1975	2012	Largo
Casa Santa Cruz	1	76	76	Rental Assistance/HUD; Section 202 Capital Advance	Elderly	1995	2015	St. Petersburg
Norton Apartments	0	48	48	Rental Assistance/HUD	Family	1980	2010	Clearwater
Oceanside Estates	0	104	104	Refi Section 221(d)(4); Rental Assistance/HUD	Elderly	1981	2012	Pinellas Park
Forest Lane Apartments	1	24	24	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	1995	2015	Pinellas Park
PARC Apartments	0	24	24	Rental Assistance/HUD	Persons with Disabilities	1979	2010	St. Petersburg
Boley Group Home	0	8	8	Rental Assistance/HUD; Section 202 Capital Advance	Persons with Disabilities	1994	2014	St. Petersburg

Palm Harbor Group Home	1	5	4	Rental Assistance/HUD	Persons with Disabilities	1985	2010	Palm Harbor
PARC Housing II	0	8	8	Rental Assistance/HUD	Persons with Disabilities	1991	2011	St. Petersburg
UPARC Housing V	0	14	14	Rental Assistance/HUD; Section 202 Capital Advance	Persons with Disabilities	1997	2017	Safety Harbor
Morningside Condominiums	0	6	6	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	1996	2016	Clearwater
Abilities of Windjammer	0	10	10	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	1997	2010	St. Petersburg
Dome District Apts	0	18	18	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2001	2009	St. Petersburg
Abilities At Windjammer II	0	8	8	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	1998	2010	St. Petersburg
Philip Benjamin Tower	0	199	199	Section 236	Elderly	1972	2011	St. Petersburg
Abilities At Parklane	1	7	7	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2001	2009	St. Petersburg
San Christopher II Group Home	0	7	6	Rental Assistance/HUD	Persons with Disabilities	1990	2010	Dunedin
Union Group Home	1	5	5	Rental Assistance/HUD	Persons with Disabilities	1987	2012	Dunedin
UPARC Housing II Group Home	0	7	6	Rental Assistance/HUD	Persons with Disabilities	1980	2010	Dunedin
Fountain Square Condominiums	1	8	8	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	1986	2016	Clearwater
Dryer Group Home	0	5	5	Rental Assistance/HUD	Persons with Disabilities	1986	2011	Largo
UPARC Housing IV	1	14	14	Rental Assistance/HUD; Section 202 Capital Advance	Persons with Disabilities	1997	2017	Palm Harbor
Creekside II	0	37	37	Elderly Housing Community Loan; Rental Assistance/HUD	Elderly	1991	2011	Clearwater
Freedom	0	40	40	Rental	Persons with	1991	2011	Clearwater

Village III				Assistance/HUD	Disabilities			
Heritage Oaks of Palm Harbor	0	94	94	Rental Assistance/HUD; Section 202 Capital Advance	Elderly	1995	2015	Palm Harbor
Abilities At Casablanca	1	9	9	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2000	2010	St. Petersburg
Shady Pines Apts	1	8	8	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2000	2010	Pinellas Park
Abilities At Woodside	0	6	6	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	1998	2009	Clearwater
Trinity House	1	76	76	Rental Assistance/HUD; Section 202 Capital Advance	Elderly	2002	2010	St. Petersburg
Lake Winds Apartments	0	14	14	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2003	2009	St. Petersburg
Tarpon Springs Manor	0	90	90	Section 236	Elderly	1971	2012	Tarpon Springs
Prospect Towers	0	208	208	Section 236	Elderly	1972	2012	Clearwater
St Andrew Cove Condominiums	0	6	6	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2003	2010	Clearwater
Whispering Hills	1	160	160	Section 236	Family	1974	2014	Dunedin
Alta Largo Apartments	1	280	56	Local Bonds	Family	2004	2019	Largo
128th Place	0	18	18	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2004	2010	St. Petersburg
Palmetto Breeze Apartments	0	12	12	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2005	2010	St. Petersburg
Clam Bayou Apartments	0	14	14	Rental Assistance/HUD; Section 811 Capital Advance	Persons with Disabilities	2008	2013	St. Petersburg

Sources: Assisted Housing Inventory, Shimberg Center; property lists from HUD, Florida Housing Finance Corporation, and USDA RD.

Additional data from the Shimberg Center reports that approximately 1,449 assisted affordable housing units have been lost in Pinellas County dating back to 1994 with 80 units

lost in Pinellas Park from the Chartwell, Judy Ann, and Seminole Village housing developments; each funded through the State Bonds' Housing Program. With a 150-unit loss in south Pinellas in St. Petersburg at the Rogall, a potential 232-unit loss in northern Pinellas may be on the horizon with eligibility requirements expiring in 2009 for the Landings at Boot Ranch West in Palm Harbor. To date, the largest loss of affordable housing units occurred in 2003 with approximately 646 units lost predominately in Clearwater from Longbranch and Jasmine Court developments.

Homeless Inventory 91.210 (c)

16. The jurisdiction shall provide a concise summary of the existing facilities and services (including a brief inventory) that assist homeless persons and families with children and subpopulations identified in Table 1A or in the CPMP Tool Needs Table. These include outreach and assessment, emergency shelters and services, transitional housing, permanent supportive housing, access to permanent housing, and activities to prevent low-income individuals and families with children (especially extremely low-income) from becoming homeless. This inventory of facilities should include (to the extent it is available to the jurisdiction) an estimate of the percentage or number of beds and supportive services programs that are serving people that are chronically homeless.

The jurisdiction can use the optional Continuum of Care Housing Activity Chart and Service Activity Chart to meet this requirement.

Inventory

The following chart provides a summary of emergency shelter and transitional housing availability.

Continuum of Care: Homeless Population and Subpopulations Chart				
Part 1: Homeless Population	Sheltered		Unsheltered	Total
	Emergency	Transitional		
Number of Families with Children (Family Households):	69	100	57	226
1. Number of Persons in Families with Children	159	280	137	576
2. Number of Single Individuals and Persons in Households without children	712	540	1591	2843
(Add Lines Numbered 1 & 2 Total Persons)	871	820	1728	3419
Part 2: Homeless Subpopulations	Sheltered		Unsheltered	Total
a. Chronically Homeless	186		445	631
b. Seriously Mentally Ill	591			
c. Chronic Substance Abuse	828			
d. Veterans	507			
e. Persons with HIV/AIDS	34			
f. Victims of Domestic Violence	203			
g. Unaccompanied Youth (Under 18)	51			

The following table describes the fundamental service components of the Pinellas County Continuum of Care.

Fundamental Components
<p>Component: PREVENTION Services in place: Short-term financial assistance to prevent eviction or termination of utility services: Community Service Foundation Financial Assistance Program provides limited financial assistance for rent/mortgage Daystar Life Center provides limited financial assistance for rent and utilities People That Love Mission Utility Assistance Program provides assistance to those in need with delinquent electric and water bills Pinellas Opportunity Council Emergency Services Program provides one-time financial assistance for rent/mortgage and utilities Salvation Army Tarpon Springs Social Services provides limited financial assistance for rent (\$300) and utilities (\$100) Salvation Army Clearwater Social Services provides utility assistance (\$100) Isaiah's Inn provides rental assistance to single parents and families with children High Point Neighborhood Family Center provides rental assistance He Cares, Benevolence Ministry provides financial assistance for rent and utilities Verizon Lifeline Assistance provides Verizon customers with a \$13.50 reduction in monthly phone bill if they receive specified government assistance under one of seven programs St. Vincent de Paul Society provides emergency assistance with utility bills Lakeview Presbyterian Church provides utility assistance Pinellas County Health and Human Services Department provides limited rent and utility assistance Pinellas County Urban League, Inc. provides utility assistance United Methodist Cooperative Ministries provides rent and utility assistance St. Petersburg free clinic provides utility assistance (\$50)</p> <p>Tenant-landlord mediation services: Community Service Foundation Mediation Program provides mediation for families facing eviction or foreclosure. Mediates landlord/tenants disputes. Citizen Dispute Settlement Program provides voluntary mediation to residents of Pinellas County, and landlord/tenant is one of the six types of disputes that are frequently mediated.</p> <p>Legal services to prevent eviction: Gulfcoast Legal Services, Inc. provides civil legal assistance to persons who are without adequate means to employ other counsel, and it has a homeless outreach project that does outreach at various sites in Pinellas County to assist homeless persons. Landlord/tenant and foreclosure are some of the many civil legal issues that a person can get assistance with. Community Law Program, Inc. provides attorney advice clinics where low-income people can talk to a volunteer attorney, including a housing clinic where volunteer attorneys meet with clients to discuss their housing, foreclosure or landlord/tenant issues and provide advice. Bay Area Legal Services provides legal aid to low income individuals in the form of legal advice over the phone and forms informational materials mailed when needed and provide referrals for extended legal representation when appropriate</p> <p>Payments to prevent foreclosure on a home: Community Service Foundation provides limited financial assistance for mortgage payments Pinellas County Health and Human Services provides limited mortgage assistance Pinellas Opportunity Council provides limited financial assistance on mortgage payments St. Petersburg Neighborhood Housing Services Tampa Bay Community Development Corp. – Homebuyers Club St. Pete Neighborhood Housing Services provides mortgage payment assistance.</p> <p>Food Resources: Abundant Life Ministries provides a food pantry to those with an immediate need for food Calvary Episcopal Church Beach Community Food Pantry provides a bag of food every two weeks to those in need Clearview Untied Methodist Church Food Pantry provides food to those in need and ready to eat meals to homeless when available Countryside Christian Center Helping Hands Ministry provides food to those in need and meals to homeless persons Elim Seventh Day Adventist Food Pantry provides food to persons in need Daystar Life Center FEAST Food Pantry provides non-perishable food items bi-monthly to persons in need First Church of the Nazarene Food Basket provides food to person in need and the homeless Greene Chapel AME Church Food Pantry and USDA Food Pantry Northwood Presbyterian Church Food Pantry He Cares, Benevolence Ministry provides emergency food to persons in need High Point Neighborhood Family Center Food Pantry provides food to those in need Hope 4 the Homeless Ministries provides food boxes and USDA food distribution for the homeless Operation Attach is a multi-congregational effort providing emergency food assistance to those in need People that Love Mission provides food and a soup kitchen to those in need Religious Community Services, Inc. Food Pantry provides staple foods individuals and families in need Safety Harbor Neighborhood Family Center gives food to families and individuals Salvation Army provides emergency food for families and seniors in need Tarpon Springs Shepherd Center, Inc. provides a bag of food for families and individuals</p>

Solid Rock Christian Church provides food boxes to the working poor and disabled
Sow A Seed Outreach Ministry provides food to individuals and families transitioning from homelessness to permanent housing
St. Giles Emergency Food Pantry provides a three-day supply of emergency food to persons in need.
St. Petersburg Free Clinic, Inc. provides food to individuals and families
St. Dunstan's Episcopal Church, St. Ignatius Catholic Food Pantry, St. Patrick Roman Catholic Church and a lot of other churches provide food resources.
Tampa Bay Harvest provides food to local agencies who provide food and meals to those in need
St. Vincent de Paul Society provides a full-course meal to anyone in need.

Clothing:

ALPHA House, Bay Area Pregnancy Centers provides infant, children and maternity clothing to families in need
CASA provides clothing to survivors of domestic violence
Clearwater Homeless Intervention Project, Homeless Emergency Project, Daystar Life Center, He Cares, Benevolence Ministry, High Point Community Pride, Lighthouse Clothes Closet, People That Love Mission, St. Petersburg Dream Center, St. Vincent de Paul Society, Salvation Army and The Ridgecrest Community Services provide clothing closets to provide clothing
Clothes to Kids, Inc. provides new and quality used clothing to low-income school-age children
Community Help Services provides clothing to single parents and families with children
Countryside Christian Center provides clothing to anyone in need
Raising Hope provides clothes to infants and children in foster care
Kids In Need of Families Offering Love, Kindness & Support provides clothes to individuals released from jail looking for employment
Operation Hope provides clothing to HIV/AIDS clients
Sow A Seed Outreach Ministry provides clothing to individuals and families transitioning from homelessness to permanent housing
Suncoast Haven of Rest Rescue Mission provides emergency clothing.
Tarpon Springs Shepherd Center Food & Clothing Pantry and several churches provide clothing

Financial/Budget Counseling:

Consumer Credit Counseling Services provides budgeting and money management skills
Clearwater Neighborhood Housing Services, Tampa Bay Community Development Corporation, St. Petersburg Neighborhood Housing Services; and Community Service Foundation provide first time homebuyer and mortgage and budgeting classes
United Way of Pinellas County-Planned Giving provides estate and financial planning.
Homeless Emergency Project, Inc. provides assistance with financial matters
Catholic Charities Housing Counseling Program provides homeownership, budgeting, and finance education and training.
Pinellas Opportunity Council provides financial literacy classes

Child Care:

Community Pride Child Care Center offers free child care to homeless families.
Coordinated Child Care of Pinellas, Inc. provides a one-stop site for child-care resources.
Operation PAR, PAR Village provides developmental child-care services for substance-exposed children.
Pinellas Association for Retarded Children (PARC); Salvation Army; YWCA of Tampa Bay; R' Club Child Care, Florida Parent Child Center, Happy Workers Children's Center, Kimberly Home

Education:

Juvenile Services Program, Inc. provides individualized classroom training to enhance basic skill, prepare for the GED, or assist with remedial reading and math.
YWCA Of Tampa Bay, WorkNet Pinellas is a full-service center for job preparation and job placement. They also include the following: a learning lab, GED classes and a resource room (for resume and job search).
Even Start Family Literacy Program offers adult education/GED preparation; job skills; interactive literacy activities
Community Learning Center Family Literacy provides adult education, GED classes, literacy classes
Homeless Emergency Project, Community Learning Centers, Literacy Council of Upper Pinellas provides tutoring and literacy classes.

Employment:

WorkNet Pinellas is a full-service center for job preparation and job placement
Boley Centers Vocational Services includes vocational evaluation, work adjustment training, adult basic education, job placement, supported employment and long-term follow-up services
Abilities Employment Services Program provide individuals with disabilities job maintenance skills
UPARC Habilitation Services/Vocation provides vocational evaluation, job placement, supported employment and adult classrooms
STARS – Success Training & Retention Services provides an employment readiness training program offering post-graduate services placement, continuing support, information on educational resources/financial aid, and life management skills.
Pinellas Opportunity Council – Family Development Plan helps participants move towards self-sufficiency through case management, life skills training, job search and self-employment
Minority Skills Banks assists unemployed and under-employed person with job counseling, employment skills counseling, job referrals and employment skills workshops
Manpower Employment Services Program for Refugees provides employment job placement, pre-employment training, planning, counseling, job development and resume assistance
Goodwill Industries Supported Employment Program matches the developmentally disabled with jobs and provides extensive long-term job coaching
Van Gogh's Palette Vincent House assists individuals with mental illness improve vocational skills to become employed
Vocational Rehabilitation Services provides evaluation and training, counseling, employment assistance, on-the-job training, interpreters, transportation, occupational equipment and tools, and physical aids

Suncoast Epilepsy Association Vocation Services provides epileptics with goal setting, vocational counseling, job seeking skills training, job search assistance, advocacy, and employer education
Achieve Tampa Bay provides job training and placement for adults with any developmental disability
Senior Community Service Employment Program provides on-the-job training to reintroduce seniors back into the workplace

Component: OUTREACH

Outreach in place:

Living on the Streets

Family Resources StreetSAFE Outreach Program: designed to identify and assist youth living on the streets; goal is to reduce the incident of sexual abuse of runaway, homeless and street youth; provide increased support and services for youth; increased awareness of needs of street youth; educate youth at-risk of the dangers of street life. Provide someone to listen, referrals, food, hygiene items, clothing, and shelter services.

Directions for Mental Health Street Homeless Outreach, Operation PAR Homeless Street Outreach Team engage homeless individuals, address basic needs, conduct assessments on the street, link hard to reach homeless with necessary services and shelters, and providing advocacy.

Street Guide to Homeless Services, "Street Sheet": This is a homeless outreach project guide to geographically specific necessities such as: public showers, shelters, hot meals, food pantries, and public assistance offices. These are given out by workers at soup kitchens, overnight shelters, churches, and various other organizations throughout Pinellas County.

Community Voice Mail: offers free voice mailboxes to homeless individuals and families who need a communication link for finding employment or housing. 2-1-1: This is a free three-digit phone number for around-the-clock (24/7) information and referral. It provides a critical connection between individuals and families in need, and the necessary and appropriate services provided by community-based organizations and government agencies. Callers can find information on the following types of services, but not limited to: homeless shelters, child care, veteran services, health (including HIV/AIDS) services, domestic violence shelters, runaway shelters, detox centers, substance abuse and mental health support groups.

Shelter Bed Hotline: This provides daily bed count information such as available bed space at local homeless shelters. Any homeless person, law enforcement official, human service professional can call 2-1-1 24/7 to locate an available space to stay for the night or how to receive access to services.

HOST: Homeless Outreach provided by Suncoast Center for Community Mental Health

Veterans:

Annual Stand Down Event for Homeless Veterans: This is a VA and PCCH-sponsored day-long program for homeless veterans. It provides the following: outreach, services, counseling for all homeless families and individuals, including homeless veterans. The participating agencies include the following agencies: Pinellas County's mobile medical van, VA doctors, St. Petersburg Free Clinic, Gulfcoast Legal Services, Inc., Homeless Emergency Project, Inc., Social Security Administration and Veterans Administration.

VA Homeless Outreach: The Veterans Administration provides two social workers to go directly to programs, such as emergency shelters and soup kitchens, where homeless veterans may be present. These social workers assist veterans with accessing benefits and other available community resources available to them.

Directions for Mental Health-Homeless Outreach staff and case Management have met with representatives from the Clearwater Social Security Administration to enhance our efforts to assist clients with benefits applications. This effort is ongoing.

Seriously Mentally III:

PATH Projects: Projects for Assistance in the Transition from Homelessness (PATH) projects are funded at Suncoast Center for Community Mental Health, Homeless Outreach Support Team (HOST) and Directions for Mental Health. Mental health and substance abuse professionals who regularly visit shelters, soup kitchens and other areas where homeless people are located staff these programs. The goal is to identify, assess and educate potential clients as well as make appropriate referrals or connections.

PEMHS- Expanded the Focused Outreach Program for persons with mental illness exiting jail who may be homeless or for whom homelessness will be prevented.

Just Love Inc.-More Outreach to Mental-health challenged clients.

Suncoast Center for Community Mental Health, Inc.-Focused Outreach and Intervention Program was enhanced by adding a full-time position to provide Dual Diagnosis treatment to clients who are actively legally involved. It added two clinical positions to work in the booking dept of the Pinellas County Jail to identify seriously mentally ill misdemeanor offenders and get them released to the community and linked with treatment and case management support. The program is also collaborating with the Pinellas County Public Defender's Office to provide intensive case management and therapy to diverted clients.

Directions for Mental Health-Community Transitions, and Homeless Outreach program for adults and families: Increased and enhanced training to case managers and clinicians, who work with the homeless population, on the treatment of Co-occurring disorders. We are focusing on the Comprehensive, Continuous, and Integrated System of care as well as utilizing other evidence-based practices.

Substance Abuse:

Turning Point Inebriate Reception Center (The Mustard Seed): serves as an entry program to any homeless person under the influence of drugs or alcohol. Persons accessing services at Turning Point are provided with assessment assistance to access shelter and drug treatment related programs.

Directions for Mental Health Street Homeless Outreach, Operation PAR Homeless Street Outreach Team engage homeless individuals, address basic needs, conduct assessments on the street, link hard to reach homeless with necessary services and shelters, and providing advocacy

Law enforcement agencies: These agencies throughout Pinellas County will pick up intoxicated homeless people and bring them to the Turning Point (description above).

Suncoast Center: It yearly contacts approximately 200 formerly homeless individuals who are living in transitional housing to provide assessments. Those meeting admission criteria (mental health and substance abuse issues) are eligible to participate in the program which consists of the following: a psychosocial assessment, individualized treatment plan, psychiatric evaluation,

medication management, counseling, group therapy, case management and community resources.

HIV/AIDS:

Pinellas County Social Services Mobile Medical Van: It schedules regular visits to shelters and other places where homeless people are likely to be found, and it offers free of charge the following services: medical, counseling, education and testing services. There is a structural outreach program in place for those diagnosed HIV positive. Persons are referred to the Department of Health, where each individual is offered case management services from a choice of one of six agencies. Case management services ensure that the person's needs are met, that services are accessed, and that emergencies and crises can be effectively dealt with through every stage of the person's illness.

Domestic Violence:

The Haven and CASA: provide prevention and early intervention by reaching out to women and children before the violence in their lives escalates, and they need emergency shelter. In these non-residential programs, they work in the schools, the justice system, businesses, civic locales, communities of faith, local shelters, mental health programs and hospitals; they reach more than 20,000 people each year.

Youth:

Alpha "A Beginning" Inc. provides outreach services to young women who are homeless and are pregnant or have children. Brookwood: has outreach services in place for young, homeless women and provides transitional housing for young adults (18-21) coming out of homeless shelters.

Family Resources StreetSAFE: seeks out homeless youth in St. Petersburg and offers various services such as: pregnancy counseling, rape/crisis counseling, victim rights and advocacy, HIV testing and information, medical services and dental services, provides youth with hygiene items, food, shelter, and clothing.

Family Resources' Safe Place: provides a prevention/outreach program that provides a haven for youth who are in crisis. There are over 150 locations for youth to go in times of crisis, and transportation to the homeless shelter will be arranged for any youth requesting it.

The Pinellas Juvenile Assessment Center (JAC): refers runaways to shelters if they are not criminally involved and refuse to return home. It houses an office of Operation PAR to serve as an outreach site for youth who are in need of substance-abuse services.

See Appendix F - Continuum of Care Housing Activity/Inventory Charts

Special Need Facilities and Services 91.210 (d)

17. Describe, to the extent information is available, the facilities and services that assist persons who are not homeless but require supportive housing, and programs for ensuring persons returning from mental and physical health institutions receive appropriate supportive housing.

Agencies are listed that provide supportive housing with case management and supportive services that enable special needs persons to achieve highest possible self-sufficiency while recognizing that for some, the nature of their illnesses or disabilities may prevent them from moving on to independent living. Permanent supportive housing programs may be provided in a group home setting or services may be delivered on a scattered-site basis in subsidized housing units throughout the community.

TRANSITIONAL HOUSING

Boley Centers, Inc. - The Oaks is a transitional housing program where residents are provided with skills development and support to prepare to reintegrate in the community and maintain more permanent housing of their choice.

Community Action Stops Abuse (CASA) - Residential programs provide a safe refuge to survivors and their children when home is no longer safe. The 30-bed emergency shelter offers up to 45 days of housing, and other services, while the 14-unit transitional housing program provides up to two years of safe apartment-style living for single mothers working and/or completing their educational goals. CASA assists domestic violence victims in preventing them from becoming homeless. Homeless prevention activities include more than 900 domestic violence support groups, legal assistance to over 3,800 people each year

and individual one-on-one advocacy. According to the 2009 Annual Report for CASA, the following services were provided through CASA's emergency shelter, transitional housing and the 24-hour crisis line: 242 adults and 107 children served in the emergency shelter, 18 families utilized transitional housing, and 6,501 calls were processed.

Operation PAR, Inc. Family Achievement in Recovery at PAR Village provides residential substance abuse treatment to pregnant, post-partum and/or parenting women suffering from addiction and/or co-occurring mental health disorders. Women entering treatment who have children up to ten years of age may have their children reside with them while in treatment—maintaining the family unit. Participants focus on recovery while participating in a family-centered treatment environment. They learn parenting skills and develop self-sufficiency skills while abstaining from alcohol and other drugs.

Religious Community Services, Inc. (RCS) - The Haven of RCS, a state certified domestic violence center, offers an emergency safe house to victims fleeing an unsafe home, transitional housing and outreach services. Serving primarily residents in north Pinellas County, The Haven of RCS Transitional Housing Program provides residency for up to two-years, has 11 fully furnished apartments, children activities building, on-site laundry facility, advocacy offices and playground. Support groups in both English and Spanish, along with one-on-one advocacy, life skills classes, community garden, childcare and transportation rounds out the program services.

PERMANENT SUPPORTIVE HOUSING

Benedict Haven is a private non-profit residential treatment facility dedicated to providing the quality long-term care for adults with persistent mental illnesses. Benedict Haven utilizes a small "home-like" model as a means to serve its residents.

Boley Centers, Inc., established in 1970, is a private, not-for-profit organization serving individuals with mental disabilities, the homeless and youth. With 42 housing and service center locations scattered throughout Pinellas County, the organization provides a wide variety of treatment, rehabilitation and vocational services; a network of living opportunities in community residences and apartments; and a large staff of people dedicated to improving the lives of individuals with disabilities. Boley Centers' residential options - from highly structured group homes to permanent, supported apartments - provide affordable, attractive, safe living opportunities for over 1,200 individuals, making Boley Centers a leader in residential services and housing opportunities in the southeast.

During fiscal year 2008-2009, Boley served over 2,300 people through Boley Centers' programs and housing services, including: 1,236 individuals and families resided within 916 units of Boley Centers' managed housing. 63 of our community's youth received life and leadership skills and 42 worked to increase their grade level or obtain their GED; One Hundred fifteen (115) people were placed into employment. According to the 2009 Annual Report, Boley has collaborated with Operation PAR to create Solutions for Administrative Services (SAS), a management services organization that will combine agencies' Finance, Human Resources, IT, Property Management and Transportation services. The mission of SAS is to provide efficient and cost-effective administrative services to both agencies and for other not-for-profit social services agencies as well.

Boley Centers was also awarded a \$2.3 million dollar Pathways Out of Poverty grant from the U.S. Department of Labor. The grant will employ ten staff to implement the program which will serve 225 young adults in the Midtown area of St. Petersburg. Nineteen agencies, institutions and employers came together to formulate this winning proposal. Twin Brooks

Apartments opened in the summer, providing 14 people who have a mental illness and extremely low income with brand new one bedroom apartments. This HUD 811 project ensures that the residents pay no more than one-third of their income for rent.

In 2009, Boley received several funding awards that include the Capitol Improvement grant from the Veterans Administration, coupled with funds from the City of Clearwater, and Boley, which will allow renovations to begin of the Covert Apartments. The complex was purchased in the 1980s and will get a much needed face lift. Once completed, the project will provide transitional housing to 13 veterans who have a disability and are homeless. Boley purchased two parcels of property for continued affordable housing expansion. Broadwater Place will eventually provide 44 units and Laurel Trace nine units of housing. Funding applications have been submitted for both parcels. Broadwater Place Phase I will provide housing for 12 people who are chronically homeless. Initial funding for this project has been secured by the State of Florida's Homeless Housing Assistance Grant and the Federal Home Loan Bank of Atlanta.

Boley Centers' Summer Youth Intern Program received 415 applications and was able to place 114 youth into summer jobs in both the public and private sectors. All of the youth combined worked a total of 17,868 hours and earned \$134,213.57. Boley Centers' Supported Education Program served a total of 43 men and women. Eighteen enrolled in higher education classes, including St. Petersburg College and the University of South Florida. There was also a full class of adults working to earn their GED through Boley's adult basic education classes. All have met the outcome goal of a grade C or higher, with most of them earning an A. During 2009, Boley Centers earned the Commission on Accreditation of Rehabilitation (CARF) reaccreditation for eligible programs and services. This is the seventh CARF accreditation for the Agency which currently has 14 program and service areas accredited.

PARC's mission is to provide opportunities for children and adults with developmental disabilities to exercise their independence and experience life to the fullest. They maintain five (5) residences for the developmentally disabled. The ninety-four (94) residents served by these homes range in age and abilities; the following is information detailing each facility:

(1) **Burkett Villa** is a group home for adults who are over 40 years of age. Fifteen (15) residents enjoy activities and community excursions based on personal choice with a focus on life quality enhancements. Burkett Villa offers a home-like atmosphere. Currently, Burkett has 16 employees including a registered nurse, a recreation coordinator and a program specialist to meet the needs of its clients. The youngest resident is 47 years old, while the oldest is 73. Only one resident is officially "retired," while participating in PARC's work and recreational programs.

(2) **Curry Villa** provides person-centered services for fifteen (15) adults. Services include provision of a wholesome home environment and coordination of health care needs. Residents enjoy an active social life and are encouraged to become involved in their community. All supports are provided according to the individual choices of residents and their families. Opportunities for socialization and community involvement promote learning and achievement of personal goals.

(3) **PARC Center Apartments (PCA)** is a residential program for forty-eight (48) men and women. The Intermediate Care facility provides comprehensive services including health care, socialization, behavior training and skill development.

(4) **The Cottage** is a 16-bed residential facility for children. Two adjacent eight-bed homes form The Cottage for boys and girls who range in age from five to 21 years old. Children in this program have limited self-care skills and a multitude of both medical and behavioral

needs. The goal of The Cottage is to teach the children the appropriate daily living skills so that they may return to their families or live in a less restrictive environment.

(5) **PARC Place** is a behavior focus, Residential Habilitation Group Home with five bedrooms and bathrooms for six (6) residents.

MEDICAL/MENTAL HEALTH

Operation PAR, Inc. is committed to providing the opportunity for disabled individuals to be admitted or receive services. Reasonable accommodations will be made for individuals with impairments that will allow them access to services available to those without a disability. Operation PAR offers eServices via telephone counseling to improve access to treatment. Operation PAR also provides family-centered intensive outpatient treatment, day treatment and outpatient at its multiple programs that provide recovery for individuals and families. The agency serves adolescents, young adults and adults. Operation PAR offers screening, assessment and case management and assist families in rebuilding relationships. You can learn more information on how to access these services by calling 1-888-PAR-NEXT. Operation PAR is committed to prevention and community-based capacity building to ensure stronger communities. LiveFree! is the alcohol and drug prevention coalition available for community residents to join and assist in improving public policy, environmental strategies and population-level change. E-mail LiveFree! and join at livefree@operpar.org.

Suncoast Center, Inc. provides a broad range of services for children, adults, seniors, and family members. Programs are designed to develop and support resources, and to resolve emotional and behavioral problems arising from mental health, substance abuse, child abuse and neglect and domestic violence. Listed below are the various programs and a description of the services provided for the community through Suncoast Centers.

- Case Management Services are available for seniors, adults, children and families. Services are provided in the office or in the community. They include activities which assess, plan, monitor, advocate and link and coordinate the full array of community based resources and services. The focus of services centers on recovery as a continual commitment to cope with psychiatric disabilities; overcome setbacks; make productive choices and reclaim one's quality of life.
- Self-sufficiency Services promote economic self sufficiency through group education and one-on-one case management, life skills training, budgeting, and negotiation with creditors, with the ultimate goal of having stable employment, permanent housing, and reliable transportation.
- Early Childhood Services provide specialized early childhood mental health assessments and treatment services to families with children 0-5 years of age located throughout Pinellas County. Mental health and family case management services address barriers to the child's educational, social, and developmental success. Specialized services are provided to children impacted by violence. Clinical services are in-home and family centered, with follow-up monitoring and intervention.
- Employment Services are provided by Vincent House which is a vocational and social recovery program for adults with mental illnesses. The program is an International Center for Clubhouse Development (ICCD) certified clubhouse. Suncoast Center provides this service via a subcontract with Van Gogh's Palette, Inc. Persons recovering from mental illnesses are able to relearn vocational and social skills by

participating in a training program known as the “work-ordered day” as a way to relearn how to interact with other people and how to complete work related tasks, thus learning work skills.

- Children, Family, Adult and Senior Therapy Services are provided in-home and in-office. Different levels of care are offered depending on the need. Services include but are not limited to in depth screening and assessments to determine care issues and treatment needs, family therapy, individual and couples therapy. Specialized infant mental health services, trauma services, senior services, and support services are available. Services are provided within a solution focused and competency based perspective. Services are provided to persons with severe and persistent mental illness, substance abuse issues and for persons experiencing emotional/situational difficulties.
- Psychiatric Services are available to individuals of all ages. Medical treatment includes: psychiatric evaluation; medication management; consultation; laboratory services related to medication management; and open access groups during office hours in response to urgent concerns regarding medications.
- Wellness & Recovery Center Services are open to anyone recovering from a mental illness. The Center is designed as a peer-driven, peer-supported program that promotes recovery and resiliency, alleviates stigma, increases valuable networks and relationships, and enlists meaningful use of time. The Center provides an array of services including: a warm line; peer-to-peer support groups; Wellness Recovery Action Planning groups (WRAP); volunteer opportunities and promotion of community volunteer opportunities.

WestCare-Gulf Coast Florida, Inc. - “EMERGE” is WestCare-Gulfcoast’s residential program for adult males who are generally court ordered to participate in substance treatment. They can be referred by the courts, any legal system, self-referred, or by family members or friends. Participants in this treatment program all have a serious substance abuse problem or a co-occurring disorder.

OTHER SERVICES AND PROGRAMS

Housing Opportunities for Persons with AIDS (HOPWA)

The City of Tampa’s Housing and Community Development Division (HCD) is the grantee organization responsible for the administration of HOPWA programs for west central Florida’s Eligible Metropolitan Statistical Area (EMSA). HCD is a division of the city’s Growth Management and Development Services Department and is primarily responsible for providing affordable housing, economic development, and community revitalization assistance to the citizens of Tampa. The HOPWA EMSA is comprised of Hernando, Hillsborough, Pasco and Pinellas Counties encompassing 4,108 square miles with a total population of 2,587,967 persons according to the 2000 Census.

Project sponsors listed in the chart below have been selected to provide the following HOPWA eligible activities: housing information services; repair of facility-based housing; project- and tenant-based housing assistance (including assistance for congregate housing arrangements); supportive services, and short-term rent, mortgage and utility assistance to prevent the homelessness of the tenant or mortgagor of a dwelling. These project sponsors will provide supportive services including mental health counseling, nutritional services, day care, and transportation to ensure a comprehensive service delivery system within the EMSA.

Provider Agency	County Served	Faith-Based	FY 10 HOPWA Award
Agency For Community Treatment Services, Inc. (ACTS)	Hillsborough	No	\$80,000
BayCare Behavioral Health Care, Inc.	Pasco	No	\$150,000
Boley Centers For Behavioral Health Care, Inc.	Pinellas	No	\$899,900
Catholic Charities, Inc. – Christopher Programs	Pinellas	Yes	\$175,000
Catholic Charities, Inc. – Mercy House	Hillsborough	Yes	\$350,000
Catholic Charities, Inc. – Tenant-based Rental Assistance	Hillsborough	Yes	\$709,250
Francis House, Inc.	Hillsborough	Yes	\$247,600
Pasco County Housing Authority	Pasco	No	\$248,807
Tampa Housing Authority	Hillsborough	No	\$684,250
City Administration			\$103,494
	TOTAL		\$3,648,301

Source: City of Tampa

2010 Pinellas County HOPWA Funding Awards	
HOPWA Provider Agency in Pinellas County	Services and Number Served
Boley Centers For Behavioral Health Care, Inc.	HOPWA funds will be used to provide a tenant-based rental assistance program for persons with HIV/AIDS and their affected family members for approximately 111 households throughout Pinellas County. HOPWA funds will also help support operating and administrative costs associated with these services.
Catholic Charities, Inc. – Christopher Programs	HOPWA funds will be used to provide facility-based supportive housing operations of Christopher Center; Christopher House community residence; and a Christopher single-family residence. HOPWA funds will pay for direct services, operations and administrative costs to serve an estimated 35 income-eligible persons with HIV/AIDS.

The **Pinellas County Jail Diversion Program** is collaboration between the Public Defender, State Attorney, Pinellas County Sheriff's Office, the judiciary and local service providers. The program provides access to community-based mental health and substance abuse treatment services, while at the same time addressing the client's involvement in the criminal justice system. In 2008, Pinellas County, through the Public Defender's Office was one of eleven (11) counties to receive an implementation grant from the Criminal Justice, Mental Health, and Substance Abuse Reinvestment Grant Program, which is administered by the Florida Substance Abuse and Mental Health Corporation.

Implementation grants were used to fund initiatives including, but not limited to, mental health courts; diversion programs; alternative prosecution and sentencing programs; crisis intervention teams; treatment accountability services; specialized training for criminal justice, juvenile justice, and treatment services professionals; housing, transitional housing and employment services; and re-entry services focused on mental health and substance

abuse services and supports. Pinellas County used its grant to expand the existing Pinellas County Mentally Ill Jail Diversion Program. Initially, funds were used to address a 30-person waiting list for this program. In 2009, the award allowed for Pinellas County to continue to divert individuals from the county jail and/or state mental institutions and provide them with treatment. In addition to their two Master's level caseworkers, they have hired an additional Master's level caseworker and a staff assistant to provide liaison services and transportation. The county has maintained data on the diversion program since 2004, and reports an overall 91% reduction in arrests among individuals who have been diverted into treatment compared to their arrests prior to entry into the program.

The **Sixth Judicial Circuit Adult Drug Treatment Court** is a court-supervised, comprehensive drug treatment court for non-violent felony defendants. This is a voluntary program that involves frequent appearances before the drug court judge, substance abuse treatment and frequent, random testing for substance abuse. For defendants entering Adult Drug Court through pre-trial intervention-diversion (first-time, nonviolent, 3rd degree felons admitted at the sole discretion of the State Attorney), successful completion and graduation from the program will result in a dismissal of the charge. For defendants entering the drug court as a condition of probation (post-plea drug court), successful completion will result in a withhold of adjudication, and/or a reduced length of probation.

Pinellas County Homeless Court adopts a system developed in San Diego, and offers homeless defendants an opportunity to resolve standing misdemeanor and public nuisance crimes at a "homeless court." Defendants can resolve their petty crimes quickly, with the aid of *pro bono* attorneys, and may often substitute community service or participation in job training programs in lieu of payment. The courts are held at regularly scheduled community homeless and veteran's assistance type events in non-traditional locations, including the St. Petersburg Coliseum and the Salvation Army Red Shield Lodge. The informal settings are chosen to be convenient to the homeless population and to partially suspend the formality of the court environment, according to Pinellas County Judge James Pierce.

Many of the defendants initially ran afoul of the law by sleeping in a park or on the beach, urinating in public or carrying an open container of alcohol. Although these misdemeanors and ordinance violations did not merit jail time, the defendants' failure to show up for court to pay fines resulted in warrants for their arrests. Those warrants, and the fear of arrest, marginalize the homeless even more, and an active warrant on their heads impedes the job search process. Violent crimes and crimes involving a victim are not eligible for clearance through the homeless court.

When the Court is not in session, the legal needs of the homeless are addressed by a number of programs facilitated by the Public Defender's Office and the State Attorney's Office that bring orders before the courts to withdraw warrants and provide bus passes and alternative court days for people who may have missed a court date due to lack of transportation. In addition, the cities of Saint Petersburg and Pinellas Park have initiatives in place which allow persons to perform community service hours in exchange for having local ordinance violations dismissed.

Barriers to Affordable Housing 91.210 (e)

18. Explain whether the cost of housing or the incentives to develop, maintain, or improve affordable housing are affected by public policies, particularly those of the local jurisdiction. Such policies include tax policy affecting land and other property, land use controls, zoning ordinances, building codes, fees and charges, growth limits, and policies that affect the return on residential investment.

Several factors exist that impede the development of affordable housing in Pinellas County. Government review processes prolong development timelines resulting in increased per unit housing development costs. Impact fees, charged to defray the cost of constructing and maintaining water, sewer and transportation systems, can increase the costs of single and multifamily developments approximately 4 to 5%. Zoning and Land Use Codes can restrict unit density, impacting the supply of affordable housing. These policies, although enacted to protect general public welfare, hinder the development of affordable housing.

In order to offset these barriers, Pinellas County established an Affordable Housing Incentive Program to provide private sector builders and developers with regulatory and financial incentives to produce affordable housing. Both the Consortium and the City of Largo have Affordable Housing Incentive programs that provide expedited review to affordable housing projects; and offer incentives, such as density bonuses, transfer of development rights, zero-lot line subdivisions, and some reductions in regulations. The County will also waive development fees and reimburse the developer for impact fees paid for affordable housing projects.

STRATEGIC PLAN

Mission

The Community Development Department's mission is to help residents of Pinellas County achieve sustainable living through decent housing, suitable living environments and expanded economic opportunities. The Pinellas Consortium is committed to improving the quality and quantity of affordable housing, both for rental and homeownership, ensuring people with disabilities have access to both housing and services, creating community facilities that serve low income areas, undertaking activities to end homelessness, supporting social service programs to help low income households maintain self-sufficiency and improving the living environment for distressed neighborhoods and communities.

General Priority Needs Analysis and Strategies 91.215 (a)

19. In this narrative, describe the reasons for setting priorities for allocating investment among different activities and needs, as identified in tables* prescribed by HUD. 92.215(a)(1)

***If not using the CPMP Tool:** Complete and submit Table 1A Homeless and Special Needs Population; Table 1B Special Needs (Non-Homeless) Populations; Table 2A Priority Housing Needs/Investment Plan Table; and Table 2B Priority Community Development Needs.

***If using the CPMP Tool:** Complete and submit the Needs Table file: Needs.xls

The identification of housing and community development needs and priorities in the Pinellas County Consortium is a prerequisite for developing strategies to address those

needs. The identification of those needs has been accomplished by compiling and assessing the following resources:

- An analysis of 2000 Census data that allows the County to quantify the numbers and geographic locations of households with housing needs resulting from affordability issues and/or overcrowding.
- Pinellas County FY2011-2015 Consolidated Plan Citizen Participation and Survey.
- Information obtained from meetings and conversations with housing and social service providers to help identify homeless, housing, and community development needs.
- A homeless census conducted by the Homeless Coalition of Pinellas County.
- Information obtained from various public hearings and community meetings hosted by Pinellas County.
- Annual Reports and information from Pinellas County Housing Authority and Tarpon Springs Housing Authority.

The County will receive approximately \$5,600,000 in federal funds annually to address housing and community development needs in the Pinellas County Consortium. In order to spend these dollars most effectively, the County has prioritized projects and activities as high, medium, or low priorities based upon the information obtained from the above resources.

Affordable Housing

Market forces have increased the need for high-quality affordable rental housing and this is the **highest priority** of the Consortium, both through the construction of new units, especially in the northern sector of the Consortium and in the rehabilitation of small older complexes across the Consortium. Owner-occupied rehabilitation programs are a **high priority** of the Consortium as well. Homeowners are experiencing significant decreases in equity in their homes due to reducing property values. In the current economy, access to private sector capital for home repairs, is not as available as it was five years ago.

The Consortium has also given a **high priority** to affordable housing to help low to moderate income renters achieve homeownership. This will be accomplished through a variety of mechanisms, including down-payment/closing cost assistance, acquisition and rehabilitation/expansion, new in-fill housing and demolition/reconstruction programs. Although housing prices have seen a drop over the last few years, they have not seen enough of a reduction to offset the rapidly rising housing prices of previous years. Many low-income families continue to be priced out of the market and this priority continues in response to market conditions.

Homeless

The Consortium is a member of the Pinellas County Homeless Coalition through the County's Health and Human Services Department. The lead agency for the Coalition is the Pinellas County Coalition for the Homeless and they have prepared the County's Continuum of Care. The Homeless Leadership Network, made up of elected officials and community leaders, drafted *Opening Doors of Opportunity: A 10-Year Plan to End Homelessness in Pinellas County*, to establish the groundwork for guiding Pinellas County in their efforts to end homelessness. The Consortium supports the Coalition and the Homeless Leadership Network, and the priorities established in this plan match those of the Continuum of Care and the 10-Year Plan to end Homelessness.

The **highest priority** is given to ending families with children, chronic homelessness, and providing permanent supportive housing. The Consortium utilizes CDBG/HOME funds to

support permanent supportive housing, and ESG and General Fund (Health and Human Services) monies for service delivery.

Non-Homeless Special Needs Population

The Consortium has given the non-homeless special needs populations (who require supportive facilities/housing) a **medium priority** with the intent of continual support in this area.

Urban County

The Consortium has given a **medium priority** on the holistic physical revitalization/redevelopment of its older low-income neighborhoods and commercial areas. These activities include physical improvements such as roads, storm drainage, water and sewer, sidewalks and landscaping; public facilities such as parks, recreation areas, senior centers, community centers and public safety facilities; along with neighborhood clean-ups, code enforcement, the demolition of unsafe structures and historic preservation.

OBSTACLES TO MEETING UNDERSERVED NEEDS

Some of the obstacles to meeting underserved needs are as follows:

1. The overall economic climate of the country and local government tax cuts mandated by the State of Florida, have constrained local government finances. This reduction of funding also impacts the ability of non-profit agencies to meet underserved needs of the population.
 2. Local governmental policies, such as building codes, subdivision standards, and impact fees, are enacted to protect and further the general welfare of the public. However, a complex regulatory environment can have the unintended effect of creating barriers to housing affordability by increasing the per unit costs associated with housing development.
 3. The supply of rental housing in the Consortium, affordable to extremely low-, low- and moderate- and middle-income families, has not kept pace with the increase in population in recent years. Even though the rental market is experiencing a higher vacancy rate than in the recent past, rents have not decreased to a level affordable for low/moderate-income families (with incomes at or below 80% of MFI).
 4. The supply of rental housing in the Consortium has become scarce due to the conversions of multi-family rental units into condominiums. This trend essentially started in 2005 and was at its peak in early 2006 when large number of rental units were lost when converted to for sale condominiums. Investors represented the largest sector purchasing these condominium units. The investor market was based on the intentions to rent these newly converted condo units for a short period of time and resale them once they had significantly appreciated in value. Ultimately, the condominium market slowed and prices declined. Investors were stuck with condominiums with more debt than the appraised value. The large number of investor owned units could not be offered at an affordable rental price because of the excessive debt load, and thereby reducing the supply of affordable rental housing.
20. Describe the geographic areas of the jurisdiction (including areas of low income families and/or racial/minority concentration) in which assistance will be directed.

The Pinellas County HOME Program Consortium is made up of the jurisdictions of Pinellas County, (acting in its capacity as an Urban County) and the City of Largo. The Urban

County consists of all the unincorporated area and the 20 municipalities participating in the County’s Program. As shown on the maps in the Maps section of this Plan, displayed are those neighborhoods within the Consortium where more than 51% of the residents had incomes below 80% of the Tampa-Clearwater-St. Petersburg Metropolitan Statistical Area’s (MSA) median family income in 2009. Also displayed are those neighborhoods where African-Americans and Hispanics are found within the Consortium. The locations of the state designated Community Revitalization Areas are also provided in the Maps section of the PLAN.

21. If applicable, identify the census tracts for Neighborhood Revitalization Strategy Areas and/or any local targeted areas.

Neighborhood Revitalization Strategy Areas		
	Census Tract	Block Group
Dansville Neighborhood Revitalization Area	00252.07	2 and 3
Greater Ridgecrest Neighborhood Revitalization Area	00252.07 00253.01	2 1 and 2
Local Targeted Area		
Central Lealman Target Area	00247.00	1, 2, 3, 4, and 5

22. Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA) (91.215(a)(1)) and the basis for assigning the priority (including the relative priority, where required) given to each category of priority needs (91.215(a)(2)).

Geographical Allocation of Funds

Pinellas County allocates investments geographically within its jurisdiction by utilizing a target area concept. This target area concept does not preclude the possibility that there will be projects selected that may operate county-wide, or otherwise outside of one of the identified target areas.

Target areas are established by meeting at least one of the following criteria:

1. At least 51% of the households in the area must have incomes at 80% or less of the HUD Median Family Income (MFI) for the Tampa-St. Petersburg MSA, adjusted by household size, or
2. There must be a substantial number of deteriorating or dilapidated buildings or needing improvements throughout the area, or
3. Generally, the current conditions of a target area meets the slums and blight definition of a State of Florida designated Community Redevelopment Area (CRA), as defined in the Florida Statutes, Chapter 163, Part III, the "Act".

The list of Pinellas County CRAs within the Consortium includes Tarpon Springs, Oldsmar, Safety Harbor, Dunedin, and Pinellas Park CRA’s. Each CRA was established pursuant to the criteria established in F.S., Chapter 163 with extensive analysis of existing conditions, studies completed utilizing census data, along with local databases such as comprehensive plans, redevelopment implementation plans, capital improvement plans, and consultations with City and County personnel.

The Consortium will continue to allocate its housing funds throughout the Consortium. ESG funding will be allocated to projects located outside the City of St. Petersburg. Both the City

of Largo and Pinellas County (Urban County) will allocate their Community Development Block Grant (CDBG) funds within their respective low-income/redevelopment areas.

Identification of Priority Needs

The priority needs in the Consortium were identified primarily through two avenues of analysis. The County's Department of Community Development data from varied sources in preparation of this Strategic Plan, including, but not limited to the 2000 U.S. Decennial Census, specific subsets of that Census data prepared for HUD's 2008 American Community Survey; Housing and Urban Development User.org data; Pinellas County and Tarpon Springs Housing Authorities Consolidated Plans; Florida Housing Data/Shimburg Center for Affordable Housing; Pinellas County Consolidated Plan; Pinellas County Housing Element of the Consolidated Plan; Pinellas County Property Appraiser's Office; the Pinellas County Coalition for the Homeless; the Pinellas County Continuum of Care consortium; Pinellas County Sheriff's Office; the City of Tampa; Florida State Health Department; Pinellas County Health Department; Pinellas County Health and Human Services Department; Pinellas County Planning Department; Pinellas County Metropolitan Planning Organization (MPO), Pinellas Planning Council (PPC) and Florida State Homeless Coalition.

An analysis of the housing market examined the existing supply of housing (including condition, cost, supportive infrastructure, location, and other factors), the current supply of assisted housing for extremely low-, low-, and moderate-income families, and the existing facilities and services available to homeless and special needs subpopulations. In each area, a comparison between the type and level of need, and the existing supply available to meet that need, resulted in a determination of which need areas are experiencing the largest gaps and which groups are the least served in today's marketplace.

Additionally, participants attended meetings, representing a cross-section of public, private and nonprofit organizations assisting the low/moderate-income residents within the Consortium. The total community requests greatly exceed the estimated available CDBG sources. However, the County looks at all sources available including General Funds and Capital Improvement Funds where available.

Request for Proposals (RFP).

All eligible proposals submitted are considered for funding within the context of the broad goals and objectives established in this Strategic Plan. Because the County regularly receives requests for funding that far exceed the level of CDBG, HOME, and ESG dollars available, the RFP process is highly competitive. It is not possible to know in advance which organizations will submit proposals, for what activities they will request funding, or how their requests will fare in comparison to all other proposals submitted. Therefore, the likelihood that any given activity will be funded with CDBG, HOME, and/or ESG dollars can only be estimated based upon recent funding history and the currently planned activities of potential applicants. Individual technical assistance is provided upon request.

Public Meeting, Outreach Forum, Information/Input Sessions and Survey.

One (1) publicly noticed meeting, one (1) outreach forum, three (3) information and input sessions, along with a housing and community development survey was conducted to determine the priorities and needs of the community. A brief presentation was made at each meeting and forum, describing the funding process and with examples of programs and services that have utilized these funding sources in the past. The Housing and Community Development Survey was distributed by email to non-profit organizations, churches, lending institutions and realtors. Citizens were asked to provide input on how funds should be allocated on affordable housing programs, public services and facilities, homeless programs, infrastructure, and economic development projects.

The public meeting, forum, and information/input sessions provided an opportunity for citizens and interested parties to become knowledgeable about County housing and community development programs and eligibility requirements. County staff was available at each gathering to provide technical assistance for programs covered by the FY2011-2015 Consolidated Plan.

23. If appropriate, the jurisdiction should estimate the percentage of funds the jurisdiction plans to dedicate to Neighborhood Revitalization Strategy Areas and/or any local targeted areas.

Neighborhood revitalization remains a priority for the County. Funding for physical improvements within the identified NRSA and local target areas, as well as for public facility improvements and operations within the areas will be determined as projects that address these priorities are identified.

24. Identify any obstacles to meeting underserved needs.

Some of the obstacles to meeting underserved needs are as follows:

1. The overall economic climate of the country and local government tax cuts mandated by the State of Florida, have constrained local government finances, thereby, making it difficult to accomplish desperately needed infrastructure improvements in Target Area communities. This reduction of funding also impacts the ability of non-profit agencies to meet underserved needs as well as reduces funding for operational costs, which includes rising liability insurance and on-going maintenance needs.
2. Decrease in charitable giving that non-profits are experiencing while demand for services is increasing.
3. Local governmental policies, such as building codes, subdivision standards, and impact fees, are enacted to protect and further the general welfare of the public. However, a complex regulatory environment can have the unintended effect of creating barriers to housing affordability by increasing the per-unit costs associated with housing development.
4. The supply of rental housing in the County, affordable to extremely low-, low-, and moderate- and middle-income families, has not kept pace with the increase in population in recent years. Even though the rental market is experiencing a higher vacancy rate than in the recent past, rents have not decreased to a level affordable for low/moderate-income families (with incomes at or below 80% of MFI).
5. The supply of rental housing in the County has become scarce due to the conversions of multi-family rental units into condominiums. This trend essentially started in 2005 and was at its peak in early 2006 when large number of rental units were lost when converted to for sale condominiums. Investors represented the largest sector purchasing these condominium units. The investor market was based on the intentions to rent these newly converted condo units for short period of time and to resale them once they had significantly appreciated in value. Ultimately, the condominium resell market slowed and condo prices declined. Investors were stuck with condos with more debt than the appraised value. The large number of investor owned units could not be offered at an affordable rental price because of the excessive debt load, and thereby reducing the supply of affordable rental housing.

6. There is a lack of demographic data that accurately depicts the true nature of Target Area communities, which discounts the need to serve and apply for appropriate funding for these areas. A mechanism is needed to fully drill-down to extract accurate data that will assist in formulating goals and objectives that will improve and sustain these communities far into the future.

Specific Objectives 91.215 (a) (4)

25. Summarize priorities and specific objectives the jurisdiction intends to initiate and/or complete in accordance with the tables* prescribed by HUD. Outcomes must be categorized as providing either new or improved availability/accessibility, affordability, or sustainability of decent housing, a suitable living environment, and economic opportunity.

Goals and objectives to be carried out during the strategic plan period are indicated by placing a check in the following boxes.

<input checked="" type="checkbox"/>	Objective Category Decent Housing Which includes:	<input checked="" type="checkbox"/>	Objective Category: Expanded Economic Opportunities Which includes:	<input checked="" type="checkbox"/>	Objective Category: Expanded Economic Opportunities Which includes:
<input checked="" type="checkbox"/>	assisting homeless persons obtain affordable housing	<input checked="" type="checkbox"/>	improving the safety and livability of neighborhoods	<input type="checkbox"/>	job creation and retention
<input checked="" type="checkbox"/>	assisting persons at risk of becoming homeless	<input checked="" type="checkbox"/>	eliminating blighting influences and the deterioration of property and facilities	<input type="checkbox"/>	establishment, stabilization and expansion of small business (including micro-businesses)
<input checked="" type="checkbox"/>	retaining the affordable housing stock	<input checked="" type="checkbox"/>	increasing the access to quality public and private facilities	<input type="checkbox"/>	the provision of public services concerned with employment
<input checked="" type="checkbox"/>	increasing the availability of affordable permanent housing in standard condition to low-income and moderate-income families, particularly to members of disadvantaged minorities without discrimination on the basis of race, color, religion, sex, national origin, familial status, or disability	<input checked="" type="checkbox"/>	reducing the isolation of income groups within areas through spatial deconcentration of housing opportunities for lower income persons and the revitalization of deteriorating neighborhoods	<input type="checkbox"/>	the provision of jobs to low-income persons living in areas affected by those programs and activities under programs covered by the plan

<input checked="" type="checkbox"/>	increasing the supply of supportive housing which includes structural features and services to enable persons with special needs (including persons with HIV/AIDS) to live in dignity and independence	<input checked="" type="checkbox"/>	restoring and preserving properties of special historic, architectural, or aesthetic value	<input checked="" type="checkbox"/>	availability of mortgage financing for low income persons at reasonable rates using non-discriminatory lending practices
<input checked="" type="checkbox"/>	providing affordable housing that is accessible to job opportunities	<input checked="" type="checkbox"/>	conserving energy resources and use of renewable energy sources	<input checked="" type="checkbox"/>	access to capital and credit for development activities that promote the long-term economic social viability of the community

HOUSING

Priority Housing Needs 91.215 (b)

26. Describe the relationship between the allocation priorities and the extent of need given to each category specified in the Housing Needs Table (Table 2A or Needs.xls). These categories correspond with special tabulations of U.S. census data provided by HUD for the preparation of the Consolidated Plan.

A quantitative measure of the County's housing needs is included the Housing Needs Table, in this Plan. This table is corroborated with the data obtained with the FY2011-FY2015 Consolidated Planning Citizen Participation and Survey, which is a part of the Plan. The Housing Needs Table can be summarized as follows:

PRIORITY HOUSING NEEDS BY CATEGORY

BACKGROUND: HUD Special Census Information (CHAS)

In 2003, the Census Department prepared a special report using 2000 Census data for HUD. This report documented those households within the Consortium who had either been paying over 30% or even 50% of their income for housing; or had other housing problems, such as: over-crowding or living in a unit that lacked complete facilities, such as plumbing, kitchen or heating. The CHAS Housing Needs table provides a summary of those housing problems and will be utilized in determining Housing Needs for the 2011-2015 Consolidated Plan because it is the most current data available for the Pinellas County Consortium. Other housing data reflects information at the County level and does not reflect the specific needs of the Consortium at this time.

HOUSEHOLDS IN THE PINELLAS COUNTY CONSORTIUM IN NEED OF ASSISTANCE

LOW-INCOME RENTERS

HUD found that of the 8,553 poverty level (<30%MFI) renter households, 76% had housing problems (6,466 households), and 64% paid over 50% of their income for housing (5,458 households) which is considered severely cost-burdened.

Among very low-income (31-50% MFI) renters, this survey found that of the 9,021 very low-income renter households, 82% had housing problems (7,415 households), and 41% paid over 50% of their income for housing (3,698 households) which is considered severely cost-burdened.

Among other low-income (51-80% MFI) renters, this survey found that of the 14,358 other low-income renter households, 57% had housing problems (8,141 households), but only 7% paid over 50% of their income for housing (1,062 households) which is considered severely cost-burdened.

Low-Income Elderly Renter Households

Among the elderly renter households in 2000: 70% of poverty level (2,141 households), 75% of very low-income (2,560 households), 56% of low-income (1,897 households) reported having some housing problems. Among elderly renter households: 54% of poverty level (1,630 households), 44% of very low-income (1,517 households) and 14% of low-income (457 households) paid over 50% of their incomes for housing, which is considered severely cost-burdened.

Low-Income Small-Related Renter Households

Among small-related member renter households: 86% of poverty level (1,782 households), 70% of very low-income (2,217 households) and 56% of low-income (2,479 households) reported having some housing problems. Among small related member renter households: 74% of poverty level (1,580 households), 35% of very low-income (903 households) and 4% of low-income (176 households) paid over 50% of their incomes for housing.

Low-Income Large-Related Renter Households

Among large-related (5+) member renter households: 99% of poverty level (360 households), 91% of very low-income (313 households) and 71% of low-income (534 households) reported having housing problems. Among large-related (5+) member renter households: 84% of poverty level (305 households), 31% of very low-income (108 households), and no low-income households paid over 50% of their incomes for housing.

All Other (Related) Renter Households

Among the remaining renter households: 71% of poverty level (2,182 households), 87% of very low-income (2,318 households) and 56% of low-income (3,238 households) reported having some housing problems. Sixty-five percent of poverty level (2,002 households), 45% of very low-income (1,199 households), and 7% of low-income households (424 households) paid over 50% of their incomes on rent.

LOW-INCOME OWNERS

Note: While this information compares owner housing expenses with incomes it does not include any information on whether the homeowner even has a mortgage (29% of the Consortium's owners do not have a mortgage and a further 17% only have second mortgages or home equity loans).

The HUD special Census run found that of the 12,424 poverty level (<30%MFI) owner households, 70% had housing problems (8,647 households), and 51% paid over 50% of their income on housing (6,386 households) which is considered cost-burdened.

Among very low-income (31-50% MFI) owners, this survey found that of the 18,628 low-income owner households, 58% had housing problems (10,711 households) and 27% paid over 50% of their income on housing (5,048 households) which is considered cost-burdened.

Among low-income (51-80% MFI) owners, this survey found that of the 31,669 low-income owner households, 34% had housing problems (10,767 households) and 10% paid over 50% of their income on housing (3,104 households) which is considered cost-burdened.

Elderly Owner Households

Sixty-nine percent of poverty level (5,412 households), 49% of very low-income (6,637 households) and 21% of low-income (4,047 households) reported having housing problems. Forty-five percent of poverty level (3,571 households), 20% of very low-income (2,655 households) and 7% of low-income (1,272 households) reported they paid over 50% for housing which is considered cost burdened.

Small Related Owner Households

Seventy-four percent of poverty level (1,436 households), 80% of very low-income (1,830 households) and 55% of low-income (3,599 households) reported having housing problems. Sixty-three percent of poverty level (1,235 households), 45% of very low-income (1,038 households) and 14% of low-income (949 households) reported they paid over 50% for housing which is considered cost burdened.

Large Related Owner Households

Ninety-three percent of poverty level (225 households), 84% of very low-income (329 households) and 60% of low-income (635 households) reported having housing problems. Eighty-nine percent of poverty level (217 households), 44% of very low-income (161 households) and 14% of low-income (142 households) reported they paid over 50% for housing which is considered cost burdened.

All Other Owner Households

Sixty-eight percent of poverty level (1,514 households), 79% of very low-income (1,918 households) and 52% of low-income (2,492 households) reported having housing problems. Fifty-nine percent of poverty level (1,310 households), 49% of very low-income (1,195 households) and 15% of low-income (728 households) reported they paid over 50% for housing which is considered cost burdened.

27. Provide an analysis of how the characteristics of the housing market and the severity of housing problems and needs of each category of residents provided the basis for determining the relative priority of each priority housing need category, particularly among extremely low-income, low-income, and moderate-income households.

Note: Family and income types may be grouped in the case of closely related categories of residents where the analysis would apply to more than one family or income type.

HOW THE MARKET/SEVERITY OF NEED – SHAPED PRIORITIES

ASSESSMENT – RENTERS

The 2000 Census found that the median gross rent (half above/half below) in Pinellas County was \$616 or 27% of the average renter's income. In 2000, 24,910 renter households (40% of all renters) were paying over 30% of their income for housing. As the following table displays, the percentage of households paying over 30% for rent declines with age until retirement, when it rises again. Forty-eight percent of all renters over 75 paid over 30%.

Renters Paying Over 30% by Age –

Age	Number	% of Segment	% of Total
Under 25	2,112	44%	8%
25 to 35	5,145	35%	21%
35 to 45	4,625	33%	19%
45 to 55	3,499	34%	14%
55 to 65	2,288	39%	9%
65 to 75	2,253	46%	9%
Over 75	4,988	48%	20%
Total	24,910	40%	100%

Source: 2000 Census.

Pinellas Consortium

When looked at by income level, income is the major determinant for affordability problems. Households with incomes below \$35,000 are having the most problems in the market.

Renters Paying Over 30% by Income – Pinellas Consortium

Income	Number	% of Segment	% of Total
Under \$10,000	6,101	74%	25%
\$10 to \$20,000	9,896	81%	40%
\$20 to \$35,000	7,564	43%	30%
\$35 to \$50,000	1,059	10%	4%
\$50 to \$75,000	299	3%	1%
\$75 to \$100,000	29	1%	-
Over \$100,000	12	-	-
Total	24,910	40%	100%

Source: 2000 Census.

ASSESSMENT – OWNERS

Note: When the Census tabulates owner-occupied housing information, they exclude information on condominiums and mobile homes, which each make up less than five percent of the nation's housing stock but are a substantial amount of housing here. "Specified" housing is single-family detached.

The ownership market must be looked at in a different way than the rental market because people choose to own. This is especially important in an era of low mortgage rates and booming housing values. This investment aspect of housing has also encouraged households to over-spend for housing. The average household in America now spends 31% of its income on housing. In 2000, 29,499 of the Consortium's owners (23%) reported paying

over 30% of their incomes on housing. As the following table displays, when looked at by age, households between 35 and 55 make up almost half (46%) of those paying over 30% for housing.

**Owners Paying Over 30% by Age –
Pinellas Consortium**

Age	Number	% of Segment	% of Total
Under 25	428	34%	1%
25 to 35	2,884	25%	10%
35 to 45	7,106	24%	24%
45 to 55	6,621	23%	22%
55 to 65	3,824	26%	13%
65 to 75	4,702	24%	16%
Over 75	3,934	21%	13%
Total	29,499	23%	99%

Source: 2000 Census.

When looked at by income level, an income above \$50,000 (roughly the median family income) appears to be the key break point for affordability within the Consortium. As the following table shows, income level is the key determinant in affordability.

**Owners Paying Over 30% by Income –
Pinellas Consortium**

Income	Number	% of Segment	% of Total
Under \$10,000	4,332	72%	14%
\$10 to \$20,000	6,711	57%	22%
\$20 to \$35,000	9,050	39%	30%
\$35 to \$50,000	5,226	22%	17%
\$50 to \$75,000	3,396	12%	11%
\$75 to \$100,000	979	6%	3%
\$100 to \$150,000	600	5%	2%
Over \$150,000	203	2%	1%
Total	29,499	23%	100%

Source: 2000 Census.

SUMMARY – AFFORDABLE HOUSING NEEDS

As the following summary table displays, it is those households with incomes below 50% of the median that are having the most trouble in the marketplace.

All Low-Income Renters

Income Level	With Any Housing Problems	Paying Over 50% for Rent	%	% of Total
Poverty Level (<30% MFI)	6,466	5,457	64%	54%
Very Low (30-50% MFI)	7,415	3,726	41%	38%
Low (50-80% MFI)	8,141	948	7%	8%
Total	22,022	10,131		100%

Source: HUD, 2004.

This information validates the Consortium’s current policy of focusing its rental housing programs on households making below 60% of the median in a mixed-income environment.

The following table shows those households by type:

Low-Income Renters

Household by Type	Paying Over	
	50% for Rent	% of Total
Elderly	3,604	35%
Small-Related	2,659	26%
Large-Related	413	4%
All Other Households	3,625	35%
Total	10,301	100%

Source: HUD, 2004

Note: Elderly households, especially in the County with its high percentage of relatively affluent retirees, should be examined more closely when looking at housing affordability issues. Transportation and other daily costs of working age households drop dramatically upon retirement and paying over 30% or even 50% of income for housing may not create the financial hardships that it does for younger households. Elderly households can also relocate to lower cost areas. As with renters, it is those owners with incomes below 50% of the median that are most cost burdened.

Low-Income Owners

Income Level	With Any Housing Problems	Paying Over		% of Total
		50%	%	
Poverty Level (<30% MFI)	8,647	6,386	51%	44%
Very Low (30-50% MFI)	10,711	5,048	27%	35%
Low (50-80% MFI)	10,767	3,104	10%	21%
Total	30,125	14,538		100%

Source: HUD, 2004.

The following table shows those County owners paying more than 50% for housing by type. As this table displays, the elderly are the largest group paying over 50% for housing.

Low-Income Owners

Household by Type	Paying Over	
	50%	%
Elderly	7,498	52%
Small-Related	3,222	22%
Large-Related	520	4%
All Other Households	3,233	22%
Total	14,473	100%

Source: HUD, 2004

28. Identify any obstacles to meeting underserved needs.

Some of the obstacles to meeting underserved needs are as follows:

1. The overall economic climate of the country and local government tax cuts mandated by the State of Florida, have constrained local government finances. This reduction of funding also impacts the ability of non-profit agencies to meet underserved needs of the population.
2. Local governmental policies, such as building codes, subdivision standards, and impact fees, are enacted to protect and further the general welfare of the public. However, a complex regulatory environment can have the unintended effect of creating barriers to housing affordability by increasing the per unit costs associated with housing development.
3. The supply of rental housing in the County, affordable to extremely low-, low-, and moderate- and middle-income families, has not kept pace with the increase in population in recent years. Even though the rental market is experiencing a higher vacancy rate than in the recent past, rents have not decreased to a level affordable for low/moderate-income families (with incomes at or below 80% of MFI).

COST-BURDENED

A term used by HUD for assessing housing need is "cost burden." HUD defines a cost-burdened household as one that pays more than 30% of its income for housing costs. A household that pays more than 50% of its income for housing costs is considered by HUD to be "severely cost-burdened."

In 2000, there were 24,910 renter households (40%) paying over 30% of their income and 10,717 renter households (17%) paying over 50% of their income on housing and considered severely cost-burdened. There were 43,414 owner households (22%) paying over 30% and 16,668 owners (9%) paying over 50% for housing.

AFFORDABILITY MISMATCH

The following CHAS Data table provides what HUD describes as the "affordability mismatch" for housing within the Consortium.

SOCDS CHAS Data: Affordability Mismatch Output for All Households

Name of Jurisdiction: Cnsrt-Pinellas County(HOME), Florida		Source of Data: CHAS Data Book		
Housing Units by Affordability	Renters Units by # of bedrooms			
	0-1 (A)	2 (B)	3+ (C)	Total (D)
1. Rent <= 30%				
# occupied units	2,097	2,294	941	5,332
%occupants <=30%	55.8	29.4	23.6	38.8
%built before 1970	31.3	30.3	43.1	33
%some problem	28.5	13.2	9.8	18.6
#vacant for rent	408	219	28	655
2. Rent >30 to <=50%				
# occupied units	3,364	3,440	1,009	7,813
%occupants <=50%	57	36.7	27.6	44.2
%built before 1970	55.9	41	55.7	49.3
% some problem	46.6	38.8	27.3	40.7
#vacant for rent	837	1,113	144	2,094
3. Rent >50 to <=80%				
# occupied units	12,987	17,545	4,024	34,556
%occupants <=80%	58.3	49	43	51.8
%built before 1970	34.1	32.8	39.7	34.1
%some problem	46	40.8	40.2	42.7
#vacant for rent	1,245	1,699	212	3,156
4. Rent >80%				
# occupied units	4,991	6,776	2,989	14,756
#vacant for rent	607	687	113	1,407
Data Current as of: 2000				
	Owned or for sale units by # of bedrooms			
	0-1 (E)	2 (F)	3+ (G)	Total (H)
Value <=30%				
	N/A	N/A	N/A	N/A
	N/A	N/A	N/A	N/A
	N/A	N/A	N/A	N/A
	N/A	N/A	N/A	N/A
	N/A	N/A	N/A	N/A
Value <= 50%				
	9,693	36,088	11,035	56,816
	42.8	28.7	18	29
	38.1	30.9	57	37.2
	16.9	11.7	3.2	11
#vacant for sale	563	1,691	130	2,384
Value >50 to <=80%				
	2,936	27,995	21,351	52,282
	53.5	37.9	24.3	33.2
	39.8	42.3	43.3	42.6
	8.1	5.1	2.1	4
#vacant for sale	138	676	298	1,112
Value >80%				
	2,473	23,998	58,364	84,835
# vacant for sale	75	361	593	1,029

Essentially, this table spotlights the fact that households do not normally spend 30% or more of their incomes on housing unless circumstances require this expenditure. As a result, and as this table displays, because households are renting or buying housing that is affordable to them, they are occupying housing that would also be affordable to lower-income groups without spending over 30% of their incomes on housing.

(91.215) (b) 3. BASIS FOR AFFORDABLE HOUSING PRIORITIES

This summary discusses the general priorities developed for the Strategic Plan and the basis for their selection. The Consortium's priorities were established based on the analysis of current housing needs, the characteristics of the overall housing market, the ability of low-income households to afford, locate and maintain housing, and the availability of resources to address the identified needs.

The Consortium has based its strategic plan on the HUD 2000 Census Data, updated reports and surveys regarding housing sales and development, comments from citizen participation meetings, and surveys of housing providers. In some cases, updated reports and/or studies affected the priority designation due to changes, for example, in housing market conditions since the 2000 Census.

High Priority: Activities to address this need will be funded by the Consortium during the five-year period of this plan.

Medium Priority: If funds are available, activities to address this need may be funded during the five-year period of this plan.

Low Priority: The Consortium will not fund activities to address this need during the five-year period of this plan.

No Such Need: It has been found that there is no need or the Consortium shows that this need is already substantially addressed.

OBSTACLES TO MEETING THE NEED FOR AFFORDABLE HOUSING

Extremely low- and low-income households of all types are underserved with respect to affordable housing. In order to overcome this gap, the Consortium has included strategies to provide additional affordable rental and owner housing opportunities. These strategies include the acquisition, rehabilitation and new construction of rental housing units using federal funds to leverage state and private funding sources. Furthermore, strategies to address the need for affordable owner housing include single family rehabilitation, new construction of owner housing units and first-time homeownership assistance.

The lower value of tax credits will make the development of affordable housing severely challenging in the next five years should those values not increase, which seems unlikely in the near term. Therefore, despite reductions in the price of land and construction, the new construction of affordable housing will still require layers of financing that are difficult and time consuming to assemble, and slows the production of much needed affordable housing.

Specific Objectives/Affordable Housing 91.215 (b)

Note: Specific affordable housing objectives must specify the number of extremely low-income, low-income, and moderate-income households to whom the jurisdiction will provide affordable housing as defined in 24 CFR 92.252 for rental housing and 24 CFR 92.254 for homeownership. (24 CFR 91.215(b) (2))

29. Identify each specific housing objective by number (DH-1, DH-2, DH-2), proposed accomplishments and outcomes the jurisdiction hopes to achieve in quantitative terms over a specified time period, or in other measurable terms as identified and defined by the jurisdiction.

The Consortium has placed its highest priority on helping low and very low-income 'working poor' renter households find affordable housing and a high priority to assisting low and moderate-income households achieve home-ownership. This priority has been affected by parallel objectives to maintain the existing housing stock and revitalize older neighborhoods.

The Consortium's specific Housing Objectives for FY2011 through FY2015 are:

DH-1: Availability/Accessibility of Decent Housing:

- **Housing Objective Three:** Preserve the existing housing stock by rehabilitating/modernizing/replacing 50 units owned by low and moderate-income owner households. HOME/CDBG
- **Housing Objective Four:** Preserve the existing housing stock by funding the acquisition and rehabilitation/expansion of 50 existing units for new low and moderate-income households. HOME/CDBG
- **Housing Objective Seven:** Provide credit counseling and homeownership training assistance to 1,500 perspective low-income homebuyers. CDBG

DH-2: Affordability of Decent Housing:

- **Housing Objective One:** Build 75 new mixed-income rental units in conjunction with Consortium mixed-use redevelopment/revitalization projects. Prioritize locations in the mid- and northern areas of the Consortium. HOME
- **Housing Objective Two:** Acquire and/or rehabilitate 50 units in rental complexes throughout the Consortium for mixed-income affordable rental housing. HOME/CDBG
- **Housing Objective Five:** Provide down payment/closing cost assistance and low-rate mortgages to 100 low- and moderate-income homebuyers. HOME
- **Housing Objective Six:** Construct 50 new affordable 'for sale' infill units in support of the Consortium's ongoing revitalization/redevelopment activities. HOME

30. Describe how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by the strategic plan.

During the 2011-2015 strategic planning period, Pinellas County will use Federal Community Development Block Grant funding as a source for providing housing services in the form of credit counseling, homeownership training, and foreclosure prevention counseling to help promote and stabilize home ownership for low and moderate-income homebuyers. HOME Investment Partnership funding will be used for providing homeownership opportunities to low and moderate-income homebuyers in the form of down payment and closing cost assistance. HOME funds will also be used to create new mixed-income rental units, as well as constructing affordable infill units for sale to low and moderate-income homebuyers. A combination of CDBG and HOME funding will be used for the acquisition and rehabilitation of affordable rental units and for preserving the existing housing stock by acquiring and rehabilitating existing units for new households and rehabilitating the existing housing stock of low and moderate-income homeowners.

The Housing Finance Authority of Pinellas County (HFA) offers Single Family First Time Homebuyer programs to help promote homeownership opportunities to low and moderate-income households in Pinellas County. Additionally, the Housing Finance Authority offers opportunities for funding of multi-family affordable housing projects. Programs offered by the HFA will provide additional funding opportunities for activities that meet the housing objectives identified in the plan.

Private funds available through local lending institutions will be leveraged by Federal funds in the rehabilitation and homebuyer assistance programs as well as for the purchase of new homes. Federal funds will also leverage investor and private lending institutions for multi-family rental and owner housing construction projects.

Although affordable housing remains a high priority for the County over the next five years, due to the current economic climate, the County's Local Housing Trust Fund has not been identified to receive funding. In addition to the loss of local funding for affordable housing, the State of Florida has currently discontinued distributing funding to local entitlement jurisdictions under the State Housing Initiatives Partnership Program. While no new funding is anticipated, program income received from both local and State sources will be used to address the affordable housing goals identified in the plan. Additionally, should new funding for these sources become available, funds will be used to continue addressing the affordable housing needs of County residents.

31. Indicate how the characteristics of the housing market will influence the use of funds made available for rental assistance, production of new units, rehabilitation of old units, or acquisition of existing units.

Several factors will combine to determine how the County will invest the federal funding that will be available during the term of this Consolidated Plan. The factors include availability, affordability and conditions of the existing supply of housing, its affordability, condition, and the housing needs of various income groups, the supportive services needs of special needs groups, and the capability of the housing and service providers. It will also depend on the ability to leverage additional funding such as private investments and tax credits. The following narrative describes the planned uses of CDBG and HOME funds for rental assistance, production of new rental and ownership housing units, rehabilitation of older units, and acquisition of existing at-risk units.

Use of funds for rental assistance

To address the identified need to make existing rental units affordable to the Consortium's low/moderate income residents, thereby reducing their cost burden, the County will continue to rely on the Pinellas County and Tarpon Springs Housing Authorities to provide monthly rental subsidies to households, including elderly, persons with HIV or AIDS, and families moving from homelessness into transitional and permanent housing. The rental assistance to the persons moving into transitional housing stabilizes their housing situations and enhances their chances for success in the accompanying self-sufficiency programs.

Use of funds for ownership assistance

To address the identified need to make existing ownership units affordable to the County's low- and moderate-income residents, thereby reducing their cost burden, the County will continue to use HOME, and the Housing Authority of Pinellas County funds to assist new low- and moderate-income first-time home buyers to purchase new and existing units throughout the County.

Use of funds for production of new units

The allocation of HOME and CDBG funds in FY2010-2011 through FY20014-2015 will assist development of new rental and ownership units to help address the unmet need by financing eligible expenses and attracting the other funding required to complete the financing for the development of those units. By increasing the number of housing units with affordability restrictions, the County will also address the identified need to reduce cost burden for its low- and moderate-income residents.

Use of funds to rehabilitate older units

An indication of the need for funds to rehabilitate older units is the number of annual requests for CDBG and HOME funds for housing rehabilitation. By providing grants and low-interest loans to residential property owners to make needed repairs, the County addresses the identified needs to reduce the housing cost burden for its low- and moderate-income residents and to reduce the incidence of renters and owners living in substandard housing units.

Use of funds to acquire existing units

Affordable housing development agreements and/or project-based funding contracts require all of the existing housing developments in the County funded with local, state or federal dollars to remain affordable for a specified period of time. The County's HOME and CDBG policies and procedures make HOME and CDBG funds available to the owners of such developments to finance rehabilitation of their developments when they agree to continue the affordability of the developments. In addition, HOME and CDBG funding can also be made available to buyers of at-risk developments to acquire and/or rehabilitate "at-risk" properties if they agree to extend the affordability periods. Preventing the loss of housing units that currently qualify as affordable, decent, safe and sanitary units addresses the identified needs of reducing housing cost burden, the incidence of overcrowding, and the incidence of substandard housing. It is an important objective of the County.

32. If the jurisdiction intends to use HOME funds for tenant-based rental assistance, specify local market conditions that led to the choice of that option.

The Consortium does not intend to use HOME funds for tenant-based rental assistance.

Public Housing Strategy

91.215 (c)

33. Describe the public housing agency's strategy to serve the needs of extremely low-income, low-income, and moderate-income families residing in the jurisdiction served by the public housing agency (including families on the public housing and section 8 tenant-based waiting lists).

PINELLAS COUNTY HOUSING AUTHORITY (PCHA)

In March 2010 PCHA opened the Section 8 Voucher waiting list for the first time in several years. A record 9,860 applicants applied for housing assistance during the short time the waiting list was opened. This number reflects the ongoing need in Pinellas County for more assisted and affordable housing.

The Pinellas County Housing Authority is actively seeking methods to expand the supply of housing and housing assistance to serve the needs of extremely low income, low-income, and moderate-income families, including families on the public housing and Section 8 tenant-based waiting lists. To this end, PCHA is committed to developing additional units of public housing and affordable housing for low to moderate income families, through either acquisition or new construction. PCHA is also committed to seeking additional Section 8 tenant-based vouchers to serve extremely low-income families as notices of funding availability are issued. PCHA recently applied for 100 Family Unification Program Section 8 Vouchers and plans to apply for 200 Section 8 Vouchers to serve non-elderly, handicapped and disabled families.

PCHA also plans to implement the Family Self-Sufficiency program for extremely-low to low income residents of public housing and participants of the Section 8 program in an effort to assist them in becoming economically independent. As families become more economically independent, it is anticipated that more public housing units and Section 8 voucher slots will become available for families on the waiting lists for those programs.

A self-evaluation and needs assessment for compliance with accessibility requirements under Section 504 was conducted in 2002. The report indicated minor operational and procedural issues, recommended ADA modifications be made to 5% of PCHA's public housing units, and identified the physical barriers in public, and common use areas, that limited persons with disabilities. From the assessment, a transition plan was created for each property addressing the areas of non-compliance. This plan served as the working documents until all work items and structural modifications were completed in 2003. PCHA is currently in full compliance with Section 504 requirements but acknowledges its ongoing responsibility to operate its programs so that they are, when viewed in their entirety, accessible to and usable by persons with disabilities. PCHA plans to conduct a new self-evaluation and 504 needs assessment in 2010 in order to ensure compliance. At this time, there are no tenants or applicants on the waiting list for accessible units.

TARPON SPRINGS HOUSING AUTHORITY (TSHA)

TSHA has a lengthy waiting list consisting of 814 applicants; 334 - 1-bedrooms, 307 - 2-bedrooms, and, 173 - 3-bedrooms. Income analysis of the waiting list is as follows:

Type	Number	Percent
Extremely Low (30%)	695	85.38
Very Low (50%)	99	12.16
Low (80%)	20	2.46

TSHA provides housing options to serve the needs of extremely low-income (30%), very low-income (50%), and low-income families (80%). Income analysis of TSHA current residents is as follows:

Average Monthly Income:

0 bd	1 bd	2 bd	3 bd	4 bd	5 bd
\$ 779	\$ 929	\$ 951	\$ 1,063	\$ 1,370	\$ 1,472

Annual Average Income:

\$ 9,342	\$ 11,142	\$ 1,416	\$ 12,756	\$ 6,434	\$ 17,664
Under 30%					

TSHA’s architect firm is presently conducting an update and needs assessment for continued compliance with accessibility requirements under Section 504/ADA. TSHA currently has 6.67% accessible units. TSHA’s architect will prepare a report that will indicate any recommended 504/ADA modifications that may be needed for TSHA’s public housing units. The firm will identify the physical barriers in public and common use areas that limit persons with disabilities and will make recommendations for modifications. TSHA acknowledges TSHA’s ongoing responsibility to operate its programs so that they are accessible to and usable by persons with disabilities. TSHA’s updated self-evaluation and 504 needs assessment will assist TSHA in remaining compliant.

As TSHA strives to increase the supply of affordable housing options for people in need, TSHA continues to search out, to promote and to provide services and programs which promote self-sufficiency. TSHA utilizes coordinated services through various community agencies and programs to provide assistance to enhance education opportunities, job skills training, vocational training, remedial assistance, and opportunities for entrepreneurship and homeownership.

TSHA has created strong partnership relationships with the Pinellas County Housing Authority (PCHA), the City of Tarpon Springs, the Police Department, the City’s code enforcement division, Citizens Alliance for Progress Center (CAP), the Local Community Housing Corporation (LCHC) (a nonprofit HATS affiliate), Pinellas County Community Development (PCCD), the Florida Housing Finance Corporation (FHFC), the YMCA of the Sun Coast (YMCA), Coordinated Childcare and the Pinellas County Juvenile Welfare Board (JWB).

34. Describe the public housing agency’s strategy for addressing the revitalization and restoration needs of public housing projects within the jurisdiction and improving the management and operation of such public housing.

Public Housing Authorities in Florida are created as independent organizations under Florida Statutes. Thus, the County interfaces with the local housing authorities on activities as requested by them, and the County has contributed toward safe and sound public housing, as well as the provision of recreational and other social accommodations. The County’s policy, however, is to substitute CDBG funds for funds that are available to the Housing Authority through other Federal programs.

Pinellas County Community Development provided additional funding to the Pinellas County Housing Authority to preserve existing subsidized units at one of their developments in 2009. Funds will be utilized to provide additional resources for preservation of existing units or acquisition of new units through the on-going housing application process and funding

will be based on financial feasibility. On-going communication with the Pinellas County Housing Authority and the Tarpon Springs Housing Authority will continue in order to identify opportunities to further address preservation of existing affordable housing units.

With budget cuts and reduced Federal subsidies, Pinellas County Housing Authority (**PCHA**) has limited resources and is unable to take on the tremendous cost burden that restoration activities require at its French Villas public housing site. PCHA is, therefore, seeking help from other agencies, and looking into other opportunities or assistance that may help to offset these costs. PCHA has also committed to implementing environmentally friendly, energy efficient, and water saving renovations and upgrades at all its properties, offices, and in all of its operations.

The concept of asset management reflects the way private, multifamily rental housing is managed, and is beneficial in that it gives greater attention to the financial, physical, and management performance of each public housing project. PCHA has fully implemented the conversion to asset management at each site, which means conducting budgeting, management, and accounting on a project-by-project basis (projects being assets) instead of on a PHA-wide basis. The intention of asset management is to improve the short and long term management of public housing through more accurate information and better decision making. Asset management offers increased efficiency, improved accountability, and better planning for the future.

With budget cuts and reduced Federal subsidies, Tarpon Spring Housing Authority's (**TSHA**) financial resources are limited. TSHA is a small housing authority and the noted extensive physical needs of the TSHA's aging portfolio present a substantial cost burden to the agency. TSHA is forced to seek assistance from other agencies or explore other avenues for financial assistance to mitigate these costs.

Because TSHA does not have more than 250 units, TSHA has not been required to convert to asset management, "consistent with the norms in the broader multifamily management industry" pursuant (24 CFR 990.255(a)). However, because of TSHA's size, TSHA does give close attention to the financial, physical, and management performance of each of the public housing projects. TSHA strives to improve the short and long term management of public housing while employing effective maintenance and management policies to reduce maintenance costs and to reduce vacant unit turnaround times. TSHA strives to improve the condition of the public housing units and to replace (one for one) redeveloped public housing units as resources become available. TSHA will continue to implement Green initiatives within the public housing to decrease the financial burden on the residents.

Since TSHA heavily relies on HUD funding for the public housing program, TSHA strives to increase assets to increase available income for the agency. TSHA will work with local collaborative partners to create opportunities to increase the supply of housing. Financing can be difficult to obtain due to the nature of affordable housing and community development projects. TSHA will work diligently to obtain and utilize any number of financing products and mechanisms as they are made available. TSHA will seek to leverage affordable housing resources as they may become available for specific projects or funding cycles.

35. Describe the public housing agency's strategy for improving the living environment of extremely low-income, low-income, and moderate families residing in public housing.

Pinellas County Housing Authority (**PCHA**) identified the need to increase its services to public housing residents in an effort to promote family self-sufficiency and has incorporated

the self-sufficiency program into the Five Year Plan as one of its strategic goals. The Family Self-Sufficiency (FSS) program is designed to assist public housing residents and Section 8 participants in becoming economically independent and free from welfare assistance. The FSS program embraces the entire family structure with its supportive services offered to residents and participants to help them achieve their goals of economic independence. As families become more economically independent, it is expected that more public housing units and Section 8 voucher slots will become available for families on the waiting lists for those programs.

These services are coordinated through various community agencies and programs to provide assistance to enhance education opportunities, job skills training, vocational training, remedial assistance, and opportunities for entrepreneurship and homeownership. A newly created Resident Services department will oversee the program.

As the Tarpon Springs Housing Authority (**TSHA**) strives to increase the supply of affordable housing options for people in need, TSHA continues to search out, to promote and to provide services and programs which promote self-sufficiency. TSHA has incorporated this into the Five Year Plan as one of its strategic goals. TSHA also continues efforts to promote homeownership for those that are eligible to participate. TSHA utilizes coordinated services through various community agencies and programs to provide assistance to enhance education opportunities, job skills training, vocational training, remedial assistance, and opportunities for entrepreneurship and homeownership.

TSHA has created strong partnership relationships with the Pinellas County Housing Authority (PCHA), the City of Tarpon Springs, the Police Department, the City's code enforcement division, Citizens Alliance for Progress Center (CAP), the Local Community Housing Corporation (LCHC) (a nonprofit HATS affiliate), Pinellas County Community Development (PCCD), the Florida Housing Finance Corporation (FHFC), the YMCA of the Sun Coast (YMCA), Family Resources and the Pinellas County Juvenile Welfare Board (JWB).

TSHA's affiliate, the LCHC is a non-profit (501c3) community housing corporation created to provide, develop and manage affordable housing and services on behalf of HATS. Home Share Pinellas, administered by the LCHC in joint partnership with Pinellas County Housing Authority, was launched in October of 2006 by the LCHC. This program, first of its kind in Florida, provides an affordable rental housing option by matching home providers with home seekers. Home sharing promotes living arrangements in which people share a residence based on common needs, interests and preferences. Each arrangement contributes not only to the individuals and families involved, but also to the community by preserving homes and promoting alternative housing solutions.

TSHA was awarded a grant by JWB in partnership with the Tarpon Springs Police Department to fund the Cops & Kids After-School/Summer Camp Program. The program is designed for very low-income middle-school aged children. The curriculum focuses on character building, life skills, educational programs, social skills, community service and field trips. Fifty (50) children attend during the school year and ninety (90) attend the summer camp – all free of charge. The YMCA has partnered with TSHA in this project and runs the day to day activities of the program along with the police department.

TSHA will continue to seek grants and other resources that will help to offset the costs to fund resident service programs.

The Consolidated Plan documents the need for the following activities. Pinellas County will support these activities as Public Housing Authorities implement their Strategic Plans and pursue future funding opportunities.

- Portability of Housing Choice Vouchers between housing authorities (if applicable), thereby, enabling program participants to relocate within Pinellas County when necessary for employment, educational, and/or care-giving purposes.
- Utilizing all of the allowable federal preferences especially giving priority to qualified individuals and families who are homeless, registered in TBIN, and exiting substance abuse treatment residential programs, emergency shelter, and transitional housing programs.
- Expanded housing opportunities for extremely low- and low-income individuals and families.
- Self-Sufficiency Programs
- Preservation and expansion of public housing units and Housing Choice Vouchers

36. Describe the manner in which the plan of the jurisdiction will help address the needs of public housing and activities it will undertake to encourage public housing residents to become more involved in management and participate in homeownership. (NAHA Sec. 105 (b)(11) and (91.215 (k))

The activities the County will undertake to encourage public housing residents to become more involved in management and participate in homeownership are to continue to fund the down payment assistance program. The County will also provide homeownership workshops, technical assistance, and home maintenance workshops to potential home buyers.

37. If the public housing agency is designated as "troubled" by HUD or otherwise is performing poorly, the jurisdiction shall describe the manner in which it will provide financial or other assistance in improving its operations to remove such designation. (NAHA Sec. 105 (g))

Not applicable. The Pinellas County Housing Authority and the Tarpon Springs Housing Authority are not designated as "troubled" by HUD or performing poorly. If that should occur, the County will provide any financial or other assistance possible to improve its operations to remove such designation.

Priority Homeless Needs

*Refer to the Homeless Needs Table 1A or the CPMP Tool's Needs.xls workbook

38. Describe the jurisdiction's choice of priority needs and allocation priorities, based on reliable data meeting HUD standards and reflecting the required consultation with homeless assistance providers, homeless persons, and other concerned citizens regarding the needs of homeless families with children and individuals.

The Pinellas County Coalition for the Homeless has the responsibility for providing leadership in the Continuum of Care planning process to identify homeless and homeless prevention priorities. The Coalition oversees the Continuum of Care federal grant application process that includes community-based strategic planning to meet needs that are supported by homeless census data contrasted with an annually updated inventory of available resources. In addition to coordinating a countywide point-in-time census required by HUD for Continuum of Care funding, the Coalition oversees the administration of the area's Homeless Management Information System (HMIS) to gather and maintain current data on the needs and availability of homeless facilities and services.

The annual choice of homeless/homeless prevention priority needs and allocation priorities is made based on the Point-In-Time Count and sub-population data analysis, HMIS data (bed utilization rates, average length of stay in shelter/transitional housing, etc.), monthly reports of initial and follow-up contacts by street outreach teams, and other statistical reports. All decisions are based on the count of homeless that meet the state definition of homelessness, which is broader than the HUD definition, although the number for the HUD definition has been compiled. The Coalition recommends priority needs and allocation priorities for use of HUD and other governmental funds based on meetings with provider executives, Coalition members (organizations and individuals concerned with homeless/near-homeless persons and families, including currently-homeless), local government representatives, and others. Recommendations are made to the Homeless Leadership Network (HLN), a policy body charged with overseeing the implementation of the 10 Year Plan to End Homelessness and comprised of local government representatives and other community leaders (plus homeless representation). The HLN approves the final choice of priority needs and allocation priorities. The priorities are sent to local governments for their consideration, and used by the Coalition in applying for state and federal resources to be used by local service providers.

The HLN recently approved the following 2010-2011 priorities in response to pressing needs, demands, market forces as well as changes in federally funded programs.

Priority homeless subpopulations for the coming year have been identified as:

- Chronic homeless individuals (ongoing priority for past five years)
- Families with children
- Unaccompanied youth
- Individuals with substance abuse and/or mental health issues

Priority services have been identified as:

- Continued development and support for permanent supported housing for chronic homeless individuals and families
- Moving the homeless services system to Housing First/Rapid Re-housing
 - The cost of acquisition and rehabilitation of housing is much lower than when the Plan was written and adopted, with many properties vacant and much less expensive.
 - The Recovery Act (ARRA) will provide a variety of funds in the next two years directed towards homeless prevention, rapid rehabilitation or construction of new housing appropriate for Housing First projects, and other activities helpful to Housing First.
 - Move the design of system funding towards the support services needed for Housing First.
 - Recognize that not all homeless populations are immediately suitable for Housing First, including youth and those with significant mental health/substance abuse issues.
- Emergency shelter for families and individuals while system moves towards Housing First/Rapid Re-housing
- Mental health

39. Provide an analysis of how the needs of each category of residents (listed in question #38) provided the basis for determining the relative priority of each priority homeless need category.

The determination of priority needs has been based on reliable data obtained over the years through the Continuum of Care planning process and bi-annual point-in-time census counts, both processes approved by U.S. Department of Housing and Urban Development. As stated previously, the Pinellas County Coalition for the Homeless is the lead entity for the Continuum of Care (COC) planning process in Pinellas County. The Coalition is responsible for establishing and maintaining strategic efforts to develop long-term constructive solutions that address the underlying causes of homelessness as well as meet the immediate needs of currently homeless people.

- Chronic homeless: analysis of Point-in-Time sub-population data showed that the numbers of chronic homeless individuals continue to decline (as at least 15 new chronic homeless beds have been added for each of the last four years). Some new chronic homeless persons have been added, primarily due to the prolonged economic downturn/job loss and/or new disabilities. Unhoused chronic homeless individuals continue to be the most expensive for governments (jails) and hospitals; the more we can eliminate chronic homeless the more funding can be shifted to Housing First and families. Mental health and substance abuse services must be available for this population as more than 75% have disabilities in those two areas.
- Families with children: this continues to be the fastest-growing segment of the local homeless/at-risk population, especially as the economic downturn/job loss by one or both parents has increased dramatically for the past two years. We have seen a 20% increase in family homelessness over the last two years, with the largest increase in families with young or very-young children, and the increase is in families that have never experienced homelessness in the past. HPRP funds have been used extensively to keep families in housing or to get them out of shelter and in to housing, but the funds are not enough to meet the growing needs or people are not eligible due to ongoing sustainability. We counted more than 2000 homeless children in the school system last year, and the numbers did not decrease in the current year.

We have also noted an increase in mental health issues among homeless families. Planning efforts for Housing First/Rapid Re-housing have begun with families as the target group, and HPRP funds will be used to help fund the housing. Additional family emergency housing is also being explored.

- Unaccompanied youth: the number of homeless unaccompanied youth (and those in the 18-21 age range, especially aging-out foster youth) continued to increase, in significant part because of family dysfunction or dissolution due to economic issues. Services are being coordinated with local child welfare and foster care youth providers, to reduce the number that are on the street and to get them into some kind of housing with case management support. A significant number of the youth also have substance abuse and/or mental health issues.
- Individuals with substance abuse and/or mental health issues: More than 43% of all individuals surveyed in the Point-in-Time count have mental health problems, and more than 30% have substance abuse issues – and many of them have both kinds of problems. Services exist for homeless persons with substance abuse (alcohol and drugs) issues, although not enough for everyone. The real deficit is in mental health services for those on the street and especially for those in shelters or transitional housing, who need the mental health support to be able to maintain stable, independent housing. Outpatient mental health services funding has been reduced by all government funders in the past three years, and only limited amounts still exist for homeless or very-low income individuals and families. Funding for mental health/case management teams is being sought, to address street homeless needs and to work in the Housing First/Rapid Re-housing services under development.

40. Provide a brief narrative addressing gaps in services and housing for the sheltered and unsheltered chronic homeless.

A community should give a high priority to chronically homeless persons, where the jurisdiction identifies sheltered and unsheltered chronic homeless persons in its Homeless Needs Table - Homeless Populations and Subpopulations.

The current Housing Inventory Chart lists 103 permanent supported beds for chronic homeless (CH) persons in the county (all filled), an increase each year for the last four years. The chronic homeless population at the end of January, 2010, was 582: 163 CH persons in Emergency Shelter, 45 in Safe Havens beds; and 374 unsheltered. Completion of 25 CH beds that were to be on line by July, 2009, was delayed due to very major storm damage last year; these beds should be completed in 2010 and another 35 CH beds are planned for early 2011. The 163 CH persons in Emergency Shelter are currently being assisted to get into Housing First units.

Homeless Strategy 91.215 (d)

Homelessness

41. Describe the jurisdiction's strategy for developing a system to address homelessness and the priority needs of homeless persons and families (including the subpopulations identified in the needs section). The jurisdiction's strategy must consider the housing and supportive services needed in each stage of the process which includes preventing homelessness, outreach/assessment, emergency shelters and services, transitional housing, and helping homeless persons (especially any persons that are chronically homeless) make the transition to permanent housing and independent living.

42. Describe the jurisdiction's strategy for helping extremely low- and low-income individuals and families who are at imminent risk of becoming homeless.

Chronic Homelessness

43. Describe the jurisdiction's strategy for eliminating chronic homelessness. This should include the strategy for helping homeless persons make the transition to permanent housing and independent living. This strategy should, to the maximum extent feasible, be coordinated with the strategy presented in Exhibit 1 of the Continuum of Care (CoC) application and any other strategy or plan to eliminate chronic homelessness.

44. Describe the efforts to increase coordination between housing providers, health, and service agencies in addressing the needs of persons that are chronically homeless.(91.215(l))

(Narrative below is Consortium's response to questions 41 through 44.)

Opening Doors of Opportunity: a Ten Year Plan to End Homelessness in Pinellas County establishes strategies and standards for all partners with a goal of ending homelessness in Pinellas County. Chronic homelessness is targeted by multiple strategies in the plan in an effort to break the repetitive cycle of homelessness. The 10-year plan identifies new systems that must be added in order to be successful in ending homelessness within ten years. Local governments and community leaders have made a commitment to help the community achieve the initiatives identified in the plan.

The plan identifies key initiatives that are necessary to end homelessness. System oversight and evaluation will help establish a system for plan implementation, oversight, funding administration and evaluation that involves all partners in the plan to end homelessness. Priorities identified within the system oversight and evaluation include maintaining involvement and support of local governments and funders; working to monitor and support efforts to generate new funding sources for services and attainable housing; developing a seamless system of funding support; and ensuring maximization of revenue into the community.

Coordination and partnership is geared towards strengthening coordination, collaboration and innovation among community partners to remove barriers, break the cycle of homelessness, prevent future homelessness and, ultimately, end homelessness in Pinellas County. Priorities include incorporating a universal intake, assessment and referral system. This is accomplished through the County's HMIS system. Additional priorities include using ACT Teams and provisions of aftercare, especially for the chronically homeless; supporting and expanding the capacity of existing one-stop centers and creating new centers; legislative advocacy to remove regulations and barriers that worsen the homeless issues and laws that criminalize homelessness; and coordination of a specialized transportation network for the homeless system of care.

Continuum of services includes prevention, outreach and intake, and shelter and housing. Prevention to help prevent homelessness through comprehensive strategies, including education, support and early intervention, and emphasizes permanent solutions to homelessness through increased income and access to mainstream resources. Priorities for prevention include funding for rental and utility deposits and emergency payment assistance; providing rental assistance to employable persons and increasing the amount of rent vouchers; intervention to those at risk of homelessness; and coordination of discharge

planning protocols that will enable discharge planners in hospitals, jails and other institutions to place their homeless clients into appropriate housing. Outreach and intake by developing a comprehensive, coordinated outreach program that will include intensive outreach to homeless citizens living in the streets, woods and other public places. Outreach and intake priorities include developing a model and work plan for street outreach teams. Shelter and housing will ensure adequate levels and types of shelter and housing is available. Shelter and housing priorities include an emphasis on attainable housing as a first choice; providing support for the development of safe havens; simplifying regulatory processes and building SROs to assist with the "Housing First" model; supporting the creation and set-aside of attainable housing; work to help keep Section 8 units attainable and require a 30 year affordability minimum for all attainable rental property developments using local government funding.

These strategies, as identified by the Homeless Coalition and Homeless Leadership Network, have the greatest chance to open doors to opportunities to end homelessness in Pinellas County.

Homelessness Prevention

45. Describe the jurisdiction's strategy to help prevent homelessness for individuals and families with children who are at imminent risk of becoming homeless.

In 2000, 17% of all renter households and 11% of all households in Pinellas County were severely cost-burdened, spending over 50% of their income on housing. In 2007, 27% of all households in Pinellas County paid more than 30% of their income for housing. These groups have the highest potential of becoming homeless. As the Fundamental Components in Continuum of Care System -- Service Activity Chart displays, the Coalition provides financial aid and counseling services through a variety of agencies to families and individuals in danger of becoming homeless.

Additionally, in instances of emergencies, natural disasters, flooding, or nationally, state or locally declared disasters, Pinellas County will use available funding to provide emergency assistance to families and individuals to prevent homelessness.

Institutional Structure

46. Briefly describe the institutional structure, including private industry, non-profit organizations, and public institutions, through which the jurisdiction will carry out its homelessness strategy.

The Pinellas County Coalition for the Homeless (PCCH) was founded in 1998 and serves as the lead agency for the countywide Continuum of Care. Seventy member governments and non-profit agencies participate in the Continuum. Collectively they provide a complete Continuum of Care for the County's homeless and at risk of homelessness population. The Homeless Leadership Network serves as the policy arm and is comprised of 138 elected officials, service providers, business leaders, funders, housing experts and currently and formerly homeless persons. The Homeless Leadership Network and The Pinellas County Coalition for the Homeless work together in a joint effort to end homelessness in Pinellas County.

Discharge Coordination Policy

47. Every jurisdiction receiving McKinney-Vento Homeless Assistance Act Emergency Shelter Grant (ESG), Supportive Housing, Shelter Plus Care, or Section 8 SRO Program funds must develop and implement a Discharge Coordination Policy, to the maximum extent practicable. Such a policy should include "policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent such discharge from immediately resulting in homelessness for such persons." The jurisdiction should describe its planned activities to implement a cohesive, community-wide Discharge Coordination Policy, and how the community will move toward such a policy.

The Pinellas County Coalition for the Homeless (PCCH) works with state and local law enforcement officials to reintegrate persons leaving public institutions.

Youth aging out of foster care discharge planning is the responsibility of the State Department of Children and Families (DCF). Eckerd Youth Alternatives (EYA) is this regions lead agency as of July, 2008. Principals involved include: DCF, EYA, Juvenile Welfare Board, the Safe Children's Coalition, Family Resources, Inc., Camelot Care, Inc., the PCCH (CoC), ACCESS Florida, WorkNet Pinellas, Pinellas County Schools, and mental health, substance abuse and housing providers. Case managers for EYA or its contracted agencies develop plans for youth no later than 6 months before they turn 18. The plans may include: subsidized Independent Living, aftercare support services, Road to Independence (supported education or training, up to age 23), and transitional support services. Housing referrals are to non- McKinney-Vento funded housing. Foster youth or recently-aged out foster youth who are homeless are assisted by Youth Street Outreach Workers and referred into services or housing. At the current time the majority of discharged foster youth go into either Road to Independence or independent living with aftercare services.

The Health Care Discharge Planning Team is led by the COO of a major hospital who also serves on the Homeless Leadership Network. The Team includes personnel from hospitals, health care agencies, service providers, County Health and Human Services, System Navigators, Street Outreach Teams, Homeless Coalition, consumers, and others. The first policy is that all persons discharged from inpatient medical care shall be discharged into safe housing, with health care support if needed. The Health Care Discharge Plan almost ready for implementation has to be re-drawn due to major changes in indigent health care funding as a result of state and local budget cuts; all indigent and uninsured health care will be focused on prevention and 'medical homes'. The revised Discharge Plan will include: provision of current potential housing information to all hospitals; creation of a discharge plan for each individual using a team of people; involvement of the individual and the family (if available); referral criteria and guidelines; roles and responsibilities of each partner, referral (shelter or housing) locations that are not McKinney-Vento funded. Some, if not all, of the hospitals are creating internal homeless teams to work with the individuals while in the hospital and in planning for discharge. It will also include a pilot Medical Respite Care project. The Protocol will be approved and implemented in the next year throughout the County.

The Jail/Corrections Discharge Plan implemented previously in the county is being renegotiated. Many of the pre-release discharge services for both jail and state corrections are no longer funded due to major reductions in state and local funding. The Discharge Planning Group includes representatives of the Florida Department of Corrections, Pinellas County (Sheriffs Office, Jail/Social Services Department, Court Administrators, Public

Defenders Office, Health and Human Services, street outreach teams, service and mental health providers, housing providers, PCCH, Homeless Leadership Network, police departments, and other specialized programs. The stated policy is that jail inmates will not be discharged into homelessness, and has been agreed to by all parties. Homeless County jail inmates are assessed by the Jail Social Services Department for needs no later 90 days prior to release. Homeless inmates used to be selected for specific diversion or jail-based programs; these are now unfunded. Homeless inmates not in a special program will receive referrals to post-incarceration services and/or housing as appropriate, and are enrolled in appropriate mainstream services. The County Jail discharge plan includes services to those arrested on violation of probation of State Department of Corrections sentences. More planning will be initiated for those discharged directly from the Florida Prison System.

Specific Objectives/Homeless (91.215)

48. Identify specific objectives that the jurisdiction intends to initiate and/or complete in accordance with the tables* prescribed by HUD, and how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by the strategic plan. For each specific objective, identify proposed accomplishments and outcomes the jurisdiction hopes to achieve in quantitative terms over a specified time period (one, two, three or more years) or in other measurable terms as defined by the jurisdiction.

Complete and submit Table 1C Summary of Specific Objectives or, if using the CPMP Tool, the Summaries.xls worksheets.

Working towards the goal of ending homelessness, Pinellas County has set the following specific homeless objectives for FY 2011 through 2015:

- **Homeless Objective One:** Support the construction, acquisition and/or rehabilitation of permanent supportive housing in cooperation with a nonprofit funding service for 30 individuals transitioning out of homelessness.
- **Homeless Objective Two:** Support establishing 30 beds to provide outreach, assessment, and short-term emergency lodging or transitional housing for the chemically dependent, mentally ill, or dually diagnosed chronic homeless.
- **Homeless Objective Three:** Provide 10 new emergency shelter beds or 10 transitional housing units for homeless families with children in cooperation with a nonprofit funded for services.
- **Homeless Objective Four:** Provide funding for operating expenses to ensure the continued operation of 5 existing homeless facilities.
- **Homeless Objective Five:** Support the rehabilitation of 10 emergency or transitional housing facilities to ensure the continued operation of facilities that provide services to homeless individuals.
- **Homeless Objective Six:** Support activities to fill gaps in the Pinellas Continuum of Care for the homeless and to respond to urgent community needs identified by specialized service agencies.

During the 2011-2015 strategic planning period, Pinellas County will use Federal Community Development Block Grant, HOME Investment Partnership and Emergency Shelter Grant Funding to address the identified specific homeless objectives. HOME funds, in conjunction with CDBG and ESG funds will be used to help support the construction, acquisition and/or rehabilitation of permanent supportive housing for individuals transitioning out of homelessness. ESG and CDBG funding will be used to support the establishment of emergency and transitional housing for homeless individuals suffering from chemical dependency, mental illness, or dually diagnosed chronic homelessness. Also, ESG and CDBG funding will help fund new emergency shelter and transitional housing beds for homeless families with children, a category of the homeless population that is experiencing increasing numbers. ESG and CDBG funding will support the rehabilitation of emergency shelter and transitional housing facilities to help ensure that facilities providing needed services to homeless individuals can continue to operate. Both ESG and CDBG funds will help fill gaps that have been identified in the Pinellas Continuum of Care and to respond to urgent community needs identified by specialized service agencies. Finally, ESG funding will be used to support the operations of existing homeless facilities providing services to the County's homeless population.

In addition to federal CDBG, HOME, Pinellas County will utilize local Social Action Funding dollars administered by Pinellas County Health and Human Services. Also, the Pinellas County Homeless Coalition will administer Continuum of Care SuperNOFA grants dollars to help address the identified objectives.

NON-HOMELESS SPECIAL NEEDS

Priority Non-Homeless Needs 91.215 (e)

49. Identify the priority housing and supportive service needs of persons who are not homeless but may or may not require supportive housing, i.e., elderly, frail elderly, persons with disabilities (mental, physical, developmental, persons with HIV/AIDS and their families), persons with alcohol or other drug addiction by using the Non-homeless Special Needs Table.

Prioritization of special needs housing and supportive services is generally determined by assessing the needs of the most vulnerable, at-risk populations for those populations, making first priority those who are with extremely low-, low- and moderate-incomes who are most cost-burdened with their housing. The longer people can live independently in their own homes and avoid the risk of becoming homeless or institutionalized is better for both quality of life and cost savings for all.

The table below identifies the estimates of housing and supportive service needs for the elderly, frail elderly, persons with severe mental illness, developmentally disabled, physically disabled, alcohol/drug addicted, and persons with HIV/AIDS populations. The data is based on the 2000 Census, which is the most current data available for the Consolidated Planning process at this time.

Estimates of Non-Homeless Special Needs Population		
Group	In Need of Supportive Services	In Need of Supportive Housing
Elderly	20,362	2,036
Frail Elderly	4,014	2,007
Severe Mental Illness	3,078	308
Developmentally Disabled	4,854	485
Physically Disabled	10,200	1,200
Alcohol/Drug Addiction	60,000	5,032
HIV/AIDS	526	263

The following are priorities in the Non-Homeless Special Needs Category identified for FY 2010-2011 funding:

Public Services

Gulf Coast Community Care – Community Care for Disabled Adults Salaries - \$20,000
 CDBG Pinellas County match of DCF funding to be used for salaries for providing case management services to severely disabled adults to prevent institutionalization. Approximately 60 persons

Gulf Coast Community Care – Group Home Rehabilitation - \$35,000 CDBG
 Renovate bathroom for ADA compliance; installation of new kitchen cabinets, counter tops and backsplash; installation of new sheetrock in dining and office areas at the residential group home serving adults with severe mental illness. Approximately 45 persons

UPARC – Facility Acquisition - \$300,000 CDBG
 Acquisition of a facility for use as a therapeutic art studio for individuals with intellectual, developmental and physical disabilities. Approximately 80 persons

50. Describe the basis for assigning the priority given to each category of priority needs.

The primary types of supportive services required to prevent homelessness and/or institutionalization for special needs populations include nutrition services, day care, personal care assistance with the activities of daily living, homemaker assistance, transportation, and home maintenance. Housing assistance may include home repairs and structural changes to ensure accessibility for the mobility-impaired, (e.g., ramps, stair lifts, widened doorways, grab bars, etc.). The County will continue to provide funding support to agencies that provide both housing and supportive services for the most vulnerable, at-risk populations making first priority those who are extremely low-, low- and moderate-income who are most cost-burdened with their housing.

51. Identify any obstacles to meeting underserved needs.

Generally speaking, obstacles that prevent or obstruct meeting underserved needs include:

- Citizen/neighborhood opposition to special needs service providers and housing facilities ("not-in my-backyard" or NIMBY-ism);
- Service providers lacking sufficient organizational capacity to administer complex and highly regulated programs;
- Service providers lacking the financial resources necessary to meet demand;
- The impact of mental disorders threatens to overwhelm the criminal justice system in many communities has developed over several decades and for many reasons.
- Treatment capacity has eroded. Case management services often cannot meet demand, and housing for people with mental illnesses is in short supply.
- As the number of arrests has gone up, the strain on courts, jails and prisons has become increasingly evident. Jails in particular have had to develop the ability to assess mental illness and related disorders for large numbers of individuals and to invest in treatment services.
- Medication costs have become a significant part of many jail budgets. While Florida and other states across the U.S. have downsized state hospitals, scarce treatment dollars are still invested disproportionately in deep-end services for comparatively few individuals.
- The separate funding of treatment services for mental illness and for substance abuse has made access to integrated services difficult. For example, in many communities, individuals ordered into treatment through a mental health court have to obtain mental health treatment from one provider and substance abuse treatment from another. DCF has a major initiative to integrate mental health and substance abuse treatment funding and services. The success of that initiative is essential to the ultimate success of programs funded by the Reinvestment Grant Program.
- Additionally, limited financing availability for the development of transitional and permanent supportive housing for extremely low, very low and low-income persons remains one of the main obstacles in addressing underserved needs.

52. To the extent information is available, describe the facilities and services that assist persons who are not homeless but require supportive housing, and programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing.

Agencies are listed that provide supportive housing with case management and supportive services that enable special needs persons to achieve highest possible self-sufficiency while recognizing that for some, the nature of their illnesses or disabilities may prevent them from moving on to independent living. Permanent supportive housing programs may be provided in a group home setting or services may be delivered on a scattered-site basis in subsidized housing units throughout the community.

Elderly Facilities

The 2008 County Profile reported by the Florida Department of Elder Affairs provides the following information on facilities for the elderly in Pinellas County: Adult Day Care – 5 facilities with capacity of 224; Adult Family Care Home – 23 homes with 94 beds; Ambulatory Surgical Centers – 25 facilities with capacity of 71; Assisted Living Facilities – 217 total facilities with 7,908; Skilled Nursing Facility Utilization - 8,192 total beds including 7,962 community beds, 201 sheltered beds, and 29 other beds.

Information from the Florida Housing Data Clearinghouse (FHDC) reports that there are twenty-nine (29) housing developments within Pinellas County for the elderly and 4,305 assisted units exist within these developments. For persons with disabilities, Pinellas County has approximately thirty (30) housing developments with 392 assisted units available for this population.

To help combat mental health, domestic, and substance abuse in Pinellas County, the following providers offer services that are comprehensive in nature, and also serve as a safety net for some of the most vulnerable pockets of individuals and families within the Pinellas community.

Transitional Housing

Benedict Haven is a private non-profit residential treatment facility dedicated to providing the quality long-term care for adults with persistent mental illnesses. Benedict Haven utilizes a small "home-like" model as a means to serve its residents.

Boley Centers, Inc. - The Oaks is a transitional housing program where residents are provided with skills development and support to prepare to reintegrate in the community and maintain more permanent housing of their choice.

Community Action Stops Abuse (CASA) - Residential programs provide a safe refuge to survivors and their children when home is no longer safe. The 30-bed emergency shelter offers up to 45 days of housing, and other services, while the 14-unit transitional housing program provides up to two years of safe apartment-style living for single mothers working and/or completing their educational goals. According to the 2009 Annual Report for CASA, the following services were provided through CASA's emergency shelter, transitional housing and the 24-hour crisis line: 242 adults and 107 children served in the emergency shelter, 18 families utilized transitional housing, and 6,501 calls were processed.

Operation PAR, Inc. PAR Village Family Achievement in Recovery at PAR Village provides residential substance abuse treatment to pregnant, post-partum and/or parenting women suffering from addiction and/or co-occurring mental health disorders. Women entering treatment who have children up to ten years of age may have their children reside with them while in treatment—maintaining the family unit. Participants focus on recovery while participating in a family-centered treatment environment. They learn parenting skills and develop self-sufficiency skills while abstaining from alcohol and other drugs.

Religious Community Services, Inc. (RCS) - The Haven of RCS offers an emergency safe house when the home is unsafe and primarily serves residents in north Pinellas County. RCS provides shelter, for homeless families with children, for up to two months, RCS Grace House provides one-on-one counseling and guidance, helping people save money in order to live on their own. Partnerships with other agencies allows for counseling for school aged children to help them cope with being homeless. Food, clothing and household goods are available to clients. With room for up to 85 people, the facility consists of thirteen furnished

apartments, an activities center, laundry room, and a playground. Residents are required to be employed within seven days of entry and take part in weekly life skills classes. Throughout each week volunteers assist with maintenance, tutoring children, life skills presentations, and other program needs.

WestCare Gulf Coast Florida, Inc. - Mustard Seed is a Transitional Residential Substance Abuse Service that provides a structured and supportive environment for recovering substance abusers (small groups - emphasis on recovery & life skills); 3 meals per day; washer and dryer. Referrals for specialized counseling, employment, etc. are provided for clients of the program. If not disabled, resident must secure employment. Transitional housing program clients may stay up to one year.

Permanent/Permanent Supportive Housing

Boley Centers, Inc. - Safe Haven, Shelter +Care, Mid County Safe Haven, Grove Park Village - *Boley Centers, Inc.*, established in 1970, is a private, not-for-profit organization serving individuals with mental disabilities, the homeless and youth. With 42 housing and service center locations scattered throughout Pinellas County, the organization provides a wide variety of treatment, rehabilitation and vocational services; a network of living opportunities in community residences and apartments; and a large staff of people dedicated to improving the lives of individuals with disabilities. Boley Centers' residential options - from highly structured group homes to permanent, supported apartments - provide affordable, attractive, safe living opportunities for over 1,200 individuals, making Boley Centers a leader in residential services and housing opportunities in the southeast.

During fiscal year 2008-2009, Boley served over 2,300 people through Boley Centers' programs and housing services, including: 1,236 individuals and families resided within 916 units of Boley Centers' managed housing. 63 of our community's youth received life and leadership skills and 42 worked to increase their grade level or obtain their GED; One Hundred fifteen (115) people were placed into employment. According to the 2009 Annual Report, Boley has collaborated with Operation PAR to create Solutions for Administrative Services (SAS), a management services organization that will combine agencies' Finance, Human Resources, IT, Property Management and Transportation services. The mission of SAS is to provide efficient and cost-effective administrative services to both agencies and for other not-for-profit social services agencies as well.

Boley Centers was also awarded a \$2.3 million dollar Pathways Out of Poverty grant from the U.S. Department of Labor. The grant will employ ten staff to implement the program which will serve 225 young adults in the Midtown area of St. Petersburg. Nineteen agencies, institutions and employers came together to formulate this winning proposal. Twin Brooks Apartments opened in the summer, providing 14 people who have a mental illness and extremely low income with brand new one bedroom apartments. This HUD 811 project ensures that the residents pay no more than one-third of their income for rent.

In 2009, Boley received several funding awards that include the Capitol Improvement grant from the Veterans Administration, coupled with funds from the City of Clearwater, and Boley, which will allow renovations to begin of the Covert Apartments. The complex was purchased in the 1980s and will get a much needed face lift. Once completed, the project will provide transitional housing to 13 veterans who have a disability and are homeless. Boley purchased two parcels of property for continued affordable housing expansion. Broadwater Place will eventually provide 44 units and Laurel Trace nine units of housing. Funding applications have been submitted for both parcels. Broadwater Place Phase I will provide housing for 12 people who are chronically homeless. Initial funding for this project

has been secured by the State of Florida's Homeless Housing Assistance Grant and the Federal Home Loan Bank of Atlanta.

Boley Centers' Summer Youth Intern Program received 415 applications and was able to place 114 youth into summer jobs in both the public and private sectors. All of the youth combined worked a total of 17,868 hours and earned \$134,213.57. Boley Centers' Supported Education Program served a total of 43 men and women. Eighteen enrolled in higher education classes, including St. Petersburg College and the University of South Florida. There was also a full class of adults working to earn their GED through Boley's adult basic education classes. All have met the outcome goal of a grade C or higher, with most of them earning an A. During 2009, Boley Centers earned the Commission on Accreditation of Rehabilitation (CARF) reaccreditation for eligible programs and services. This is the seventh CARF accreditation for the Agency which currently has 14 program and service areas accredited.

Medical/Mental Health

Operation PAR, Inc. offers a full continuum of services for individuals with substance abuse and/or mental health orders. Services are provided on a sliding fee scale based on income.

Operation PAR, Inc. is committed to providing the opportunity for disabled individuals to be admitted or receive services. Reasonable accommodations will be made for individuals with impairments that will allow them access to services available to those without a disability.

Suncoast Center for Community Mental Health – 1) Elder Adult Substance Abuse Prevention - The Get Connected Program is a three-session presentation offered throughout Pinellas County to groups of seniors with referrals to intervention programs when needed. The Get Connected prevention program also speaks with seniors to promote Healthy Living and to educate them on the awareness of abuse/misuse of medications, alcohol or other substances. Through this community based presentation, the senior population is able to connect with each other and reach out to a natural support system. 2) Community Care for the Elderly Case Management Programs – Provision of case management services and service authorization following assessment to persons throughout Pinellas County who are at risk of nursing home placement. 3) Older Americans Act Title III-B Counseling – In-home or in-office Mental Health (for persons with severe and persistent mental illness, provided by State of Florida Licensed Mental Health Counselor), or Gerontological Counseling (for persons experiencing emotional/situational difficulties utilizing a case management approach).

53. If the jurisdiction plans to use HOME or other tenant based rental assistance to assist one or more of these subpopulations, it must justify the need for such assistance in the plan.

The Consortium does not intend to use HOME funds for tenant-based rental assistance.

Specific Special Needs Objectives

91.215 (e)

54. Identify each specific objective developed to address a priority need by number and contain proposed accomplishments and outcomes the jurisdiction expects to achieve in quantitative terms through related activities over a specified time period (i.e. one, two, three or more years), or in other measurable terms as identified and defined by the jurisdiction. *The jurisdiction may satisfy this requirement by using Table 1C or, if using the CPMP Tool, the Projects.xls worksheets*

Special needs/non-homeless populations need supportive housing and supportive services to enable them to live independently and thereby avoid homelessness or institutionalization. This is particularly true for the elderly and frail elderly, persons with severe mental illness, the developmentally and physically disabled, persons with substance abuse issues, persons with HIV/AIDS, victims of domestic violence, parolees, veterans, children leaving group homes or aging out of foster care, people transitioning from welfare to work, and public housing residents.

To address the needs of the County's special needs populations, the following specific objectives have been identified for FY 2011 through 2015:

- **Special Needs Objective One:** Expansion of facilities: Provide 2 new or expanded facilities to serve persons with special needs.
- **Special Needs Objective Two:** Rehabilitation of existing facilities: Rehabilitate/upgrade 2 facilities to serve persons with special needs.
- **Special Needs Objective Three:** Service for the elderly: Through a nonprofit, provide services to ensure that 150 frail elderly individuals can continue to live independently.
- **Special Needs Objective Four:** Support the construction, acquisition and/or rehabilitation of permanent supportive housing in cooperation with a nonprofit funding service for 30 individuals with special needs.

55. Describe how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by the strategic plan.

Federal Community Development Block Grant funding will be used to provide for the expansion and/or rehabilitation of facilities that provide services with special needs. CDBG funding and HOME funding will be used to support the construction, acquisition and/or rehabilitation of permanent supportive housing for individuals with special needs.

In addition to federal CDBG and HOME funding, the County's Social Action Funding Program will be used to address special needs objectives.

COMMUNITY DEVELOPMENT

Priority Community Development Needs 91.215 (f)

*Refers to Table 2B or to the Community Development Table in the Needs.xls workbook

56. Identify the jurisdiction's priority non-housing community development needs eligible for assistance by CDBG eligibility category specified in the Community Development Needs Table* – i.e., public facilities, public improvements, public services and economic development.

The County recognizes the importance of using federal, state, and local resources to address the County's non-housing and community development needs. As a part of the planning process, the County identified these needs for FY2011 through FY2015 by using a number of different methods including an analysis of funding applications received over past years, review of local planning documents, comments received at public hearings, various meetings, and outreach forums, as well as consultation processes held in conjunction with the development of the FY11 Action Plan. The following outlines the projects chosen by category for the first year funding:

PRIORITY: COMMUNITY DEVELOPMENT

Greater Ridgecrest Area (GRA) Neighborhood Revitalization Area

YMCA of the Suncoast - Greater Ridgecrest Branch Operations - \$250,000 CDBG

Provide a variety of recreational and social services to the community and provide general building and grounds maintenance. Approximately 2,500 persons

Central Lealman Target Area

Central Lealman Storm Drainage Study - \$150,000 CDBG

Engineering, design and property acquisition for drainage improvements to alleviate flooding and increase the quality and capacity of storm water treatment in the Central Lealman Target Area. Approximately 7,800 persons

Cooperating Cities: Public Facilities and Improvements

City of Oldsmar – St. Petersburg Drive Streetscape Project - \$300,000 CDBG

Construction of streetscape and sidewalks within the Community Redevelopment Area. Approximately 3,839 persons

City of Tarpon Springs – Lemon Street Pedestrian Lighting Project - \$216,000 CDBG

Construction of streetscape and sidewalks within the Community Redevelopment Area. Approximately 2,897 persons

Alternate Project - City of Safety Harbor – Church Street Park - \$150,000 CDBG

Construction of a neighborhood park within the Community Redevelopment Area. Approximately 17,500 persons

Public Services

Gulf Coast Community Care – Community Care for Disabled Adults Salaries - \$20,000 CDBG

Pinellas County match of DCF funding to be used for salaries for providing case management services to severely disabled adults to prevent institutionalization. Approximately 60 persons

Pinellas County Housing Authority – Family Self Sufficiency Program Salary - \$38,000 CDBG

Salary of coordinator for Family Self Sufficiency Program providing child care, transportation, medical care, and long term education and training to participants moving towards economic self sufficiency. Approximately 100 persons or 35 households

Pinellas Opportunity Council - Chore Services - \$30,000 CDBG

Provide heavy household cleaning and/or lawn maintenance for low-income frail elderly. Approximately 43 persons

Alternate Project – Pinellas County Housing Authority – Family Self Sufficiency Program Salary - \$47,430 CDBG

Increase funding of selected project to funding request level.

Demolition

Demolition and clearance of deteriorated structures and vacant developable land - \$20,000 CDBG

Qualified slum and blight areas within the Urban County and qualified low/moderate-income areas per HUD regulations. Approximately 2 structures

Public Facilities for the Community and/or Special Needs Populations

This program funds construction and/or rehabilitation of public facilities in target areas or special districts, or special needs facilities throughout the community. Activities to be funded under this category include:

ALPHA Housing of Pinellas - Facility Rehabilitation - \$77,575 CDBG

Architectural/engineering design and replacement of doors, windows, and security access controls; installation of new cabinets, doors and permanent partitions; improvements to parking lot at the facility in St. Petersburg. Approximately 50 persons

Gulf Coast Community Care – Group Home Rehabilitation - \$35,000 CDBG

Renovate bathroom for ADA compliance; installation of new kitchen cabinets, counter tops and backsplash; installation of new sheetrock in dining and office areas at the residential group home serving adults with severe mental illness. Approximately 45 persons

R'Club Child Care Center – Facility Rehabilitation/Building Assessment - \$60,000 CDBG

Repair and/or replace roof and air conditioning system; building assessment of the facility in Tarpon Springs. Approximately 47 households

R'Club Child Care Center – Facility Rehabilitation/Building Assessment - \$60,000 CDBG

Repair and/or replace air conditioning/heating systems, warped doors, and fencing; installation of new flooring and fiberglass reinforced plastic paneling in bathrooms; interior and exterior painting; building assessment of the facility in Pinellas Park. Approximately 38 households

UPARC – Facility Acquisition - \$300,000 CDBG

Acquisition of a facility for use as a therapeutic art studio for individuals with intellectual/developmental and physical disabilities. Approximately 80 persons

Religious Community Services – Grace House Expansion - \$91,733 CDBG

Construction of a 1,500 square foot addition to the existing building including a computer learning center and designated donation storage area to free up additional emergency housing beds. Approximately 500 persons

57. Describe the basis for assigning the priority given to each category of priority needs provided on Table 2B or the Community Development Table in the CPMP Tool's Needs.xls worksheet.

As noted in Question 19, the identification of housing and community development needs and priorities in the Pinellas County Consortium is a prerequisite for developing strategies to address those needs. The identification of those needs have been accomplished by compiling and assessing the following resources:

- An analysis of 2000 Census data that allows the city to quantify the numbers and geographic locations of households with housing needs resulting from affordability issues and/or overcrowding.
- Pinellas County FY2011-2015 Consolidated Citizen Participation and Survey.
- Information obtained from meetings and conversations with housing and social service providers to help identify homeless, housing, and community development needs.
- A homeless census conducted by the Homeless Coalition of Pinellas County.
- Information obtained from various public hearings and community meetings hosted by Pinellas County.
- Annual Reports and information from Pinellas County Housing Authority and Tarpon Springs Housing Authority.

The County will receive approximately \$5,600,000 in federal funds annually to address housing and community development needs in the Pinellas County Consortium. In order to spend these dollars most effectively, the County has prioritized projects and activities as high, medium, or low priorities based upon the information obtained from the above resources.

High Priority: The need for projects and activities in high priority categories is generally recognized as significant, appropriate to available funding sources, addressable with available funding levels, and within the capacity of the County to accomplish. The County will use federal funds to support activities that address these objectives, either alone or in conjunction with the investment of other public and private funds during the five-year planning period.

Medium Priority: The need for projects and activities in these categories is considered to be important enough to address if appropriate funding is available during the planning period but are less urgent than high priority needs.

Low Priority: The County will not fund activities to address these objectives during the five-year planning period, unless the County obtains other public or private funds designated for the objective.

58. Identify any obstacles to meeting underserved needs.

Some of the obstacles to meeting underserved needs as identified earlier are:

1. The overall economic climate of the country and local government tax cuts mandated by the State of Florida, have constrained local government finances, thereby, making it difficult to accomplish desperately needed infrastructure improvements in Target Area communities. This reduction of funding also impacts the ability of non-profit agencies to meet underserved needs as well as reduces funding for operational costs, which includes rising liability insurance and on-going maintenance needs.
2. Decrease in charitable giving that non-profits are experiencing while demand for services is increasing.
3. Local governmental policies, such as building codes, subdivision standards, and impact fees, are enacted to protect and further the general welfare of the public. However, a complex regulatory environment can have the unintended effect of creating barriers to housing affordability by increasing the per-unit costs associated with housing development.
4. The supply of rental housing in the County, affordable to extremely low-, low-, and moderate- and middle-income families, has not kept pace with the increase in population in recent years. Even though the rental market is experiencing a higher vacancy rate than in the recent past, rents have not decreased to a level affordable for low/moderate-income families (with incomes at or below 80% of MFI).
5. The supply of rental housing in the County has become scarce due to the conversions of multi-family rental units into condominiums. This trend essentially started in 2005 and was at its peak in early 2006 when large number of rental units were lost when converted to for sale condominiums. Investors represented the largest sector purchasing these condominium units. The investor market was based on the intentions to rent these newly converted condo units for short period of time and to resale them once they had significantly appreciated in value. Ultimately, the condominium resell market slowed and condo prices declined. Investors were stuck with condos with more debt than the appraised value. The large number of investor owned units could not be offered at an affordable rental price because of the excessive debt load, and thereby reducing the supply of affordable rental housing.
6. There is a lack of demographic data that accurately depicts the true nature of Target Area communities, which discounts the need to serve and apply for appropriate funding for these areas. A mechanism is needed to fully drill-down to extract accurate data that will assist in formulating goals and objectives that will improve and sustain these communities far into the future.

Specific Community Development Objectives

59. Identify specific long-term and short-term community development objectives (including economic development activities that create jobs), developed in accordance with the statutory goals described in section 24 CFR 91.1 and the primary objective of the CDBG program to provide decent housing and a suitable living environment and expand economic opportunities, principally for low- and moderate-income persons.

Community Development/Public Facilities Objectives

SL-1: Availability/Accessibility of Suitable Living Environment:

- **Community Development Objective One:** Public facilities in revitalization areas. Provide convenient public spaces and community facilities in Neighborhood Revitalization Areas (NRA) and Target Areas to give residents access to services vital to maintaining a safe and sustainable community. Accomplish this objective by providing funding for the design/engineering and/or construction of 3 public facilities and providing operation funding to serve 5 public facilities. CDBG

* This objective will address specific Community Development/Public Facility and Public Service related needs.

Community Development/Public Improvements Objectives

SL-3: Sustainability of Suitable Living Environment:

- **Community Development Objective Two:** Physical improvements in Neighborhood Revitalization Areas and Target Areas: Design and/or construct infrastructure, streetscape improvements, and land for publicly-owned improvements that will serve 10,000 people in the target areas. CDBG
- **Community Development Objective Three:** Neighborhood improvements. Enhance the safety and sustainability of NRAs and Target Areas by improving their visual attractiveness. This will be accomplished by providing funding for 10 clean-up campaigns, beautification incentive programs, construction costs associated with street lighting districts, litter control campaigns, neighborhood signage and landscaping. CDBG
- **Community Development Objective Four:** Acquire a minimum of 3 acres of property for future development of housing, mixed use commercial projects, infrastructure improvements or neighborhood facilities in NRAs and Target Areas. CDBG
- **Community Development Objective Five:** Slum and blight: Provide funding to eliminate or prevent slum and blight to assist in restoring economic vitality in a minimum of 5 blighted special districts. This includes façade improvements and physical improvements in special districts, and demolition of residential, commercial, or publicly owned substandard structures. CDBG
- **Community Development Objective Six:** Provide funding to a minimum of 3 cooperating cities or agencies for the design/engineering and/or construction/rehabilitation of facilities for lower income residents, including special needs populations. CDBG

- **Community Development Objective Seven:** Initiate comprehensive neighborhood planning for future target areas if adequate financial resources, including staff resources, are available. CDBG

Community Development/Public Services Objectives

SL-1: Availability/Accessibility of Suitable Living Environment:

- **Community Development Objective One:** Public facilities in revitalization areas. Provide convenient public spaces and community facilities in Neighborhood Revitalization Areas (NRA) and Target Areas to give residents access to services vital to maintaining a safe and sustainable community. Accomplish this objective by providing funding for the design/engineering and/or construction of 3 public facilities and providing operation funding to serve 5 public facilities. CDBG
- **Community Development Objective Eight:** Provide funding for operating expenses for 10 public facilities serving lower income residents, including special needs. CDBG

* Objective one will address specific Community Development/Public Facility and Public Service related needs within NRAs. Additionally, Non-Homeless Special Needs Objective Three and Homeless Objective Four will also address public service related needs.

Community Development/Economic Development Objectives

The Pinellas County Community Development Department provides programs that support access to capital and credit for development activities, which in turn promotes the long-term economic and social viability of the community. The Department also supports empowerment and self-sufficiency programs through the local housing authorities for target income persons to reduce generational poverty in federally assisted housing and public housing. Activities that promote availability of mortgage financing for target-income persons at reasonable rates using non-discriminatory lending practices are also supported currently by the Department.

In the future, if federal funds become available, the Pinellas County Community Development Department will create, engage in, and support the following economic activities:

- job creation and retention;
- establishment, stabilization, and expansion of small businesses;
- provision of public services concerned with employment; and
- provision of jobs to target-income persons living in areas affected by those programs and activities, or jobs resulting from carrying out activities under programs covered by the plan.

Neighborhood Revitalization Strategy Areas 91.215(g)

60. If the jurisdiction has one or more approved Neighborhood Revitalization Strategy Areas, the jurisdiction must provide, with the submission of a new Consolidated Plan, either: the prior HUD-approved strategy, or strategies, with a statement that there has been no change in the strategy (in which case, HUD approval for the existing strategy is not needed a second time) or submit a new or amended neighborhood revitalization strategy, or strategies, (for which separate HUD approval would be required).

Pinellas County's two approved Neighborhood Revitalization Strategy Areas are the Dansville Neighborhood Revitalization Area and the Greater Ridgecrest Neighborhood Revitalization Area; the HUD-approved strategies are included and located in the Appendix.

For future neighborhood activities, Pinellas County supports initiatives that focus on areas of interest, such as Social Compact's Drilldown Profiles, which facilitate public and private investment in underserved communities. These profiles address key barriers to private investment in and around inner-city neighborhoods: a lack of information and negative stereotyping. Accordingly, they serve as a critical resource to community organizations, federal and local government, and private sector decision-makers.

DrillDown profiles have consistently found inner-city communities to be larger, safer and with far greater buying power than indicated by standard market information sources. The DrillDown draws from real-time, transactional, local market sources like local tax assessment information, building permits, and utility usage. Once completed, a DrillDown profile offers a unique and incredibly powerful tool for economic and community development.

Social Compact's main areas of interest include provision of financial services, retail attraction, site selection, and access to fresh and healthy food, which is a neighborhood initiative that Pinellas County supports and is being explored by the Suncoast YMCA through provision of health assessments, home interviews, and focus groups on health issues that impact the community.

Barriers to Affordable Housing 91.215 (h)

61. Describe the strategy to remove or ameliorate negative effects of public policies that serve as barriers to affordable housing, except that, if a State requires a unit of general local government to submit a regulatory barrier assessment that is substantially equivalent to the information required under this part, as determined by HUD, the unit of general local government may submit that assessment to HUD and it shall be considered to have complied with this requirement.

The predominance of low- to medium-density single-family units in the Consortium Area has made the production of more dense affordable housing difficult. In addition to these challenges, public agency regulatory policies related to residential development in the Consortium Area are not flexible with respect to their implementation. While some of the public policies outlined below are generally not considered excessive, flexibility and/or waivers in the implementation of such policies would encourage further investment in affordable housing.

The issues of weak market conditions, water fees, federal environmental regulations, and limited financing opportunities will be difficult to address since they are not controlled by the

local jurisdictions but by the market (market conditions and private market financing), the federal government (environmental laws), and by the voters (Pinellas County). These barriers are mentioned below as they do influence the production of affordable housing.

BARRIERS

Community Support

- There has traditionally been minimal support for affordable housing development in Pinellas County. There have been problems with the “Not In My Backyard” or NIMBYism among residents of established neighborhoods who fear affordable housing and higher densities. Housing advocacy groups, non-profit organizations and the jurisdictions themselves are involved in raising public awareness regarding the shortage of affordable housing and the reality of affordable housing in an effort to reduce citizen concerns.

Review Process

- **Citizen Review:** Required public hearings before public entities such as Planning and Zoning Commissions and the Board of County Commissioners to allow public comment on proposed affordable housing projects add to the processing time and ultimately to the project's final cost. Affordable and special needs housing development goes through the standard development review process. Sometimes during this process citizen concerns arise that are often based on fears regarding the believed characteristics of potential residents or the housing's characteristics or perceived impact (e.g. housing density or impact on neighboring housing). These concerns on the part of citizens often result in a delay of action by the local decision making body.
- **Permit and Plans Review Time:** The review process itself can increase costs by virtue of the amount of time and money it takes for a developer to receive approval. This results from staff review of a development proposal in addition to any required public hearings.
- **Rezoning or Variance Process:** This can be a difficult, painful and risky process that works against the production of affordable housing and creative development solutions. While many development projects could be improved or made more affordable through rezoning or the variance process, the development community is hesitant to pursue such options because of the difficulty of the process. Public opposition may make it difficult to effect positive change.

Fees and Other Exactions

- **Federal and State Environmental Protection Regulations:** Environmental mitigation fees, fees charged by local government and private firms for performing environmental analysis and reviews and delays caused by mandated public review periods also add to the cost of housing and are passed on to the purchaser. No exemptions are provided for affordable housing developments.

SOLUTIONS:

- The County may evaluate its development review procedures and consider Zoning Ordinance provisions for providing fast track permit procedures to encourage affordable housing projects.

- The County may consider funding all or a portion of impact fees for units that have affordability restrictions for a period of no less than 15 years as a forgivable second mortgage on the property.
- The County has adopted a policy of deferring payment until housing units are sold or ready for occupancy as a means of providing assistance to developers of affordable housing.
- Developer fees may be negotiated for projects targeted to lower-income households when based on need to ensure project feasibility.
- In the County, when considering new applications for residential development, the need for affordable housing will have priority over amenities that are not required to ensure health and safety, and the cost of the amenities shall be as minimal as possible.
- The County, through its TIF districts and CRA areas, is encouraging the development of residential uses in commercial areas where the viability of the commercial activities would not be adversely affected.
- The Zoning Ordinance shall accommodate development of additional multi-family housing units at densities that would facilitate production of housing affordable to lower income households.
- The County will start the process of revising the Land Development Code to include processes and programs with the intent of promoting affordable housing.
- The County also identifies County-owned lands suitable for housing and considers selling such land to developers or non-profit housing entities for the production of affordable housing.

Development Funds for Affordable Housing

- The County established a Down Payment Assistance Program to finance housing affordable to low- to moderate-income households.
- The County provides development subsidies, deferred payment loans, and grants on a project by-project basis using HOME and CDBG funds.
- The County contributes escheated lots at no cost for affordable housing.

Lead-based Paint 91.215 (i)

62. Describe the jurisdiction's plan to evaluate and reduce lead-based paint hazards and describe how lead based paint hazards will be integrated into housing policies and programs, and how the plan for the reduction of lead-based hazards is related to the extent of lead poisoning and hazards.

The Pinellas County Health Department is the local lead agency for addressing lead poisoning in the community and works to identify lead-based paint hazards. The Pinellas County Health Department works closely with the state to collect data and also relies on grant funding to develop strategies to provide targeted blood lead screenings to high risk children. Grants received from the Center for Disease Control and Prevention allowed the Department to routinely perform lead screenings and investigations and provide educational

materials to the public. The expiration of the grant funding and current budgetary constraints has limited the Department's lead screening and case management activities, but the agency responds to all confirmed cases of lead poisoning as determined by local pediatricians and health care facilities throughout Pinellas County. A team of specialist performs inspections and risk assessments at no charge for families with children having elevated blood levels and family day care homes. Residential lead evaluations were free of charge, but now are performed for an established fee. Going forward, more public and private funding efforts will be necessary to expand lead based programs and initiatives.

Pinellas County was one of eight counties selected in 2006 to receive revenue funding through the Lead Poisoning Prevention Screening and Education Act authorized in the same year to promote blood lead screening and to support case management services for children diagnosed with lead poisoning. In 2008 the Florida Department of Health Children Lead Poisoning Prevention Program published a report showing Pinellas County observing a slight reduction in the rates of reported new cases per 1,000 children screened from 2002 to 2006. The following table shows the rate in Pinellas County decreased from 3.2 confirmed cases per 1,000 children screened in 2002 to 2.5 cases per 1,000 children screened in 2006.

SELECTED COUNTY TRENDS: Rates of Reported New Cases per 1,000 Screenings

COUNTY	2002	2003	2004	2005	2006
Broward	3.8	3.6	2.1	1.0	1.2
Duval	7.2	5.1	4.3	2.6	4.0
Hillsborough	5.6	4.3	2.8	2.2	3.9
Miami-Dade	7.4	5.3	4.7	2.7	2.6
Orange	3.5	4.7	3.0	2.8	2.7
Palm Beach	6.9	4.8	3.8	1.7	1.5
Pinellas	3.2	4.1	3.4	2.2	2.5
Polk	6.6	3.5	4.6	2.3	3.4

Source: FL Childhood Lead Poisoning Prevention Program-2006 Annual Surveillance Report

The Pinellas County Health Department received another revenue appropriation from the Lead Poisoning Prevention Screening and Education Act for fiscal year 2007-2008 to further develop strategies for providing blood lead screening and case management services and perform outreach to health care providers, media and the general public. The following section provides county specific descriptions of the local lead poisoning screening and activities that were accomplished.

- Provided physicians with information on how to report lead poisoning cases to the health department, including reporting forms, and educational materials for their patients
- Visited seventeen locations to performed blood lead screenings. The screenings were held at churches, schools, parks, health fairs/outreach events and after-school care facilities
- Provided lead poisoning information and educational materials to parents and children (e.g., coloring books, activity books, and growth charts with information on lead poisoning) during outreach events and community health fairs
- Provided lead poisoning information and educational materials to the parents of children with an elevated blood lead levels. Offered these parents a environmental health investigation

- Participated in an “Open House” event, sponsored by the Division of Community Health, to provide information and educational literature to Healthy Start staff, their community partners, and members of the general public
- Made media appearances on both English and Spanish language local news channels. One channel created an interactive website using portions of an interview held with the Environmental Specialist:
<http://www.tampabay.com/specials/2008/reports/hidden-lead/>

Recent budget difficulties have limited some of the activities and outreach efforts to expand screening programs and health investigations. The Agency still performs lead inspections when a confirmed case of lead poisoning has been identified. A current analysis of lead visit activity investigations conducted by the Pinellas County Health Department from 2005-2009, reported 125 new cases of lead poisoning, mostly occurring in the cities of St. Petersburg and Clearwater. This represents a slight decline in new cases from the previous years of 2000-2004, when there were 134 cases of lead poisoned children identified.

Pinellas County Community Development follows procedures as specified in applicable regulations and, specifically, those detailed in Title X of the Housing and Community Development Act of 1992. The Department and its representatives provide all required notifications to owners and occupants and inspect for defective paint surfaces of pre-1978 properties. Any defective paint conditions found are included in the scope of work and treatment provided to the defective areas. No children under 6 years of age have been found to have identified Environmental Intervention Blood Lead Level (EIBLL) condition; however, interior chewable surfaces are treated as necessary. All Department policies and procedures meet the concepts and requirements of Title X. A department staff member, certified as a Risk Assessor, orders and reviews paint inspections, risk assessments and clearance testing of suspect properties done by licensed testing professionals. Utilization of trained and certified lead professionals assure that lead hazard control work is done safely and effectively.

In every program where Federal funds are expended on a housing unit, Consortium members incorporate the current procedures for hazard reduction or LBP abatement guidelines as defined in 24 CFR Part 35. The purpose of the regulation is to protect young children from lead-based paint hazards in housing that is receiving assistance from the Federal government or is being acquired or disposed of by the government. All houses built prior to 1978 and purchased by the County for housing rehabilitation and stabilization are subject to the Lead-Safe Housing Rule Checklist and associated guidance to assure compliance with the Lead-Safe Housing Rule.

Antipoverty Strategy 91.215 (j)

63. Describe the jurisdiction's goals, programs, and policies for reducing the number of poverty level families (as defined by the Office of Management and Budget and revised annually).

As detailed throughout the discussions about the priority needs identified by the County, and the goals and objectives established to address those needs, the County hopes to reduce the number of poverty-level families by targeting CDBG, HOME, ESG and local funds to projects that will provide services to foster self-sufficiency, in conjunction with the provision of housing, shelter and other public facilities. The overriding goal of the County is

to provide the environment and tools necessary to enable all Consortium residents to realize a greater degree of economic stability.

Pinellas County will continue to provide technical assistance and financial support to the programs already in existence to transition families to independent living, and to provide safe neighborhoods and decent housing. The following organizations and/or programs support the County's antipoverty strategy as they implement activities that assist families and individuals in self-sufficiency and improved economic opportunities.

Family Self-Sufficiency Program

The purpose of the Public Housing and Section 8 Family Self-Sufficiency (FSS) programs are to promote the development of local strategies to coordinate the use of assistance under the public housing program with public and private resources, enable participating families to increase earned income, reduce or eliminate the need for welfare assistance, and make progress toward achieving economic independence and self-sufficiency. The FSS program supports HUD's strategic goals of helping HUD-assisted renters make progress toward housing self-sufficiency. The FSS program provides critical tools that can be used by communities to support welfare reform and help families develop new skills that will lead to economic self-sufficiency. As a result of their participation in the FSS program, many families have achieved stable, well paid employment, which has made it possible for them to become homeowners or move to other non-assisted housing. An FSS program coordinator assures that program participants are linked to the supportive services they need to achieve self-sufficiency.

The Pinellas County Housing Authority and the Tarpon Springs Housing Authority identified the need to increase its services to public housing residents in an effort to promote family self-sufficiency and has incorporated the program into their Five Year Plans as one of its strategic goals.

Homeless Services

All local non-profit agencies serving the homeless offer some level of supportive services to program participants, ranging from family counseling to job skill development, all of which are intended to promote self-sufficiency and prevent a return to poverty and homelessness.

Juvenile Welfare Board (JWB)

JWB ensures positive development and well-being of all children and families in Pinellas County through prudent investment in community-based solutions that work. The JWB Children's Services Council of Pinellas County (JWB) is the nation's first Children's Services Council. JWB was established in 1946 as the first county-wide agency dedicated to improving the lives of children and families. JWB utilizes dedicated property tax revenue to fund services to the children and families of Pinellas County through our partners, including non-profit organizations, governmental agencies, and grassroots community groups.

Mission

The Juvenile Welfare Board supports the healthy development of all children and their families in Pinellas County through advocacy, research, planning, training, communications, coordination of resources and funding.

Neighborhood Family Centers

The Juvenile Welfare Board Children Services Council of Pinellas County is dedicated to the creation and sustainability of a system of care that supports vulnerable families and children in a nurturing environment in high risk communities. This system of care is based on the premise that place-based comprehensive strategies and services are critical to the healthy

development of youth and struggling families. By providing these place-based services, the necessary access and connections will prevent high risk behaviors and promote maximum positive outcomes for the targeted population. The adoption of this premise has led to the funding of the following core services:

- Parent support and skills training
- Family literacy services
- Job counseling and related economic activities
- Child development activities
- Linkages to health care systems and other community systems
- Outreach (including home visits, when appropriate)
- Addressing barriers to services such as child care to facilitate participation in services and activities on site
- Facilitation and support of community meetings and activities, and
- Other specific series unique to the neighborhood profile

Wealth Building Coalition of Pinellas County

On January 15, 2010, leaders from the government, business and not-for-profit human services sectors gathered to celebrate the kick-off of the Wealth Building Coalition's 2010 Earned Income Tax Credit (EITC) awareness campaign. The EITC can be worth up to \$5,657 this year. However, the Internal Revenue Service estimates that only 75%-80% of eligible filers claim this money that they have already earned. In addition to spreading awareness of the EITC and other tax credits, the Wealth Building Coalition links residents to financial asset building opportunities and operates Volunteer Income Tax Assistance (VITA) sites throughout the county where IRS-trained volunteers prepare and file taxes electronically for free. The service alone saved taxpayers in Pinellas County roughly \$400,000 in 2009. At Wealth Building Coalition VITA sites in 2009, volunteers prepared 2,697 tax returns that brought in more than \$1.6 million that would have otherwise been absent from the local economy. That is why the Wealth Building Coalition's EITC and VITA efforts are supported by so many in the business community.

The Tampa Bay Beaches Chamber of Commerce operates a VITA site benefitting many low and moderate income workers who commute to the beaches; and Bank of America and Wachovia Bank have each contributed \$15,000 to the coalition's initiatives. The banking community is especially crucial to the new Bank on St. Pete initiative. St. Petersburg is one of only eleven cities in the nation with a "Bank on," program designed to help those without banking relationships establish them. "With an estimated 18,300 unbanked households in St. Petersburg, the "Bank on St. Pete" program is a critical element in helping low income families to grow their assets. Low income families now spend 5 to 7% of their income because they are unbanked and have to pay for money orders and check cashing services. That amounts to \$40,000 over their lifetime that such families pay because they are unbanked.

WorkNet Pinellas

Under the general direction of Pinellas County and Workforce Florida, Inc. (WFI), which is the state's chief workforce policy organization, WorkNet Pinellas came into existence in January 2001. Created by the Workforce Innovation Act of 2000, the public-private partnership supports and promotes economic growth through workforce development. Workforce Florida is the principal architect in the state's efforts to develop and retain a highly competitive workforce responsive to the needs of employers.

While WFI provides policy, planning and oversight at the state level, 24 regional workforce boards with significant representation from the business community are largely responsible for implementing programs in their communities. With entrepreneurial vision and in-depth local knowledge, these boards are encouraged to develop innovative programs that address the challenges and utilize the resources in their specific regions. WorkNet Pinellas is the governing Workforce Board, Region 14, for Pinellas County.

Workforce development services in Florida are available primarily through a system of more than 200 One-Stop Career Centers designed to provide easy access to diverse services including job placement and training. There are three WorkNet Pinellas One Stop Career and Business Centers and two satellite Centers throughout the County. There is no fee charged for any of WorkNet Pinellas' services for employers or jobseekers. WorkNet Pinellas develops strategies to target the needs of employers then matches them to job seekers across the employment spectrum - from assisting those seeking entry levels into the workforce to cultivating workers to fill coveted high skill/high demand positions.

Goodwill Industries-Suncoast, Inc.

St. Petersburg-based Goodwill Industries-Suncoast, Inc. is one of the largest and most effective Goodwill organizations in the world. A thriving donated goods operation and 19 busy stores throughout the Suncoast area help support Goodwill's many services, including employment programs for people with all types of barriers to employment, training centers for people with developmental disabilities, apartment communities for people who are disabled or elderly, and community corrections centers. Goodwill Industries-Suncoast placed 28,020 people in jobs and served 92,954 people according to their 2008-2009 Annual Report. These outstanding numbers are a cooperative achievement by Goodwill, its partner agencies and educational institutions that provided employment and training services under the auspices of WorkNet Pinellas, Inc., in 2008. Goodwill-Suncoast also places significant numbers of people in jobs through their community corrections programs for offenders, their Goodwill Temporary Staffing, and through programs for people with disabilities.

In addition, Goodwill-Suncoast operates three apartment communities that provide affordable living options within Pinellas County, specifically in Pinellas Park ("Freedom Village I"), Clearwater (Freedom Village II), and Palm Harbor ("Heritage Oaks"). Rent subsidies from the U.S. Department of Housing and Urban Development are provided to residents utilizing an expenses and income based scale. Goodwill's Freedom Village apartments in Pinellas Park and Clearwater are architecturally barrier-free facilities for people who have disabilities. Heritage Oaks apartments, in Palm Harbor, is designed specifically for people who are at least 62 years old with low incomes.

The following affordable housing goals, programs, and policies set forth by the County are designed to help low- and moderate-income people who would not otherwise be able to afford housing become homeowners. Through the County's homeownership programs, income-eligible persons obtain skills in budgeting, taxes, insurance, and financing that are necessary to ensure long-term homeownership. Pinellas will continue to work closely with service groups within the Pinellas County Homeless Coalition, faith-based and community-based non-profit organizations in order to serve area residents and provide opportunities to those in need.

These programs and policies allow for reduced housing costs, which allow a greater number of families below the poverty level to participate in many of the housing programs. These reduced cost measures allow for low and very low-income families to spend considerably less income for higher quality housing.

- Section 138-1346 of the Pinellas County Land Development Code. The intent is to provide private sector builders and developers with regulatory and financial incentives to produce affordable housing in Pinellas County.
- 1.2.1. Policy of the Housing Element of the Pinellas County Comprehensive Plan states that Pinellas County will continue implementation of the County's Affordable Housing Incentive Plan (AHIP).
- 1.2.6. Policy of the Housing Element of the Pinellas County Comprehensive Plan. The County supports housing projects that provide a mix of housing to serve a range of income levels, integrating traditional market value housing with affordable housing opportunities.
- 1.2.7. Policy of the Housing Element of the Pinellas County Comprehensive Plan. The Pinellas County land development regulations may allow a density bonus for Affordable Housing Developments (AHDs) as specified in the County's adopted affordable Housing Incentive Plan.
- 1.2.9. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County will continue to implement its expedited permitting process for Affordable Housing Developments.
- 1.2.10. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County will continue to support the use of Accessory Dwelling Units (ADUs) as a form of affordable housing.
- 1.2.13. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Support the provision of additional rental housing for very low, low, and moderate income households through programs administered by Pinellas County.
- 1.2.14. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County shall encourage the creation of non-profit housing development corporations to develop, own and manage affordable housing.
- 1.2.19. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Priority should be given to assisting affordable housing development that is proximate to concentrations of employment and public transportation, is easily accessible to a range of services, and that is compatible with the additional locational criteria contained in Policy 1.2.11 of the Future Land Use and Quality Communities Element.
- 1.2.20. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County will work with owners of units with expiring Project-Based Section 8 agreements to keep units affordable for extremely low income persons.
- 1.3. Objective of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County supports the retention of viable mobile home/manufactured home communities, and supports modern manufactured home/modular homes, as forms of housing that can be more affordable to a broader range of people than traditional site-built homes and add to the variety of available housing options.

- 1.4. Objective of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County will make adequate sites available for affordable housing.
- 1.4.2. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County shall continue to provide surplus housing and land for affordable housing through its Donation of Right-of-Way Housing Program and the Pinellas County Community Land Trust Program. (Resolution 05-237).
- 1.4.3. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County shall continue its program to acquire and hold land for redevelopment for the purpose of supporting affordable housing.
- 1.4.4. Policy of the Housing Element of the Pinellas County Comprehensive Plan. The Pinellas County Community Development Department will be notified of County-owned land that is to be declared surplus in order to assess its potential for use in affordable housing programs.
- 1.4.5. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County will utilize a Community Land Trust (CLT), administered through the Housing Finance Authority to make land available for mixed-income housing projects that include an affordable housing component.
- 1.2.15. Policy of the Housing Element of the Pinellas County Comprehensive Plan. Pinellas County shall continue to administer a Housing Trust Fund for the purpose of supporting affordable housing projects and programs.
- Section 38-28 of the Pinellas County Land Development Code. Establishes a local housing assistance program to make affordable housing available for very low income, low income and moderate income persons, including persons who have special housing needs, such as, but not limited to, homeless people and persons with disabilities. The local housing assistance program shall be implemented by a local housing partnership and shall combine SHIP funds, local resources and cost saving measures to reduce the cost of housing.
- Section 38-117 of the Pinellas County Land Development Code. The Pinellas Community Housing Trust Fund Program ("program") is created for the purpose of providing funds to promote homeownership and to expand the production and preservation of rental and owner housing affordable to very low-income, low-income, and moderate-income households.
- Section 38-118 of the Pinellas County Land Development Code. Housing assistance strategies shall be developed and implemented to make affordable residential units available to persons of very low-income, low-income, or moderate-income, and to persons with special needs.
- Housing assistance strategies are intended to increase the availability of affordable residential units by combining local resources and leveraging private and public funds to reduce the cost of housing. Eligible housing assistance strategies may allocate housing trust fund proceeds to:
 1. Produce new rental and owner housing. Eligible costs include, but are not limited to, land acquisition, predevelopment costs, site development, and construction activities.

2. Preserve existing rental and owner housing. Eligible costs include, but are not limited to, the purchase and renovation of existing units and preserving expiring use properties.
3. Promote housing opportunities. Eligible costs include, but are not limited to, down payment and closing cost assistance, interest-rate buy-downs, matched savings programs, tenant-based rental assistance, and employer-assisted housing programs.
4. Provide housing services. Eligible activities include, but are not limited to, homebuyer counseling, budgeting and financial literacy, landlord-tenant.

64. Identify the extent to which this strategy will reduce (or assist in reducing) the number of poverty level families, taking into consideration factors over which the jurisdiction has control.

While the County lacks the resources to directly elevate the incomes of poverty-level persons, it can, and does, to the extent allowed by the level of funding and economic conditions (housing market, job opportunity rate, health care systems, the willingness of the target populations to utilize the preferred assistance, etc.) act to reduce the housing costs and fund services that could assist individuals to stabilize their lives and increase their job skills and marketability. By funding the maximum number of programs possible with the available resources, the County assists many agency programs that contribute to the reduction of the number of persons living below the poverty level.

Institutional Structure 91.215 (k)

65. Provide a concise summary of the institutional structure through which the jurisdiction will carry out its consolidated plan, including private industry, non-profit organizations, community and faith-based organizations, and public institutions.

Non-profit agencies receiving CDBG, HOME, and ESG funding to carry out the activities covered by the Consolidated Plan, work in conjunction with the Pinellas County Community Development Department. A host of other public and private organizations contribute to this effort through the provision of financial and organizational resources that are coordinated with the CDBG, HOME, and ESG funding for projects.

These include the Housing Finance Authority of Pinellas, the Pinellas Planning Council, the Metropolitan Planning Organization, Pinellas County Health Department, Pinellas County Homeless Coalition, Pinellas County Sheriff's Office, the Shimberg Center for Affordable Housing, University of South Florida, the Pinellas County Departments of Planning, Health and Human Services, Justice and Consumer Services, Building, Development and Review Services, Environmental Management, Economic Development, Public Works, and various other non-profit, faith-based and community-based service providers and advocates.

The County is currently implementing marketing strategies that showcase housing opportunities offered through Pinellas County Community Development and the Housing Finance Authority of Pinellas County. In addition to outreach efforts through our non-profit and for-profit partners, the County has developed a marketing presentation that has been presented at various employer sites throughout the County; released an average of three press releases per month; utilized the feature banner and the classified section of the Tampa Bay Newspaper website; continued advertising through a monthly local radio show; extended the use of the County's local broadcasting channel; and developed various media

marketing materials. Upcoming marketing plans include a redesign of the housing section of the Department webpage with a user friendly focus and the development of a comprehensive pool of prospective homebuyers.

66. Provide an assessment of the strengths and gaps in the delivery system.

There are strengths and gaps in the institutional structure in place to deliver needed housing and services to the County's low- and moderate-income residents. These strengths and gaps are discussed in the Strategic Plan, as are efforts to enhance the coordination between the public and assisted housing providers, and among public and private health, mental health and other service agencies.

67. Describe efforts to enhance coordination with private industry, businesses, developers, and social service agencies, particularly with regard to the development of the jurisdiction's economic development strategy. (91.215(I))

As reported in the 2009-2010 Pinellas County Action Plan, approximately \$2.2 million will be used for single-family and multi-family residential rehabilitation and construction, down-payment assistance, and purchase and rehabilitation for home buyers. In addition, approximately \$7.2 million from the Neighborhood Stabilization Program will target the acquisition and reconstruction of foreclosed or abandoned properties within the County.

The State of Florida provides local entitlement jurisdictions with funds for housing under the State Housing Initiatives Partnership (SHIP) Program. The State requires that 65% of the allocation be expended on homeownership activities and 75% be expended on rehabilitation or construction activities. The anticipated allocation for the County for FY 2009-2010 has been eliminated. The only State funding from this program for FY 2009-2010 is the projected income of \$591,000. These funds will be used for homeowner rehabilitation activities, down payment assistance, and housing services.

Private funds available through local lending institutions will be leveraged by Federal funds in the rehabilitation and homebuyers assistance programs. The Homebuyers Club will leverage private money from individuals and families saving for down payments and closing costs, and will also leverage private lender's money in the purchase of homes. In new construction projects, investor and private lending institutions' funds will be leveraged by Federal funds. Federal funds will also leverage the use of private homeowner and investor-owner funds to accomplish rehabilitation.

Funds from Federal housing programs leverage local resources such as donated homes and land, relief from certain impact fees and regulations, as well as encourage private investment from developers and lending institutions.

Coordination 91.215 (I)

68. Describe the efforts to enhance coordination between public and assisted housing providers and governmental health, mental health, and service agencies.

The Health and Human Services Coordinating Council for Pinellas County (HHSCC) was established in June of 2006 through an inter-local agreement between the Pinellas County Board of County Commissioners (BCC) and the Juvenile Welfare Board Children's Services Council of Pinellas County (JWB). **The mission of the HHSCC is to work with funders and**

providers across the community to develop a human service system for citizens that provide seamless, high-quality care based on the best use of available resources.

The structure of the HHSCC, comprised of a Policy Board, Administrative Forum, and four Leadership Networks, is designed to engage the broadest array of stakeholders in the work of the HHSCC. The Policy Board, made up of members of the BCC, JWB and the Sheriff, provides overall policy direction to the HHSCC and represents the perspective of elected or appointed officials. The Administrative Forum (Forum) is comprised of the heads of governmental and quasi-governmental agencies, the United Way of Tampa Bay (UWTB) and private foundations that have made a commitment to human services in Pinellas County. The Forum provides the administrative perspective, analysis and operational support to facilitate the work of the HHSCC. The four Leadership Networks are: Homeless, Health and Behavioral Health Low-Income Housing and Disaster Recovery. Leadership Networks have the broadest representation of stakeholders; however, their focus centers on a particular outcome area. They provide the grass-roots perspective and are instrumental in planning and advocacy for their cause.

HHSCC Administrative Forum Membership	
Sixth Judicial Circuit	Pinellas Community Foundation
Area Agency on Aging of Pinellas-Pasco, Inc.	Community Foundation of Tampa Bay
City of Clearwater	Pinellas County Health Department
City of Largo	Pinellas County Schools
City of St. Petersburg	Pinellas County Sheriff
State of Florida Department of Children and Families	Pinellas County Department of Health and Human Services
Department of Juvenile Justice	State of Florida Agency for Persons with Disabilities
Eckerd Youth Alternatives, Inc.	United Way of Tampa Bay
Juvenile Welfare Board of Pinellas County	Chairs of each of the Leadership Networks

The mission statement for each of the Leadership Networks is described below:

Health and Behavioral Health Leadership Network
The HBHLN works to develop a common understanding of how care is delivered in Pinellas County, identifies system level best practices that could expand access to health care for county residents, and establishes short, intermediate and long term policy, funding and system strategies for increasing access to health care in the County.

Homeless Leadership Network

HLN is the leadership group in the Pinellas homeless services system. The Pinellas County Coalition for the Homeless, Inc. (PCCH) provides staff support for the HLN.

Low Income Housing Leadership Network

LIHLN works to expand the amount of housing that is available to low income service workers or other persons whose income is at or below 30% of the area median income. It strives to develop housing in coordination with service providers so that those persons needing supportive services are provided those services.

Disaster Recovery Leadership Network

DRLN works to ensure that priority human services are made available to the public at the earliest opportunity should a major disaster occur in Pinellas County.

69. Describe efforts in addressing the needs of persons that are chronically homeless with respect to the preparation of the homeless strategy.

Pinellas County supports and encourages the ongoing efforts of the Pinellas County Coalition for the Homeless and understands that the Continuum of Care process is vital in addressing the needs of homeless persons living in the County. The COC is the basis for the objectives, strategies, and proposed accomplishments set by the County for the next five years to address homeless needs.

The adopted 10-year Plan to End Homelessness in Pinellas County, known as *Opening Doors of Opportunity* serves as the guiding document for the COC, and cites the following Year 2 & 3 Strategy Implementations for addressing gaps in services and housing for sheltered and unsheltered chronic homeless:

- Provide outreach to and engage homeless individuals that are reluctant to participate in formal service provision.
- Tailor service provision to the needs of the street homeless and ensure immediate access to services.
- Provide specialized training to law enforcement on issues concerning homelessness and on how to recognize and deal effectively with mental health issues.
- Develop and distribute outreach materials for use by law enforcement and other front-line mainstream providers.
- Partner homeless outreach workers with police officers that patrol areas with large numbers of street homeless.
- Work with DCF to design an outpatient ambulatory detoxification services program.
- Plan and support annual Stand Down Events for homeless veterans and other homeless persons.

- Increase collaboration between the Veterans Administration and community-based organizations that are in the field serving homeless veterans to expand outreach efforts to homeless veterans; e.g. case conference meetings.
- Support existing programs providing outreach to homeless mentally ill persons.
- Enhance mental health and substance abuse screening, assessment and treatment to street homeless at outreach locations throughout Pinellas County, such as shelters, one-stop centers, drop-in centers and food centers

70. Describe the means of cooperation and coordination among the state and any units of general local government in the metropolitan area in the implementation of the plan.

Effective implementation of the Consolidated Plan involves a variety of agencies both in the community and in the County. Coordination and collaboration between agencies is important to ensuring that the needs in the community are addressed. The key agencies that are involved in the implementation of the Plan as well as additional resources that may be available are described below.

Public Sector

Pinellas County Community Development Department is responsible for the administration of the County's community development programs, including some of the local programs that assist target income residents as well as serves as both the lead agency for CDBG funds for Pinellas County and the urban County and for HOME funds for Pinellas County. The Department includes the planning, urban and program divisions, which have varying responsibility for managing and implementation of the County's affordable housing programs, including the Consolidated Plan and related documents. Other Pinellas County departments are also involved in providing services including Justice and Consumer Services, Building, Development and Review Services, Parks, Economic Development, and Public Works, which is responsible for infrastructure improvements.

Pinellas County - Department of Health and Human Services operates the welfare programs for the County. It also serves as the implementing agency for the Emergency Shelter Grant (ESG). Human Services offers the following services to County residents: Dental Assistance, Energy Assistance for Seniors, Emergency Financial Assistance, Financial Assistance/Living Assistance, Funeral Care, Homelessness Prevention & Rapid Re-Housing Program (HPRP) Housing Assistance, Medical Home (A One-Stop Health Center), Mobile Medical Unit, Prescription Assistance, Success Training and Retention Services (STARS)/Career Development, and Veterans Services.

Pinellas County - Department of Health offers a variety of services and programs to County residents, including Child Care Licensing, Childhood Lead Poisoning, Dental Health Clinic, Environmental Engineering, Environmental Health & Preparedness, Epidemiology Program, Family Planning, Florida KidCare, Healthy Start/Healthy Families, Health Information Management, Hepatitis Program, HIV/AIDS Program, Immunizations, Shots, Foreign Travel, Injury & Violence Prevention, Minority Health, Refugee Health, Teen Services, and Tobacco Prevention.

Housing Finance Authority (HFA) of Pinellas County is an agency that helps families and individuals in Pinellas County purchase their first home. The HFA's mission is simple: to assure that financing for affordable housing remains available to the residents of Pinellas County. The organization was created by the Board of County Commissioners in 1982 and

has issued over \$1 Billion in bonds. The HFA has also provided funding for the development of affordable multi-family housing for residents who desire rental opportunities.

Pinellas County (PCHA) & Tarpon Springs (TSHA) Housing Authorities - As Housing Authorities, PCHA and TSHA administer the Housing Choice (Section 8) Voucher Program and the Family Self-Sufficiency Program.

State Agencies - Supportive services in Pinellas County are provided by the Department of Family and Children's Services, the Health Department, Agency for Persons with Disabilities, Department of Elder Affairs, Department of Veterans' Affairs, Department of Juvenile Justice, and the Agency for Workforce Innovation. The funding for these agencies is inadequate for the needs they are expected to meet in Pinellas County.

Non-Profit Agencies - There are a host of non-profit agencies and entities that service target income households within the Consortium as well as the County as a whole; they include:

- Boley Centers, Inc.
- Caring and Sharing Center for Independent Living, Inc. (CASCIL)
- Catholic Charities of the Diocese of St. Petersburg
- Clearwater Homeless Intervention Project (CHIP)
- Clearwater Neighborhood Housing Services (CNHS)
- Community Action Stops Abuse (CASA)
- Directions for Mental Health
- Dream Center
- Family Resources, Inc.
- Greater Ridgecrest YMCA
- Gulfcoast Jewish Family Services
- Habitat for Humanities, Inc.
- High Point Neighborhood Family Center
- Homebuyer Club of Tampa Bay
- Homes for Independence (HFI)
- Juvenile Welfare Board (JWB)
- Lealman and Asian Neighborhood Family Center
- Local Community Housing Corporation (LCHC)
- Operation PAR, Inc.
- Pinellas County Coalition for the Homeless
- Pinellas County Police Athletic League (PAL)
- Religious Community Services, Inc. (RCS)
- Suncoast Center
- Tampa Bay Community Development Corporation (TBCDC)
- UNO Federation Community Services, Inc.

Local Government Entities - A coordinated effort is necessary to facilitate service provision to varying groups throughout Pinellas County especially in light of the current economic challenges. The following governmental entities will be instrumental in accomplishing the goals and activities set forth in the Consolidated Plan:

- The City of Belleair
- The City of Belleair Beach
- The City of Dunedin
- The City of Gulfport
- The City of Indian Rocks Beach
- The City of Indian Shores
- The City of Kenneth City

- The City of Maderia Beach
- The City of North Redington Beach
- The City of Oldsmar
- The City of Pinellas Park
- The City of Redington Beach
- The City of Redington Shores
- The City of Safety Harbor
- The City of St. Pete Beach
- The City of Seminole
- The City of South Pasadena
- The City of Tarpon Springs
- The City of Treasure Island
- The City of Largo
- The City of Clearwater
- The City of St. Petersburg
- The Pinellas County Sheriff's Office
- The Pinellas County Public Defender's Office

Private Sector - The private sector is an important collaborator in the services and programs associated with the Consolidated Plan. The private sector brings additional resources and expertise that can be used to supplement existing services or fill gaps in the system. Lenders, affordable housing developers, business and economic development organizations, and private service providers offer a variety of assistance to residents such as health care, small business assistance, home loan programs, and assisted housing, among others.

The County is committed to continuing its participation and coordination with federal, state, municipal and local agencies, as well as with the private and non-profit sector, to serve the needs of target income individuals and families in the community. In particular, the County will continue to work in close coordination with County departments regarding infrastructure improvements and the provision of services.

71. Describe efforts to enhance coordination with private industry, businesses, developers, and social service agencies, particularly with regard to the development of the jurisdiction's economic development strategy.

The Board of County Commissioners established a Brownfield Program on July 1, 2003. The mission of the Program is to provide incentives for community redevelopment activities. Brownfield designations can spur redevelopment efforts, revitalize communities, improve the environment, fuel job growth, increase property values and standard of living, promote secondary business creation and provide reduced construction costs and financial incentives for local businesses. The Program has been identified as a cornerstone in redevelopment and community revitalization efforts by providing the tools to improve employment opportunities, economic vitality and help create greenspace and other community amenities.

In 2008, the Program was moved to the Community Development Department, offering increased opportunities for collaboration on redevelopment projects such as affordable housing, business retention and expansion, and collaboration across municipal jurisdictions. The Brownfield Program can provide the following incentives for eligible redevelopment projects: Site Assessment Assistance, Tax Incentives, Job Creation Tax Credits, Loan Guarantees, Sales Tax Credits, and Liability Protection.

The County's first Brownfield site, designated in 2004, is the former U.S. Department of Energy (USDOE) site; the Young-Rainey Star Center. This collaboration between Pinellas County and USDOE is the nation's first successful conversion of a former USDOE manufacturing facility to a commercial, high technology center. Local private and public enterprises redeveloped, revitalized and transitioned aging facilities to commercially viable market space. The site is the home of 30 companies that provide synergistic opportunities for each other in the areas of analytical and environmental testing, custom hybrid micro-electronics, circuit design and manufacturing, and forensic sciences. The Star Center also hosts a technology enterprise center and business incubator called STAR TEC that works with companies developing cutting-edge technologies that lead to high-wage jobs.

Working with the County's Program, numerous cities within Pinellas County have designated brownfield sites and areas within their municipalities to put in place the incentives necessary to spur redevelopment activities. The Board of County Commissioners has also utilized this tool to encourage revitalization and economic incentives in Target Areas of unincorporated communities as well.

- In September 2005, the Pinellas County Board of County Commissioners unanimously passed a resolution designating the first Pinellas area-wide brownfield in Central and East Lealman; a Community Revitalization Area. The Brownfield designation consisted of approximately 1,250 acres and included commercial as well as residential properties. Since that time, a business and an affordable housing developer have taken advantage of the available Brownfield incentives in the area.
- In 2006, the Town of Belleair designated a site near the Town Hall to take advantage of U.S. Environmental Protection Agency (USEPA) Assessment funding to determine if there are existing environmental issues on a site slated for commercial redevelopment.
- In July 2008, the Dansville neighborhood was also designated a Brownfield Area. The Community Development Department has spent several years investing in the revitalization of this Community Revitalization Area, including the use of over \$700,000 in USEPA funding for site assessment and cleanup activities. These activities have provided leveraged funding for additional affordable housing opportunities.
- In 2009, the City of Largo layered a Brownfield designation over two (2) Community Redevelopment Districts (CRD) to enhance the incentive package for redevelopment activities on two (2) major commercial corridors.
- In March 2010, the City of Dunedin followed course by starting the public notification process for designating their CRD as a Brownfield Area. In other areas in the County, several other individual parcels have been designated as Brownfield sites to allow affordable housing projects to take advantage of important financial incentives.

The Pinellas County Brownfield Program will continue to work with local communities and non-profit organizations to identify areas for revitalization and to provide incentives for affordable housing, job creation and economic development while creating a healthier environment for the County's residents and pursuing a unique redevelopment strategy to manage population growth, preserve quality of life and foster business development.

72. Describe the jurisdiction's efforts to coordinate its housing strategy with local and regional transportation planning strategies to ensure to the extent practicable that residents of affordable housing have access to public transportation.

The Pinellas County Metropolitan Planning Organization's Long Range Transportation Plan (LRTP) serves as a guide for making decisions regarding the future of Pinellas County's transportation system through the year 2035. The LRTP outlines goals and objectives, as well as an integrated system plan for all major modes of transportation including automobile travel, public transportation, bicycling, walking and flight. Providing for a safe and energy efficient transportation system is a theme that runs throughout the plan. Promoting "multimodal" and "intermodal" transportation strategies, as well as "livable community" concepts are a main focus of the 2035 Plan.

The goals, objectives and policies of the LRTP provide the framework for guiding decision making and the implementation of MPO plans and programs. The planned transportation improvements detailed in the plan are prioritized to meet the goals outlined below. These specific transportation goals also support housing strategies identified in the Consolidated Plan as well as sets the stage for residents of public housing to have access to public transportation.

1. Goal: *Provide for a safe, secure and energy efficient "multi-modal" and "intermodal" transportation system that serve the transportation needs of Pinellas County while enhancing the quality of life for its citizens.*

1.4. Objective: Mass transit use shall be encouraged and promoted in order to increase ridership while reducing the number of single-occupant vehicles on the county's roadways and as a primary means of travel for the transportation disadvantaged population.

1.4.4. Policy: The MPO shall continue to ensure that economically disadvantaged and physically impaired citizens of Pinellas County have access to cost-effective and efficient transportation services. The MPO shall carry out this policy under its responsibilities as the Designated Official Planning Agency (DOPA) and Community Transportation Coordinator (CTC) in accordance with Chapter 427, F.S., Rule 41-2, F.A.C., and in accordance with the goals, objectives and strategies set forth in the Five-Year Transportation Disadvantaged Program Service Plan.

1.4.5. Policy: In its role as the Pinellas County CTC, the MPO shall provide, when appropriate, 31-day unlimited use PSTA bus passes (i.e., GO Cards) to Transportation Disadvantaged Program customers as a cost effective way of providing needed transportation and increasing clients' overall mobility.

1.4.9. Policy: The MPO shall work with other governments/counties to identify projects for Jobs Access Reverse Commute (JARC) and New Freedom funding.

1.4.10. Policy: The MPO shall include the public, local governments, the private sector, nonprofit agencies and PSTA in the development of plans addressing the needs of transportation disadvantaged populations.

1.4.11. Policy: The MPO shall support/encourage provision of Americans with Disabilities Act (ADA)-compliant features and amenities at transit stops that accommodate the needs of persons with disabilities and the elderly.

The MPO is charged with planning for transportation services and facilities that provide mobility for the traditionally underserved. The three groups most likely to encounter mobility challenges are the elderly, persons with disabilities, and low income populations, all of whom are more likely to be transit-dependent. As the officially designated Community Transportation Coordinator (CTC) for the Transportation Disadvantaged (TD) Program, the MPO maintains an ongoing line of communication with the TD population of Pinellas County. This public feedback mechanism provides the MPO the information needed to maintain an effective and efficient system of transportation services.

In addition to the CTC functions, the MPO recently participated in a joint effort with the Pasco County MPO and the Hillsborough County MPO to update the Tri-County Access Plan. The update included participation through forums and interviews from housing authority representatives, transportation providers and workforce development agencies. These groups provide vital services for the traditionally underserved, especially low income, underemployed or unemployed individuals. The input received shed light on the difficulty for this collective population to balance the cost, location and access between housing, transportation and employment. In addition to the survey, the MPO held a public workshop to get feedback.

The top three (3) problems identified at the workshop included 1) Transportation services are too limited in the evenings and weekends; 2) There is a need for one eligibility process for all applications and a centralized one stop center; and 3) Some operators have a lack of sensitivity towards the elderly and disabled transit users.

The top four (4) solutions identified included 1) Develop a one stop center for information, training, and brochures that list all of the available programs; 2) Develop a "how-to" ride guide for the Veterans Administration, the EZ Ride program, and the Morton Plant utilizing funding from the administration portion of the grant; 3) Establish a coordinated eligibility program; and 4) Implement a sales tax to fund the provision of transit service to all three counties.

The MPO will continue to seek grant funds and develop policies and programs that respond to these issues and proposed solutions. The recommendations of this LRTP specifically respond to the need for greatly improved transit service and new sources of transit funding.

Monitoring 91.230

73. Describe the standards and procedures the jurisdiction will use to monitor its housing and community development projects and ensure long-term compliance with program requirements and comprehensive planning requirements.

Projects and programs proposed for funding are reviewed for eligibility and consistency with the Consolidated Plan. Activity sheets, descriptive checklists to document program compliance and codes, are completed for each project/program considered for approval. If the project involves sub-recipients or vendors, contracts are executed with each in accordance with the Code of Federal Regulations.

Monitoring of projects/programs is as follows:

- a) Housing case processing may be handled by contracted agencies or Community Development (CD) staff. In either approach, cases are monitored by a designated CD staff person who reviews the documentation in every file prior to approving the loan. A second CD staff person reviews that assessment. After approval, staff prepares

closing documents to insure accuracy and requests funds for closing. This approval process is documented. If contracted agency staff is responsible for construction management, CD staff conducts site visits to a random sampling of properties at least once a year.

- b) County and City capital projects are inspected primarily by technically qualified Public Works staff, although our project managers work closely with them from start to finish. The Public Works staff submits invoices for CD approval prior to issuing payments. An architect/engineer, independent of the City/County and Contractor, approves each pay request. An exception would be for small dollar amount projects. This process is documented in the supporting records submitted to the department.
- c) Nonprofit sponsored capital projects are monitored by providing all requirements to the agency and insuring that each step of the process is followed. File documentation is required on an on-going basis (e.g. advertisements, bid documents, contracts, etc.). An architect/engineer, independent of the County/City and Contractor, approves each pay request. An exception would be for small dollar amount projects. Payment to agencies is handled on a reimbursement basis. Supporting documentation is required for all reimbursement requests. All relevant documentation is obtained/kept in the CD office.
- d) Monitoring of other sub-recipients is determined by the use of a Risk Assessment tool. If on-site monitoring is indicated, specific monitoring plans are developed for each visit. A follow-up letter is sent to the sub-recipient or vendor stating the outcome of the monitoring visit. Follow-up plans are developed if required and the plans are monitored to determine that corrective action has been taken. In addition, any sub-recipient or vendors requesting additional training on how to meet grantee and Federal requirements receives technical assistance in the form deemed most appropriate to the circumstances.

Progress on goals and objectives is reviewed annually in conjunction with preparing the Consolidated Annual Performance and Evaluation Report (CAPER). A comparison is made of annual objectives and actual accomplishments for the reporting year for housing goals, and then compiled for each completed year in the five-years covered by the plan. Special needs and homeless activities are identified, and progress in neighborhood revitalization areas is indicated by comparing accomplishments against benchmarks.

HOME: Monitoring will be carried out in accordance with federal regulations to insure compliance with all HOME requirements. Each owner/developer will be monitored on-site to verify the following:

- The minimum percent requirement for HOME assisted units is being met under the developer agreement and Land Use Restriction Agreement.
- Eligible tenant occupancy meets the minimum percent requirement for HOME assisted units under the regulations.
- Contractual requirements regarding concentration of HOME units and special treatment of HOME tenants are being adhered to.
- A Preventative Maintenance Program is in place and records are available.
- The Affirmative Marketing Plan is up to date and being followed.
- The Fair Housing and Equal Opportunity Provisions of the legal documents are being adhered to.
- The MBE and WBE provisions of the legal documents are being adhered to.

- The HOME assisted units must meet housing quality standards, and on-site files will be reviewed for the following information:
- Completed application to determine eligibility;
- Current, signed lease;
- Verify tenant's signature to an acceptable form of identification;
- Verify monthly rent and utility allowances are in compliance;
- Verify tenant's income eligibility is supported by file documentation;
- Birth Certificates for all household members;
- Verify annual recertification was performed in a timely fashion and in compliance with contract provisions.

Housing Opportunities for People with AIDS (HOPWA) - Not Applicable

*Refers to the HOPWA Table in the Needs.xls workbook.

74. Describe the activities to be undertaken with HOPWA Program funds to address priority unmet housing needs for the eligible population. Activities will assist persons who are not homeless but require supportive housing, such as efforts to prevent low-income individuals and families from becoming homeless and may address the housing needs of persons who are homeless in order to help homeless persons make the transition to permanent housing and independent living.
75. Identify any obstacles to meeting underserved needs and summarize the priorities and specific objectives, describing how funds made available will be used to address identified needs.
76. The Plan must establish annual HOPWA output goals for the planned number of households to be assisted during the year in: (1) short-term rent, mortgage and utility payments to avoid homelessness; (2) rental assistance programs; and (3) in housing facilities, such as community residences and SRO dwellings, where funds are used to develop and/or operate these facilities. The plan can also describe the special features or needs being addressed, such as support for persons who are homeless or chronically homeless. These outputs are to be used in connection with an assessment of client outcomes for achieving housing stability, reduced risks of homelessness and improved access to care.
77. For housing facility projects being developed, a target date for the completion of each development activity must be included and information on the continued use of these units for the eligible population based on their stewardship requirements (e.g. within the ten-year use periods for projects involving acquisition, new construction or substantial rehabilitation).
78. Provide an explanation of how the funds will be allocated including a description of the geographic area in which assistance will be directed and the rationale for these geographic allocations and priorities. Include the name of each project sponsor, the zip code for the primary area(s) of planned activities, amounts committed to that sponsor, and whether the sponsor is a faith-based and/or grassroots organization.
79. Describe the role of the lead jurisdiction in the eligible metropolitan statistical area (EMSA), involving (a) consultation to develop a metropolitan-wide strategy for

addressing the needs of persons with HIV/AIDS and their families living throughout the EMSA with the other jurisdictions within the EMSA; (b) the standards and procedures to be used to monitor HOPWA Program activities in order to ensure compliance by project sponsors of the requirements of the program.

Specific HOPWA Objectives – Not Applicable

80. Identify specific objectives that the jurisdiction intends to initiate and/or complete in accordance with the tables* prescribed by HUD.

Not Applicable. The City of Tampa administers the Housing Opportunities for People with AIDS (HOPWA) Program.

81. Describe how Federal, State, and local public and private sector resources that are reasonably expected to be available will be used to address identified needs for the period covered by the strategic plan.

Not Applicable. The City of Tampa administers the Housing Opportunities for People with AIDS (HOPWA) Program.

OTHER NARRATIVES AND ATTACHMENTS

82. Include any Strategic Plan information that was not covered by a narrative in any other section. If optional tables are not used, provide comparable information that is required by consolidated plan regulations.

Float Funded Activities: Many activities carried out through the CDBG program, particularly large construction activities, do not require immediate expenditure of the full amount of funds awarded for the activity. There may be a lag of several months, up to as long as 2 to 3 years, from the time the funding is awarded until the final draw down is completed. CDBG regulations allow communities to utilize that "float" in order to fund other CDBG-eligible activities. The Pinellas County Consortium may periodically grant float loans to maximize the effectiveness of CDBG funds in the community. Typically, float loans are used for bridge financing for acquisition, new construction, or rehabilitation activities. Loans may be provided under the following circumstances and must meet all the requirements of 24 CFR 570.301:

- The float-funded activity must be individually listed and described in an Action Plan. Since no specific float-funded activity has been identified in this Action Plan, should such an activity be identified during the 2008-2009 program year, an amendment will be made to this Action Plan.
- The float-funded activity must meet all the requirements that apply to CDBG-assisted activities generally.
- The expected time period between obligation of assistance for a float-funded activity and receipt of program income sufficient to recover the full amount of the float loan may not exceed 2.5 years.
- There is a clearly identified plan for repayment of the float loan in case of default or failure to produce sufficient income in a timely manner.

83. Section 108 Loan Guarantee

If the jurisdiction has an open Section 108 project, provide a summary of the project. The summary should include the Project Name, a short description of the project and the current status of the project, the amount of the Section 108 loan, whether you have an EDI or BEDI grant and the amount of this grant, the total amount of CDBG assistance provided for the project, the national objective(s) codes for the project, the Matrix Codes, if the activity is complete, if the national objective has been met, the most current number of beneficiaries (jobs created/retained, number of FTE jobs held by/made available to LMI persons, number of housing units assisted, number of units occupied by LMI households, etc.)

Section 108 Loan Guarantee Program: The HUD 108 Loan Program allows communities to borrow funds for CDBG-eligible activities. (The funds are not part of Consolidated Plan resources.) HUD sponsors the sale of debentures to the private financial market to raise capital for the loans. Funds can be borrowed by a community to pay for CDBG eligible expenditures, or to enable a grantee to make fully amortized loans to private entities undertaking CDBG-eligible activities. The community is held responsible for repaying the HUD 108 Loan funds and must pledge its future CDBG allocations as security for the Loan Guarantee. Projects funded in this manner must benefit low and moderate-income persons or aid in the elimination or prevention of slums or blight, or meet urgent needs of the community and must be a high priority community development project for which there are no other sources of funding available but which will result in exceptional community benefits. The project must show clear evidence that sufficient cash flow will be generated to cover the debt service on the loan so that future CDBG funds do not have to pay for debt service.

Examples of eligible uses of the Section 108 Loan Guarantee Program are: Economic development activities eligible under CDBG, acquisition of real property, rehabilitation of publicly owned real property, housing rehabilitation eligible under CDBG, construction, reconstruction or installation of public facilities (including street, sidewalk, and other site improvements), related relocation, clearance and site improvements, payment of interest on the guaranteed loan and issuance costs of public offerings, and debt service reserves.

The Pinellas County Consortium may periodically make application to the U.S. Department of Housing and Urban Development for a Section 108 Loan Guarantee. The final application for a Section 108 Loan Guarantee must be included in a Consolidated Plan or Action Plan. There are also citizen participation requirements that must be met to make final application. Should a project be identified for which the Consortium wishes to apply for a Section 108 Loan Guarantee, the citizen participation requirements will be met and the Action Plan amended to include the final application.

84. Regional Connections

Describe how the jurisdiction's strategic plan connects its actions to the larger strategies for the metropolitan region. Does the plan reference the plans of other agencies that have responsibilities for metropolitan transportation, economic development, and workforce investment?

The Pinellas County Community Development staff has participated in the following initiatives either through workshops or meetings to stay abreast of regional efforts that

impact programs and/or projects designed to serve the extremely low- and low-income communities within the Consortium's jurisdiction.

ONE BAY is a partnership of private and public leaders aligned to facilitate a regional visioning process to achieve a sustainable, high-quality Tampa Bay region for decades to come. It is an equal partnership of six (6) regional organizations: Tampa Bay Regional Planning Council, Tampa Bay Estuary Program, Southwest Florida Water Management District, Tampa Bay Partnership Regional Research & Education Foundation, Urban Land Institute Tampa Bay District Council, and the Tampa Bay Area Regional Transportation Authority (TBARTA).

Since 2007, ONE BAY has reached out to more than 6,000 citizens across the seven-county region, which includes Hernando, Hillsborough, Manatee, Pasco, Pinellas, Polk and Sarasota, through a series of events to help define and express their vision for Tampa Bay's next 40 years. Participants in Reality Check and ONE BAY workshops built virtual communities based on priorities they decided were most important using Legos to represent new development and ribbons for roads and transit. During the exercises, some common Guiding Principles emerged including clustering higher-density developments around transportation corridors; maximizing mobility using multi-modal transportation; preserving natural resources; balancing jobs and housing for affordable quality of life; attracting higher-paying jobs and strengthening economic-development initiatives; and, preserving farmland and sustaining the role of agriculture.

In 2008, ONE BAY sought citizen input, using a grassroots, qualitative survey, on the four distinct scenarios of potential-growth patterns of the Tampa Bay region. The scenario illustrations were presented to help convey the cause/effect relationship of different land use patterns on transportation options, environmental issues, preserving drinking water resources, preservation of agricultural land, the location of jobs vs. housing, and future housing options. Based upon shared Guiding Principles that was brought forth through the hands-on workshops, a series of conceptual scenarios for potential growth patterns were developed. The four scenarios were conceptual and serve to illustrate the Guiding Principles, previously identified, in a variety of land-use patterns and development.

Scenario A: "Business-as-usual;" describes how the region may look if current growth patterns continue to exist through the year 2050. In this alternative, the growth continues to be in suburban communities with single-family homes and doubles the amount of developed land. The average commute becomes longer and up to 200,000 acres of wetlands and wildlife habitat may be adversely affected.

Scenario B: Derived specifically from the Reality Check workshops. Compared to Scenario A, this alternative quadruples the space of revitalized properties in and near city centers, with an increased focus on alternative housing such as town homes, garden apartments, homes above retail stores in mixed-use buildings and mid/high-rise condominiums taking advantage of waterfront views or proximity to regional activity centers. As the population density increased, enhanced rail and transit options become increasingly viable.

Scenario C: Emphasizes compact design that encourages mass transit. Existing and new towns located near transit stations designed to minimize dependency on automobiles; generous parks and outdoor recreational areas easily accessible in these new neighborhoods, along with schools and community-activity centers. The most preservation of open space would exist, compared to the other three scenarios, with more redevelopment in and near city cores.

Scenario D: Focuses on the preservation of water resources and wildlife habitat. Construction in areas defined as wetlands, aquifer recharge areas and priority habitat avoided. Approximately 24,000 acres revitalized as new mixed-use communities near downtown cores. And, less than 500 acres of wetlands or priority habitat threatened with new development.

Citizens were asked to offer their input and ideas on these four scenarios through ONE BAY's website www.myonebay.com, or by attending one of over 65 presentations or workshops held throughout the region from May-October 2008. The grassroots VoiceIt! survey revealed: More than 50 percent of the respondents (54%) identified Scenario C as the scenario selected that "best reflects own overall values;" followed by a "blend of scenarios" (17%), Scenario D (15%), Scenario B (10%), and Scenario A (4%). ONE BAY is compiling a variety of sources of citizen input toward creating a ONE BAY Scenario and Recommendations for the region that better reflects the future citizens would like to see. These recommendations will be reviewed with key stakeholders in the fall and winter of 2009 to recognize efforts already in progress towards a smarter growth for the region while identifying challenges and obstacles to improving the region. ONE BAY expects to host a community dialogue on implementation in February 2010.

The Tampa Bay Area Regional Transportation Authority (TBARTA) was created by the Florida State Legislature in 2007 to develop and implement a Regional Transportation Master Plan, which was adopted on May 22, 2009 for the seven-county West Central Florida region consisting of Citrus, Hernando, Hillsborough, Manatee, Pasco, Pinellas and Sarasota Counties. TBARTA's Regional Transportation Master Plan, the first of its kind in Florida, has brought the region together, and will be the blueprint for regional success. On January 28, 2010 President Obama announced that Florida will receive \$1.25 billion in funding for the Tampa to Orlando High Speed Rail. The funds will be used to build a system with trains reaching an estimated maximum speed of 168 miles per hour.

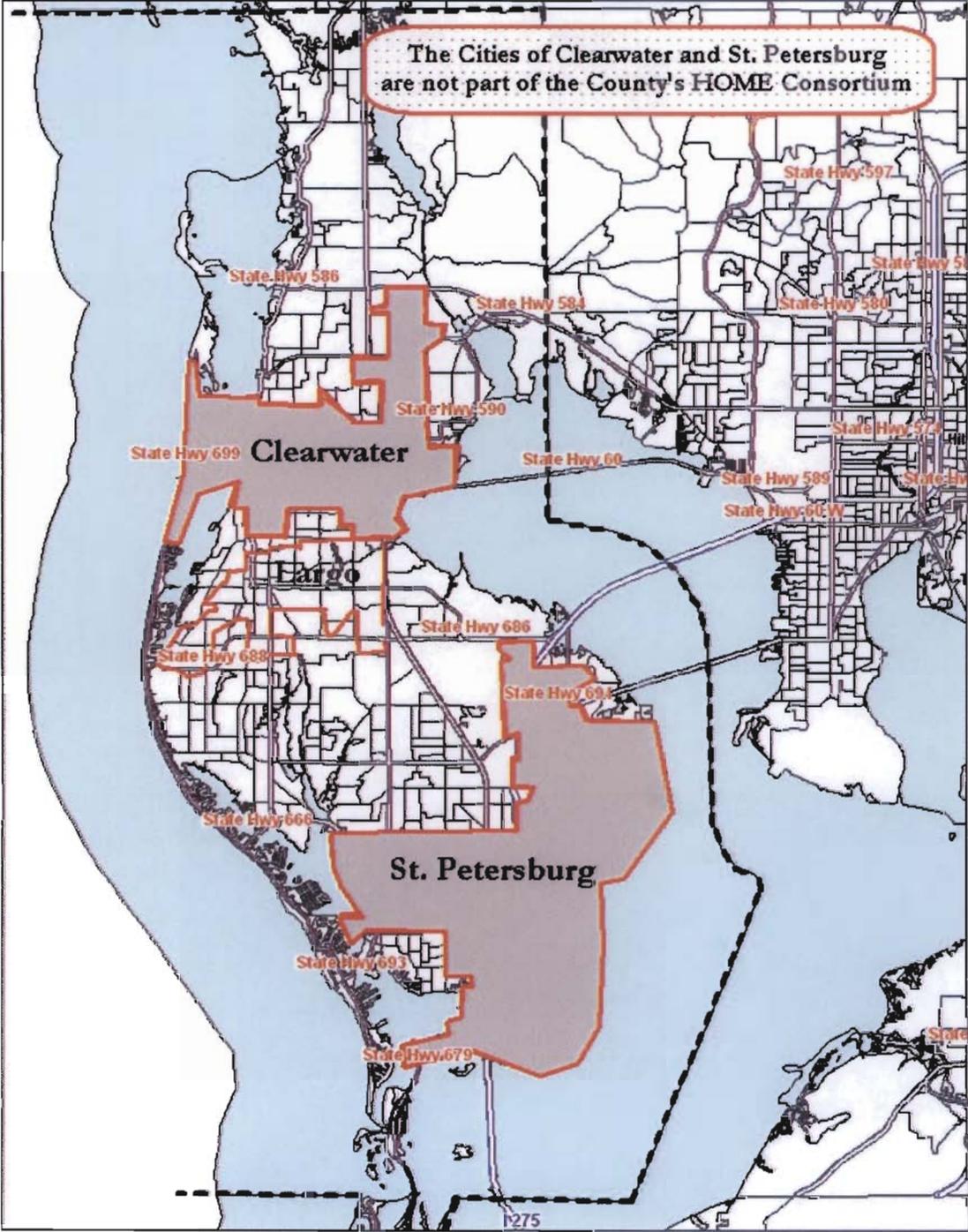
There are five stations planned that include Downtown Tampa, Polk County, Orange County Convention Center, Walt Disney World, and Orlando International Airport. This announcement elevated the significance of the TBARTA Master Plan from the regional level to one of statewide importance. Highways and buses, as well as short and long-distance rail will tie in closely to the High Speed Rail initiative between Tampa and Orlando. Providing connections to final destinations from high speed rail stations will be key to the success of the entire system. From its inception, TBARTA has understood the importance of partnerships. The first partnership was made with the Florida Department of Transportation (FDOT) to provide the staff and technical support, and was the critical component in creating the Master Plan in the two years mandated by the TBARTA legislation. In March 2010, TBARTA and Bay Area Commuter Services (BACS) will integrate two agencies into one, creating a second partnership. As TBARTA moves forward with additional studies of the projects identified in the Group One Priorities, we will make every effort to continue cooperation between planning partners throughout the region.

In Pinellas County, TBARTA has brokered another significant partnership. The Pinellas County Metropolitan Planning Organization (MPO), Pinellas Suncoast Transit Authority (PSTA), Florida Department of Transportation (FDOT), and TBARTA will jointly initiate the Federal Transit Administration (FTA) Alternatives Analysis to examine rail options for Pinellas County. The four agencies will be equal partners throughout the project development and will each have shared responsibilities in decision-making as well as the financial contributions. The regional partnership will become increasingly important in terms of competing against other regions around the country for federal funding.

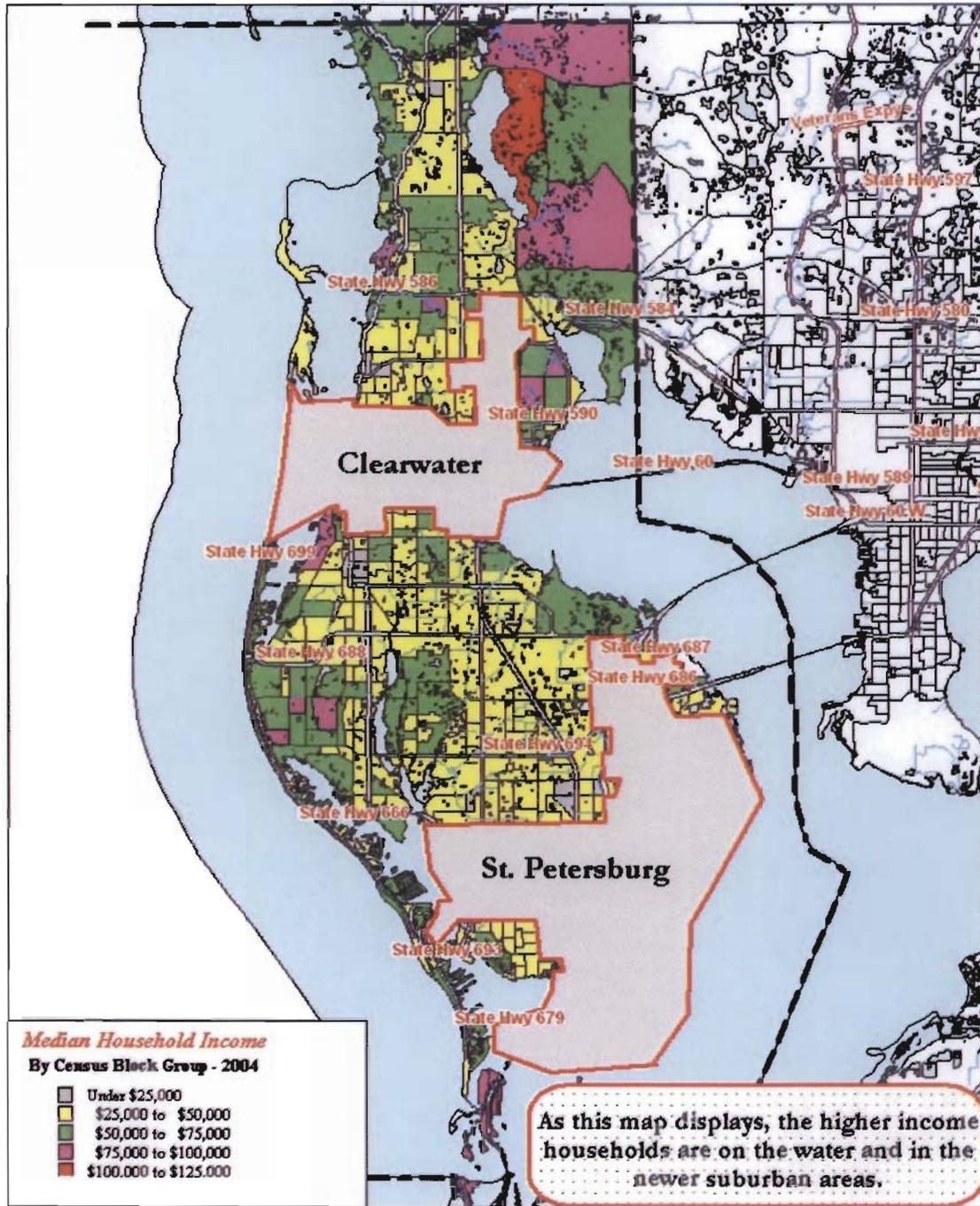
The term Transit Oriented Development, or TOD, has become very important over the last few years. And it's one that has been explored in past issues of the TBARTA Connection. TOD focuses on creating compact neighborhoods with housing, jobs, shopping, community services, and recreational opportunities, all within easy walking distance of a transit station. Building TOD maximizes transit use and emphasizes pedestrian and bicycle access to stations. In fact, increasing the number of people who live and work within walking distance of transit is one of the most effective ways to increase ridership and ensure the success of the regional system.

Because of that link, land use is a critical component when applying for federal grants, and having region-wide land use policies can be a deciding factor on whether the Federal Transit Administration (FTA) awards funding to a region or gives it to another region. The Tampa Bay region will be required to show that it is committed to transit, and that it has region-wide land use criteria in place that supports it. With that in mind, the TBARTA Land Use Working Group is creating a TOD Resource Guide intended to help local jurisdictions prepare for the changes desired by the communities. This Resource Guide can help set priorities, even the playing field across the region, and provide standard region-wide criteria likely to be beneficial working with the FTA. An important part of the Resource Guide is TOD Guiding Principles, which were developed by TBARTA Citizens Advisory Committee's Land Use Subcommittee with help from the Land Use Working Group. The Guiding Principles provide an understanding of the essential elements and characteristics of TOD, making it easier to work towards common goals, especially where transit projects cross jurisdictional boundaries. By agreeing on TOD Guiding Principles, local jurisdictions can take the first step as part of a regional effort to plan for TOD in their policies and development regulations.

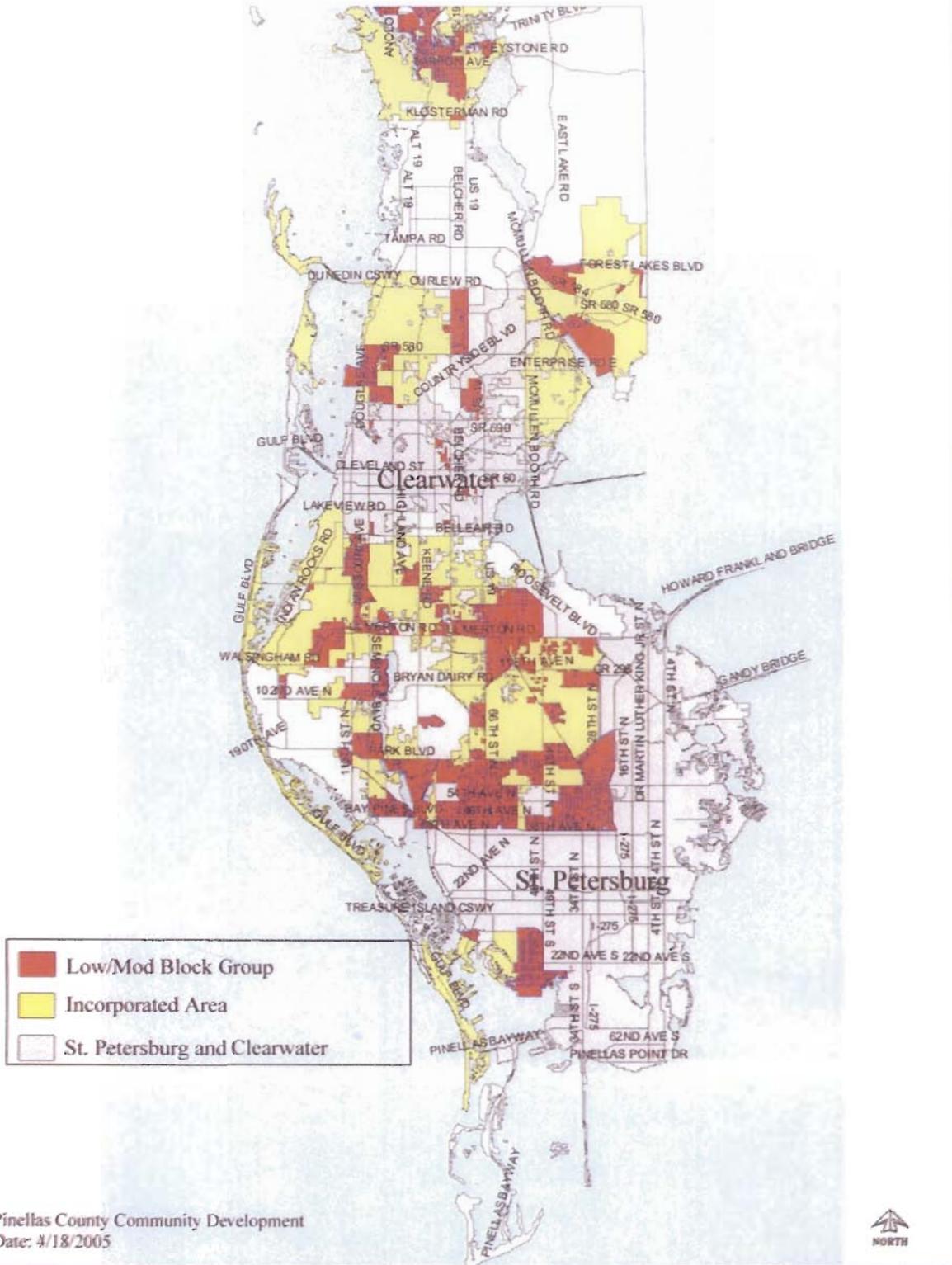
The Pinellas County HOME Consortium



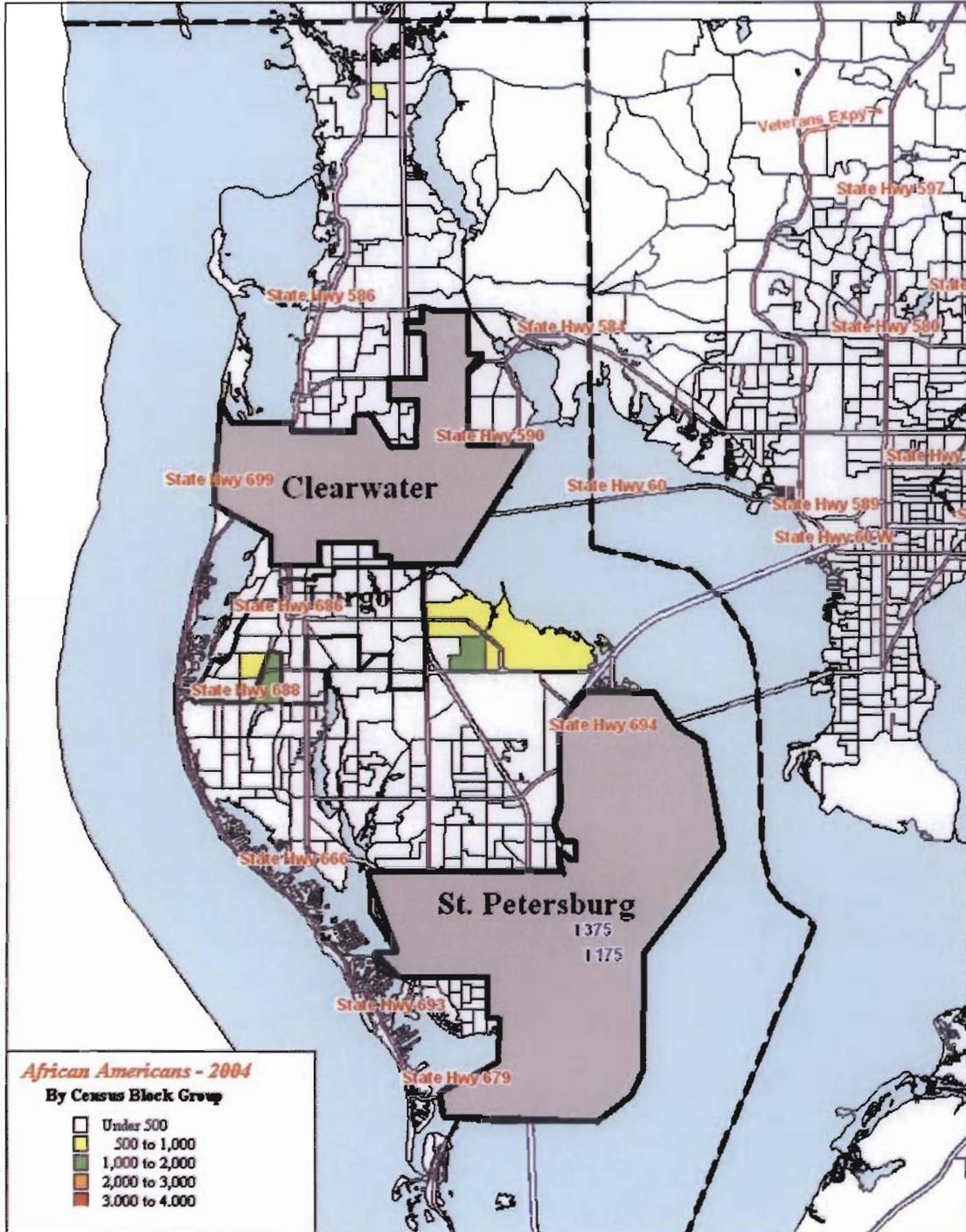
Pinellas County's Median Household Income Concentrations



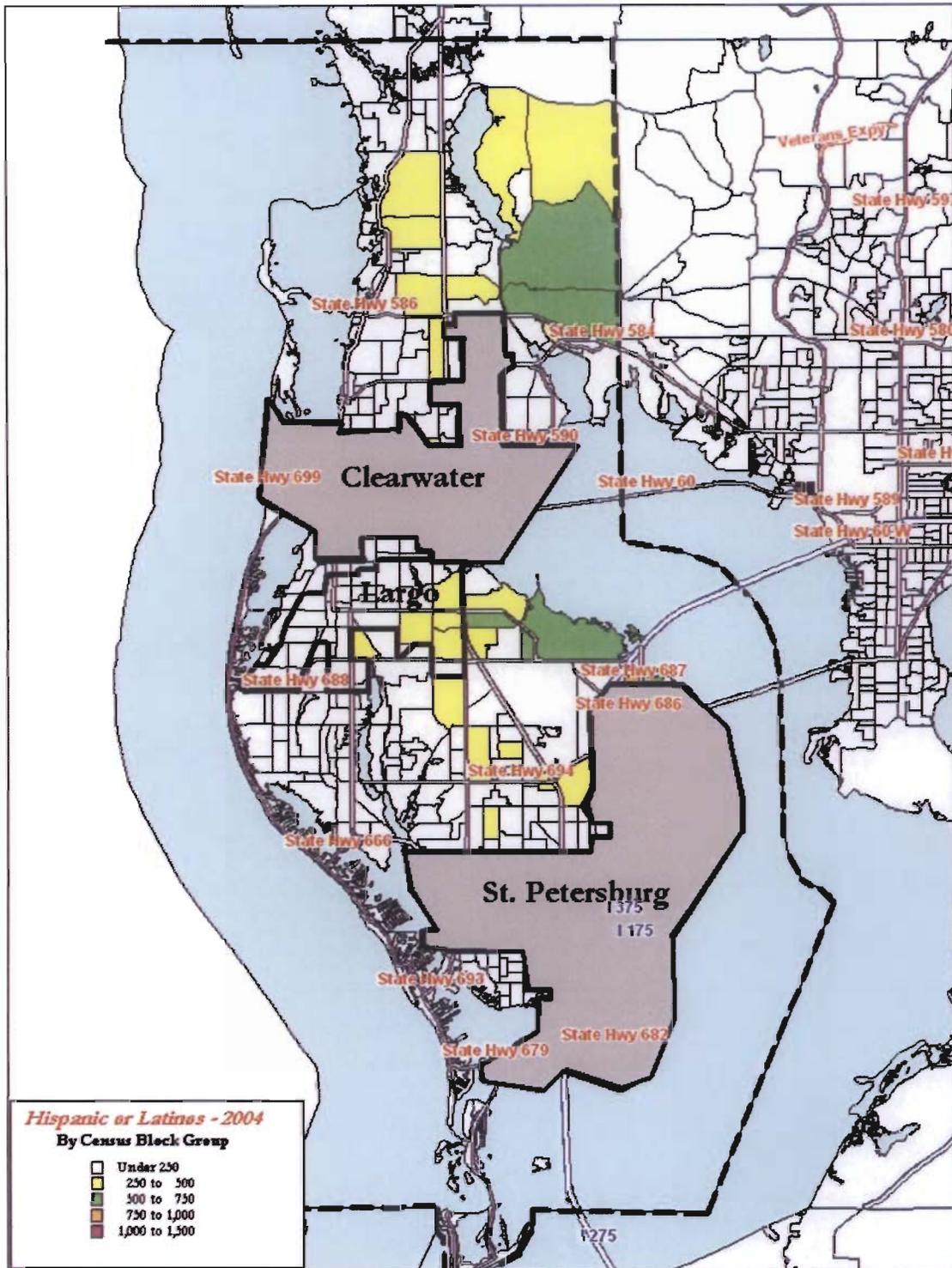
Pinellas County Low/Mod Block Groups



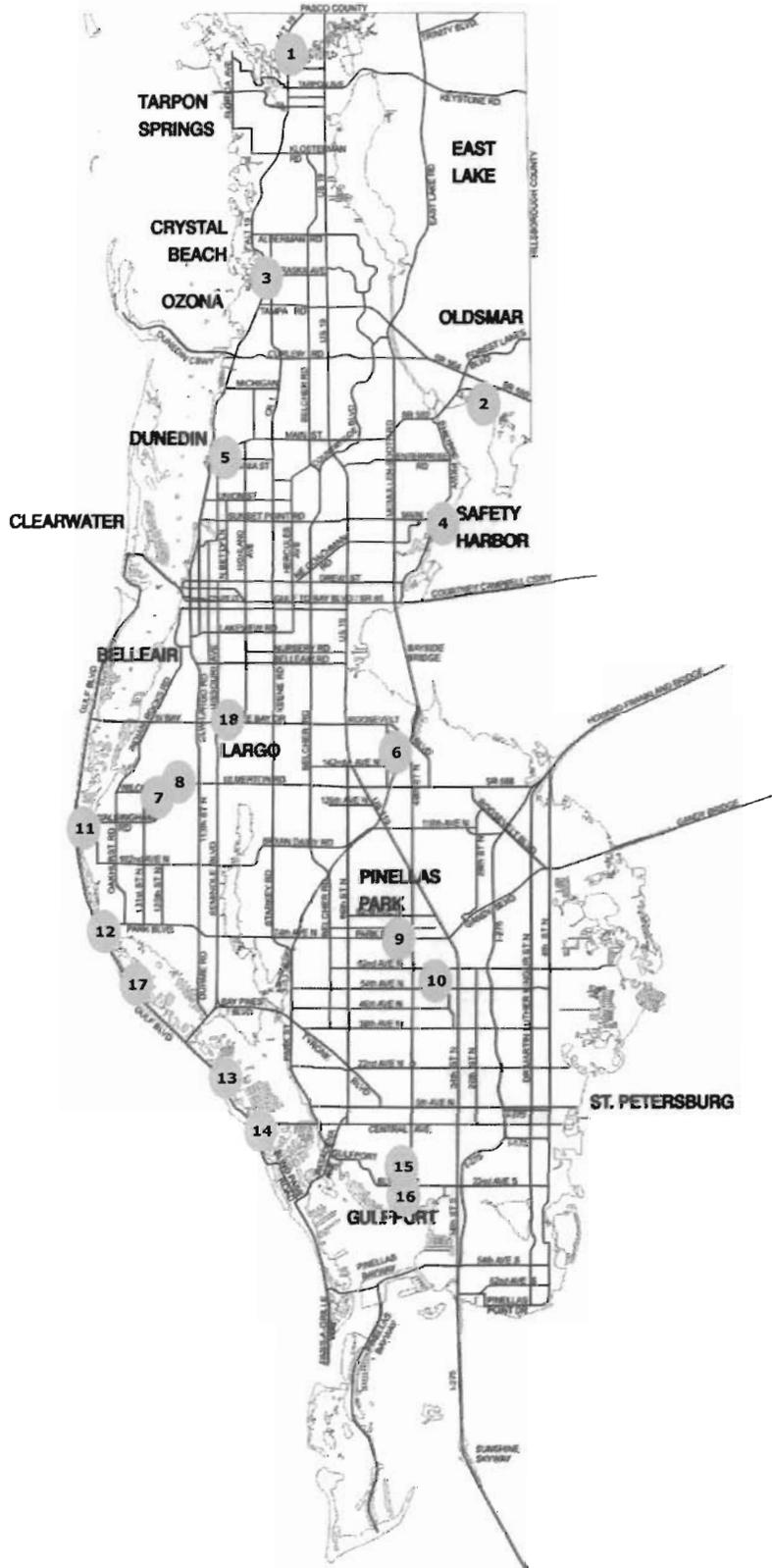
The Consortium's Location of African American Concentrations



Pinellas County Consortium's Location of Hispanic Concentration



Pinellas County Neighborhood Revitalization Areas



- 1 Tarpon Springs Community Redevelopment Area (includes Union Academy Neighborhood)
- 2 Oldsmar Community Redevelopment Area
- 3 Old Palm Harbor Main Street Program
- 4 Safety Harbor Community Redevelopment Area
- 5 Dunedin Community Redevelopment Area
- 6 Windtree Village (former Neighborhood Revitalization Area)
- 7 Dansville Neighborhood Revitalization Area
- 8 Greater Ridgecrest Area Neighborhood Revitalization Area
- 9 Pinellas Park Community Redevelopment Area
- 10 Lealman
- 11 Indian Rocks Beach Business District Triangle
- 12 Indian Shores Town Square District
- 13 Madeira Beach John's Pass Village
- 14 Treasure Island Central Business District
- 15 Gulfport 49th Street Corridor Community Redevelopment District
- 16 Gulfport Waterfront Redevelopment District
- 17 Town of Redington Shores Central Business District
- 18 City of Largo Housing Assistance Area

May 2010

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Appendix A

CITIZEN PARTICIPATION PLAN

I. Purpose and Goals

The purpose of this plan is to set forth the policies and procedures for citizen participation in the development of the County's Consolidated Plan, any substantial amendments to the plan, and performance reports.

The Consolidated Plan is an amalgamation of formerly separate federal grant applications, and includes a one-year application detailing specific projects funded by these grants and a five year long range planning document. Federal grants covered under the Consolidated Plan include the Community Development Block Grant, the HOME Investment Partnership Program, including the American Dream Downpayment Initiative, the Emergency Shelter Grant, and the Housing Opportunities for Persons with AIDS grant. Information on the individual grants can be found in Section XIV of this plan.

The Citizen Participation Plan is intended to provide an effective means of involvement in all phases of the Pinellas County Consolidated Plan Process by an informed citizenry, and especially by low and very low income residents of blighted areas and of areas in which formula grant funds are proposed to be used. In order to accomplish this purpose, the goals of the Citizen Participation Plan are to:

1. Provide opportunities for citizens to express their views and proposals concerning needs in the community, and to establish priorities concerning these needs.
2. Provide opportunities for citizens to take part in policy formation regarding the Consolidated Plan.
3. Ensure that citizens are provided with reasonable and timely access to local meetings, public hearings, information and records relating to the Consolidated Plan including the range of activities that may be undertaken, the amount of anticipated funds and proposed and actual use of funds.
4. Provide for technical assistance to groups representative of persons of low and very low income that request such assistance in developing proposals.
5. Provide opportunities for citizens to review and comment on proposed Formula Grant Program activities and use of funds.
6. Ensure that citizens have questions and complaints answered in a timely and responsive manner.
7. Ensure that the needs of non-English speaking residents will be met in the case of public hearings where a significant number of non-English speaking residents can be reasonably expected to participate.

8. Provide reasonable accommodation for persons with disabilities wishing to participate in the community development planning process.

II. Policies

1. Utilize existing partnerships and organizations in the community (in addition to the public hearing process and public notices in newspapers) to encourage participation in identifying housing needs and needs of the homeless and special populations, and in the development of the Consolidated Plan. Examples of organizations that may be used to assist in this process include, but are not limited to, the Homeless Coalition, the Contractors and Builders Association, the HomeBuyer's Club and the Juvenile Welfare Board.
2. Create and support neighborhood-based citizen advisory committees in areas targeted for comprehensive revitalization activities under federal grant programs. These committees will advise on needs and activities relative to their community.
3. Provide Housing Authorities within the jurisdiction with information about Consolidated Plan activities related to the Authorities' developments and surrounding communities so that the housing agency can make this information available at the annual public hearing required under the Comprehensive Grant program.

III. Citizen Comment on the Citizen Participation Plan and Amendments

Pinellas County will provide public notice of the proposed citizen participation plan and amendments prior to adoption, and allow a 30 day period for public comments. The notice will include the location for viewing the plan, indicated the dates of the comment period and provide a means for transmitting comments to the Community Development Department.

Upon request the citizen participation plan will be provided in a format to accommodate persons with disabilities.

IV. Development of the Consolidated Plan

Prior to adoption of the Consolidated Plan the following information will be made available to citizens, public agencies, and other interested parties in the manner and at the time specified:

First Public Hearing: A public hearing will be held during the planning process and prior to the time the proposed Consolidated Plan is published for comment.

1. The purpose of the hearing will be to obtain the views of citizens on housing and community development needs, including priority nonhousing community

development needs and to review program performance for the preceding program year.

2. A legal notice and a display advertisement will be published in a newspaper of general circulation at least 15 days prior to the public hearing. The notice and advertisement will provide a reasonable explanation of the subject of the hearing, date, time and place and will provide contacts for accommodating persons with disabilities. Additional notices may be provided through the government access channel, agency newsletters and special notices to interested agencies, groups and persons.
3. The public hearing will be held in the evening at a central location in the county with accommodation for persons with physical disabilities. Upon request, provisions will be made for the special needs of non-English speaking persons, as well as for the visually and hearing impaired.

Notice of Funding Availability: Upon notification by HUD of the amount of funding to be received for the upcoming program year, the following information will be published as a display advertisement in a newspaper of general circulation:

1. Amount of assistance the jurisdiction expects to receive (including grant funds and program income) and the range of activities that may be undertaken with the funds available. If applicable, requests for proposals from interested agencies will also be included with this notification.
2. Additional notices may be provided through the government access channel, coalition newsletters and mailings and special notices to interested agencies, groups and persons.

Availability to the Public: After the development of a proposed Consolidated Plan, including a preliminary recommendation of projects, activities and programs for the upcoming fiscal year, the following will be published in a newspaper of general circulation:

1. A summary of the proposed Consolidated Plan; the estimated amount of grant funds that will benefit persons of low and moderate income; a statement that the jurisdiction's plan to minimize displacement of persons and to assist any persons displaced is available for viewing with the Consolidated Plan; and the provision of a public comment period.
2. The summary will describe the contents and purpose of the Consolidated Plan and will include a list of the locations where copies of the entire proposed Plan may be examined. At a minimum, display locations will be provided in North, central and South Pinellas County.
3. A reasonable number of free copies of the Plan and displacement information will be provided to citizens and groups that request it.
4. A period of 30 days after the published notice will be provided for comments.

Second Public Hearing: After the comment period, a public hearing will be held on the Consolidated Plan and proposed activities by the Board of County Commissioners.

1. The purpose of the hearing is to provide an opportunity for public comment on the Plan and proposed activities to the Board of County Commissioners prior to approval for submittal to HUD.
2. Public notice and accommodations for the disabled and for non-English speaking persons will be provided as in Section I above. The hearing will be held in the Board of County Commissioners Assembly Room in the Pinellas County Courthouse, or such other place as the Board is meeting at the time of the hearing.

Comments on the Plan: All comments and views of citizens received in writing, or orally at the public hearings, will be considered in preparing the final Consolidated Plan. A summary of these comments or views and a summary of any comments or views not accepted and the reasons therefore, shall be attached to the final Consolidated Plan.

V. Substantial Amendments

The following criteria constitute a substantial amendment to the Consolidated Plan.

1. The use of funds changes from one eligible activity to another. Movement of funds from contingency to eligible activities, or movement of residual funds to contingency, are not considered amendments.
2. A decision is made to make a change in the allocation priorities or a change in the method of distribution of funds.
3. A decision is made to carry out an activity, using funds from any program covered by the Consolidated Plan including program income, not previously described in the Action Plan.
4. A decision is made not to carry out an activity described in the Action Plan. This does not include activities which must be dropped due to circumstances beyond the control of Pinellas County, e.g., a subgrantee elects not to do an activity; the activity fails because a property owner refuses to sell; etc. In this instance, no decision process is involved and it is not necessary to modify or amend the change through the citizen participation process. However, reallocation of funds to a new activity not previously described in the Action Plan will be a substantial amendment.
5. The purpose, scope, location or beneficiaries of an activity are substantially changed. An activity will be considered substantially changed when any one of the following criteria apply:
 - a. The activity will no longer principally benefit the targeted population as identified in the Action Plan (e.g., senior citizens in certain areas, low and

moderate income homeowners, homeless men, residents of x neighborhood instead of y neighborhood, pregnant teenagers).

- b. The activity will no longer address the low and moderate income need identified in the Action Plan (e.g., shelter for homeless, center for senior citizens, housing for low and moderate income households, training as daycare providers) or the activity ceases to address the elimination of slums and blight as identified in the Action Plan.
- c. The activity location of an area-benefiting activity changes so that the completed activity will principally serve beneficiaries other than those originally intended.
- d. The scope of the activity has increased to the point where its completion with project funds would result in the inability to carry out another approved activity, or would necessitate reducing the scope of another activity to a point where it would not accomplish its intended purpose.

Pinellas County's process for implementing substantial amendments is as follows:

1. Publish a notice in a newspaper of general circulation giving the proposed change the County is considering, and the availability of any materials on the change. A 30 day comment period will follow the notice of proposed amendment.
2. The County may make other notifications of the proposed substantial amendment as deemed appropriate.
3. At the end of the 30 day comment period, Community Development will consider all comments received prior to preparing the final proposed substantial amendment. A summary of these comments or views, and a summary of any comment or views not accepted and the reasons therefore, shall be attached to the substantial amendment transmitted to HUD before the amendment is implemented.
4. Place the proposed change on the Pinellas Board of County Commissioner's agenda for consideration.
5. When adopted, distribute description of the change, including summaries as described in paragraph 3 above, to affected cities, agencies or entities and to all persons or agencies that sent written comments. Also, Community Development will send a news release to local media.
6. Send a description of the changes to the U. S. Department of Housing and Urban Development, including the summaries described in paragraph 3 above.

VI. Performance Reports

Pinellas County Community Development will advertise the availability of performance

reports for viewing by the general public. A 15 day comment period will follow this advertisement. A summary of these comments will be attached to the performance report.

VII. Meetings

Pinellas County Community Development will provide reasonable and timely notice of all meetings so that all interested parties may have a chance to attend.

VIII. Availability to the Public

Pinellas County Community Development will make available for public inspection the adopted Consolidated Plan, substantial amendments to said plan, and the performance report described in Sections IV, V and VI above. These documents will, upon request, be made available in formats which are accessible to persons with disabilities.

IX. Access to Records

All records and information relating to the Consolidated Plan and the use of funds under that plan will be available for public inspection for a period of not less than five years. This information is available for viewing at the Pinellas County Community Development Department at the address below during regular working hours, Monday through Friday excluding County holidays:

Pinellas County Community Development
600 Cleveland Street, Suite 800
Clearwater, FL 33755
Telephone: 727- 464-8210
FAX: 727 -464-8254

Since older records may be in storage, a two day waiting period may be necessary while the information is retrieved. In all cases, persons wishing to view records or documents must set up an appointment at least 24 hours in advance with Pinellas County Community Development so that the requested information may be gathered together. A reasonable number of copies will be made available without charge to the person requesting documents. Numerous copies are available for a nominal fee in accordance with State law.

X. Technical Assistance

Technical assistance will be provided to groups representative of persons of low and very low income that request such assistance. This assistance may take, but is not limited to the following forms:

1. Staff participation in committee meetings, including coordination of target area committees.

2. Workshops for agencies proposing projects.
3. Assisting with the establishment of neighborhood planning committees.

Pinellas County Community Development may provide other types of technical assistance as deemed appropriate.

XI. Complaints

Any person wishing to make a formal complaint concerning any aspect of the Consolidated Plan including amendments to the Plan and performance reports, may do so in person, by letter or by telephone to the address/phone numbers given in Section IX above. Persons wishing to make a complaint in person should call for an appointment; appointments will be made to occur within a reasonable amount of time from the request. A substantive written response will be made to every written citizen complaint within 15 working days, where practicable.

XII. Use of the Plan

Pinellas County will follow this Citizen Participation Plan in the development of the Consolidated Plan, any substantial amendments to the consolidated plan, and the performance report.

XIII. Jurisdiction Responsibility

The requirements for citizen participation do not restrict the responsibility or authority of Pinellas County for the development and execution of its Consolidation Plan.

XIV. Definitions

Action Plan — A plan which describes the projects and activities the jurisdiction will undertake during the next year with formula grants. The Action Plan will be made available to the public for comments.

Applicant/Grantee — The government body which applies for funding under the formula grant and is responsible for complying with all regulations governing the program. In Pinellas County the applicant is the Board of County Commissioners. The applicant becomes the grantee when funding is received.

American Dream Downpayment Initiative (ADDI) — Enacted in 2004, the ADDI is a new downpayment assistance component under the HOME Program. Through the ADDI, HUD makes formula grants to participating jurisdictions for the purpose of assisting low-income families in achieving homeownership.

Community Development Block Grant (CDBG) — A federal grant program established for the purpose of developing viable communities, including decent housing, a suitable living environment, and economic opportunity for persons of low and moderate income. The grant also provides funds for the elimination of slums and blight.

Community Housing Development Organizations — Known as CHDO's, these private, nonprofit, tax exempt, neighborhood based housing development companies, provide affordable housing to low and moderate income people. Under HUD guidelines, a participating jurisdiction must spend at least 15% of its HOME allocation on housing developed, sponsored, or owned by an organization that fits the definition of CHDO.

Consolidated Plan — The document that is submitted annually to HUD that serves as the planning documents of the jurisdiction and an application for funding under any of the Community Planning and Development formula grant programs (CDBG, ESG, HOME or HOPWA).

Consolidated Plan Process — The Consolidated Plan process is the means to meet the application requirements for the Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) including ADDI, Emergency Shelter Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) formula programs. This process replaces prior planning and application requirements with a single document, and satisfies the submission requirements of the four formula programs for local jurisdiction.

Emergency Shelter — Any facility with overnight sleeping accommodations, the primary purpose of which is to provide temporary shelter for the homeless in general or for specific populations of the homeless.

Emergency Shelter Grant (ESG) — A federally funded program which awards funds to grantees in proportion to previous years' CDBG allocation. Grants are used to improve the quality of existing emergency shelters and to increase the number of shelters for the homeless.

Formula Grant Funds — As used in this document, this refers to federal grant programs under which Pinellas County Community Development receives funding as an entitlement, i.e., CDBG, HOME, ESG.

HOME Investment Partnership Program — A federally funded program available to participating jurisdictions. The objectives of the HOME program are to expand the supply of decent, safe affordable housing and expand the capacity of Community Housing Development Organizations to increase housing opportunities.

Housing Opportunities for Persons with AIDS (HOPWA) Grant — A federal grant program which provides for transitional and permanent housing for persons with AIDS.

Participating Jurisdictions — Participating jurisdictions (PJ's) are states and local governments that are entitled to receive federal formula grant funds. This includes consortia that are designated by HUD to directly administer the HOME Program.

Pinellas County Consortium — The Pinellas County Consortium consists of Pinellas County acting in its capacity as an Urban County and the City of Largo. Pinellas County serves as the lead agency for the consortium.

Special Groups — Groups currently presumed by the U S Department of Housing and Urban Development to meet the low and moderate income criteria. They include abused children, elderly persons, battered spouses, homeless persons, severely disabled persons, illiterate persons, and persons living with AIDS. Other special groups may also be designated in the Consolidated Plan.

Targeted Areas — Specific areas designated, i.e. “targeted,” for substantial long term improvements to be produced within a reasonable length of time. A definite boundary is established for the area and a schedule of improvements planned and identified. The targeted area will benefit from a program of capital improvements, housing rehabilitation and public facilities. Services may also be provided if appropriate to the needs of the area.

U S Department of Housing & Urban Development (HUD) — The federal department which administers the CDBG, HOME, HOPWA and ESG programs.

Urban Counties — Those counties within a metropolitan area which have a population of at least 200,000 persons in their unincorporated areas, and counties with less than 200,000 persons in their unincorporated areas but which have entered into Cooperation Agreements with cities whose populations are sufficient to bring the combined city and county population to at least 200,000 persons. Pinellas County qualifies as an urban county based on a population of over 200,000 in unincorporated areas, but still maintains Cooperation Agreements with municipalities within the County. Urban counties are entitlement communities under the CDBG program.

Approved 7/26/05 by BCC

XV. Cooperating Cities 10/01/02 to 09/30/05

Town of Belleair
901 Ponce De Leon Boulevard
Belleair FL 33756

City of Belleair Beach
444 Causeway Boulevard
Belleair Beach FL 33786

City of Belleair Bluffs
2747 Sunset Boulevard
Belleair Bluffs FL 33770

City of Dunedin
Post Office Box 1348
Dunedin FL 34697 1348

City of Gulfport
2401 53rd Street South
Gulfport FL 33707

City of Indian Rocks Beach
1507 Bay Palm Boulevard
Indian Rocks Beach FL 33785

Town of Indian Shores
19305 Gulf Boulevard
Indian Shores FL 33785

Town of Kenneth City
6000 54th Avenue North
Kenneth City FL 33709

City of Madeira Beach
300 Municipal Drive
Madeira Beach FL 33708

Town of North Redington Beach
190 173rd Avenue
North Redington FL 33708

City of Oldsmar
100 State Street West
Oldsmar FL 34677

City of Pinellas Park
5141 78th Avenue
Pinellas Park FL 33781

Town of Redington Beach
105 164th Avenue
Redington Beach FL 33708

Town of Redington Shores
17425 Gulf Boulevard
Redington Shores FL 33708

City of Safety Harbor
750 Main Street
Safety Harbor FL 34695

City of St. Pete Beach
155 Corey Avenue
St. Pete Beach FL 33706

City of Seminole
7464 Ridge Road
Seminole FL 33772

City of South Pasadena
7047 Sunset Drive
South Pasadena FL 33707

City of Tarpon Springs
324 E Pine Street
Tarpon Springs FL 34689

City of Treasure Island
120 108th Avenue
Treasure Island FL 33706

Appendix B

Rank the following housing needs on a scale from 1 to 5 (5 being the highest need and 1 the lowest):

Housing Categories	1	2	3	4	5
Affordable ownership housing					
New affordable rental housing					
Rental housing rehabilitation					
Homeownership assistance					
Rental Assistance					
Owner-occupied housing rehabilitation					
Foreclosure prevention counseling					
Senior housing					
Disabled housing					
Homeless shelters					
Special needs housing; mental illness					
Special needs housing; drug/alcohol abuse					
Housing needs for HIV					
Housing for youth aging out of foster care					
Housing assistance for hurricane hardening					
Housing for veterans					
Other housing needs:					

Rank the following public facilities needs on a scale from 1 to 5 (5 being the highest need and 1 the lowest):

Public Facilities Categories	1	2	3	4	5
Senior citizen center					
Youth centers					
Centers for the disabled					
Park and recreation facilities					
Bike paths					
Health care facilities					
Community centers					
Homeless facility					
Mental health facility					
Other public facility:					

Rank the following infrastructure issues on a scale from 1 to 5 (5 being the highest need and 1 the lowest):

Infrastructure Categories	1	2	3	4	5
Water improvements					
Sanitary sewer improvements					
Storm drainage improvements					
Street improvements					
Sidewalk improvements					
Solid waste disposal improvement					
Flood drainage improvements					
Other infrastructure:					

Rank the following public service needs on a scale from 1 to 5 (5 being the highest need and 1 the lowest):

Public Services Categories	1	2	3	4	5
Senior Services					
Handicapped Services					
Legal Services					
Youth Services					
Transportation Services					
Employment /Training Services					
Health Services					
Homeless Operations					
Other:					

Rank the following economic development needs on a scale from 1 to 5 (5 being the highest need and 1 the lowest):

Economic Development Categories	1	2	3	4	5
Work force training					
Local business support					
Job creation					
Job retention					
Other:					

Rank the housing and community development categories listed below on the greatest needs in the community using federal funds on a scale from 1-5 (5 being the highest and 1 the lowest):

- _____ Housing
- _____ Public Facilities
- _____ Infrastructure
- _____ Public Services
- _____ Economic Development

Comments/ Suggestions

Thank You For Your Participation

Appendix C

PINELLAS COUNTY, FLORIDA CONSORTIUM
Consolidated Submission for Community
Planning and Development Programs for
1995-96
And
Consolidated Plan for
1995-96 Through 1999-2000

Dansville Redevelopment Area
Approved by BCC: 7-25-95

Approved by HUD: 3-12-96, 10-31-00

Prepared for: Pinellas County Board of County Commissioners
Clearwater City Commission
Largo City Commission

By: Pinellas County Community Development Department
Clearwater Economic Development Department
Largo Community Development Department

July 25, 1995

4. Obstacles to Meeting Underserved Needs

Capacity of residents and organizations to effectively plan and carry out needed improvements is an obstacle to improvements. NIMBYism, even in those which are targeted for improvements, affects the placement of some community facilities. Neighborhood redevelopment is labor-intensive, involving staff for the long-term.

5. Neighborhood Revitalization Plans

Introduction

One way in which Pinellas County effects non-housing community development is through neighborhood revitalization. This is accomplished by the selection and revitalization of *target areas*. Target areas are chosen on the bases of severe infrastructure and social decay and the potential for change on a community-wide scale. Pinellas County currently has two active target areas: Dansville and Highpoint. This plan will describe community development activities in each of these areas separately.

The overview section for each area details the manifold problems that exist in the respective target areas. The subsequent strategy plan outlines a long-range strategy for the correction of these problems. Overall, it is meant as a plan for the revitalization and stabilization of the area. It also provides an overall vision of what the plan seeks to accomplish.

The strategies described herein have been carefully chosen and devised to effect the greatest amount of positive change with the amount of resources that can reasonably be expected to be available during the life of the project. Each of these strategies will be brought to bear on the needs of the neighborhood previously noted. Often, several strategies will be used to address a single need, and too, individual strategies will address several needs. The result is an interwoven fabric of plans which complement one other and, ultimately, work as a single program to achieve the desired results.

An integral part of the strategic development process has been the forging of community partnerships. These partnerships allow for the accomplishment of the project in a coordinated manner, so that both efficiency and results are maximized.

Substrategies, or objectives, manifest themselves through proposed accomplishments that serve to achieve the specified long-range goals. As with the strategies, the intermingling of these accomplishments under the different strategies will be common.

Dansville Redevelopment Area

The Dansville neighborhood is 68 acres, located just north of Ulmerton Road and west of Ridge Road in unincorporated Pinellas County. It is part of a larger African-American community referred to as the Baskins/Dansville/Ridgecrest community which is comprised of 481 acres. The Dansville neighborhood is primarily residential, with single-family houses, several commercial uses, three

churches and a community center. It is bounded by Terra Excavating pit (Pine Street/134th Avenue) on the north, Jackson Street/125th Street North on the east, Indian Rocks Mobile Home Park on the south and Pine Street S.W. on the west.

The Dansville neighborhood contains portions of the unincorporated sections of Census Tract 252.07 Block Group 2 and 3. According to 1990 Census data supplied by HUD, Block Group 2 is 88.5% low-moderate income and Block Group 3 is 31.8%; combined they are 70.45%. Block Group 2 also includes the Pinellas County Housing Authority's Ridgeview Apartments and Block Group 3 includes the Indian Rocks and Glenwood Mobile Home Parks.

On October 3rd, 1992 a tornado swept through Pinellas Park and Largo, killing four people, and touching down in Dansville, destroying twenty-six (26) homes. Numerous other homes were damaged. Utilizing Community Development Block Grant (CDBG) funds, Pinellas County demolished twenty-five (25) substandard structures (24 houses and one commercial structure) after the tornado at an estimated cost of \$48,708. An additional \$260,793 in CDBG funds were spent to remove 15,143 car and truck tires; 12,050 cubic yards of material from three existing neighborhood junk yards that was distributed on twenty-one (21) lots as a result of the tornado; 7,850 cubic yards of trees and shrubs from thirty-six (36) lots; and 380 cubic yards of household trash from nine (9) lots.

Dansville developed in the 1940's as a nesting place for African-American citrus workers that picked, packed and processed oranges among the vast groves that once dominated Pinellas County. Other African-Americans gravitated to the area because of customs and ordinances in surrounding towns that encouraged racial discrimination and segregation. As a result, the conveyance of property over the years has been haphazard. Property owners often subdivided their property and conveyed it with handwritten documents, without the benefit of surveys, title insurance, and proper legal descriptions.

A survey of the community's characteristics, conducted by the planning firm of Hanson Taylor during April of 1994, provides demographic information about the neighborhood. While only twenty of the seventy-three households in the neighborhood responded, the respondents were geographically distributed throughout the neighborhood and the data appears to be representative of the entire neighborhood. The survey indicates that the majority of the households (44%) is two-person households; 87% had three or less in the household. Seventy-three percent (73%) of the households have no children under the age of eighteen residing in the household. Eighty-seven percent (87%) of the households have lived in the neighborhood for fifteen years or longer.

There are 73 homes in the neighborhood: 52 owner-occupied units and 21 tenant-occupied units. Nearly all of the tenant-occupied units are in very poor condition, but approximately two-thirds of the owner-occupied units are either in good condition or need only minor improvements. Most of the tenant-occupied units are single family homes. There is only one multi-family building in the neighborhood: a duplex on Wilcox Road.

Streets in the neighborhood are mostly dirt travel paths which give residents access to their homes. The only public right-of-way in the neighborhood is on Helm Street in the northeast corner of the

neighborhood that has been platted. There are three unconnected strips of public right-of-way south of Wilcox Road. The remaining parcels are metes and bounds parcels of various sizes. There are a total of 162 parcels. The zoning is predominantly R-3 and R-4. The R-3 zoning district permits single family dwellings; R-4 permits single family dwellings, duplexes and triplexes.

Water and sewer lines were installed in the 1960's and these utilities are provided by Pinellas County. The water lines are two inch (2") galvanized pipes. The Dansville residents have made numerous complaints about the quality of the drinking water. The configuration of the water line on 127th Street is such that it is not a continuous loop with Campbell Lane which causes property owners on the 127th Street and Campbell Lane to have poor water quality. A property owner on Pine Street SW/128th Street near Wilcox Road complains of sewer gas odor from the adjacent lift station. The need to replace and upgrade water, sewer and fire protection for existing neighborhood residents as well as for future residents is anticipated and is described in the accompanying Strategic Plan.

The neighborhood is located in the Largo Fire District. The nearest fire station (Station #39) is located at 12398 - 134th Avenue, approximately one half mile from the neighborhood. Police services are provided by the Pinellas County Sheriff's Office.

The Pinellas Suncoast Transit Authority, the mass transit agency in Pinellas County, operates two bus routes near and through the Dansville Redevelopment Area (#59 and 61). Route 59 traverses Ulmerton and Walsingham Roads, Roosevelt Boulevard and 9th Street North and provides transportation to Indian Rocks Shopping Center, Largo Mall, AT&T Paradyne Corporation, Rubin ICOT Center, Home Shopping Network, and Gateway Mall. Route 61 traverses 125th Street North and Wilcox Road, among numerous other streets, and provides transportation to Palm Lake Village, Mease Manor, the Park Street Terminal in downtown Clearwater, Largo City Hall and the Indian Rocks Shopping Center.

The schools which service the Redevelopment Area include Anona Elementary School, Seminole Middle School and Seminole Senior High School.

The Ridge Center, located at 12601 130th Avenue North, is a neighborhood youth and family resource center converted from a 13-room bar after the 1992 tornado. It serves the residents of Dansville as well as the 190 units at Ridgeview and 500 children. The Ridge Center is owned and operated by Ridgecrest Community Services, Inc., a registered Florida corporation that was granted tax-exempt status on February 15, 1993.

The neighborhood is semi-rural in character, in part due to a considerable amount of vacant land. Over 50 parcels of varying sizes are vacant, but this land has very little value due to lack of infrastructure and difficulty of assembling buildable lots. The Property Appraiser's Office reported that the total value of property in Dansville in 1993 was \$2,817,100; the taxable value was \$1,539,770.

Goals and Coordinated Strategy

This section outlines the long range strategy for improvements in the Dansville Redevelopment Area. A master redevelopment plan for infrastructure improvements and the reconfiguration of parcels and blocks is being developed in 1995 by an engineering consultant selected with the assistance of neighborhood residents. The plan is being developed with resident input and involvement.

Long-term Community Development Goals

The vision for the Dansville Redevelopment Area is to revitalize a deteriorated, substandard minority neighborhood into a neighborhood which meets today's development standards and provides existing and future residents with a living environment that is racially and economically-diverse while preserving the neighborhood's history and sense of place.

Long-term goals provide broad guidance for policy and action, and set forth general ideas about what is to be accomplished through the plan. The long-range goals for the Dansville Redevelopment Area are:

- 1) Create a thriving community consisting of standard housing and infrastructure which honors and promotes racial and economic diversity.
- 2) Resolve economic barriers that have prevented public and private enterprise from making investments in the neighborhood in the past and continue to make future investment prohibitively expensive. These economic barriers include but are not limited to the multiplicity of property owners, faulty lot layout including conflicting lot boundaries, accessibility and inadequate or irregular-sized lots, improper conveyance of property, and an incompatible mixture of land uses.
- 3) Eliminate blighting influences on the neighborhood, preserve and enhance the declining tax base and provide increased tax revenues in the future.

Five Year Objectives

The following objectives for the Dansville Redevelopment Area represent broad aims of the strategic plan to be carried out through specific accomplishments. Each of these objectives has been developed with the belief that they can be carried out within the specified time with resources that can reasonably be expected to be available.

- 1) Eliminate existing substandard housing, environmental, and infrastructure conditions in the neighborhood;
- 2) Construct infrastructure to current development standards wherever possible, to support existing and future planned development;
- 3) Create a neighborhood-based development corporation to construct infill housing in accordance with the master redevelopment plan;
- 4) Create a safe environment in which illegal activities and land uses are discouraged or eliminated;

- 5) Provide economic opportunities for residents and existing businesses; and
- 6) Substantially increased the value and market appeal of property in the neighborhood.

Proposed Accomplishments

The objectives listed above will be attained through the proposed accomplishments described below. It should be noted that individual activities may be directed toward more than one objective. Therefore, some proposed accomplishments will be listed more than once, as they will be identified with every objective they help to achieve.

Economic Opportunity

- 1) Encourage economic opportunities, including job creation within the neighborhood, as well as entrepreneurial initiatives and the expansion of existing small businesses in the neighborhood.
 - a) Provide for rehabilitation/new construction, technical assistance, and financing for expansion of existing businesses in the Dansville neighborhood.
 - b) Contract with a grounds maintenance company, which is owned or managed by a resident from the Baskins/Dansville/Ridgecrest community, to maintain property which is acquired by Pinellas County to implement the redevelopment plan.
- 2) Support the development of a community-based network for the holistic delivery of family support services and job-training (Juvenile Welfare Board's proposed Neighborhood Family Service Center at the Urban League's Omni Center).

Public Safety

- 1) Coordinate with Sheriff's Department on community policing efforts in Baskins/Dansville/Ridgecrest, as well as at the Pinellas County Housing Authority's Ridgeview public housing.
- 2) Strengthen existing Neighborhood Crime Watch Program for Baskins/Dansville/Ridgecrest community.
- 3) Develop methods which allow neighborhood residents to report criminal activity anonymously (i.e. drug activity, illegal dumping).

Amenities and Design

- 1) Plan, design and construct infrastructure improvements including streets, sidewalks, water, sewer, stormwater drainage, fire hydrants and street lighting.
- 2) Utilize large land area required for stormwater management as open space and recreational area for the neighborhood.
- 3) Maintain the character and historic significance of the neighborhood.
 - a) Support efforts by the residents, and staff and volunteers from Heritage Park and the Pinellas County Historical Society to record and promote the historical development of the neighborhood.
 - b) Preserve the Dan Henry Homestead.

- 4) Create gateway and architectural/historical theme for the neighborhood including gateway signage.
- 5) Convert overhead utility lines and poles to underground.
- 6) Work with the Pinellas County Housing Authority to improve the aesthetics of Ridgeview Apartments.

Sustainable Development

- 1) Correct faulty lot layout (i.e. multiplicity of property owners, inadequate and irregular-sized lots and incompatible mixtures of land uses) and title/survey problems that prohibit private or publicly funded development through the execution of property line agreements and replatting by parcel and/or block.
- 2) Develop comprehensive zoning plan for the neighborhood which preserves the residential character while allow existing businesses to remain.
- 3) Enforce the County's zoning, building and housing codes in a regular and consistent manner.
- 4) Develop methods which allow neighborhood residents to report environmental, building and housing code violations without fearing reprisals (i.e. Environmental Management Department accepts complaints under the name of Friends of Dansville).
- 5) Upgrade water and sewer line for improved drinking water, fire protection and sewage treatment.
- 6) Address stormwater drainage issues during infrastructure design to alleviate flooding on Wilcox Road.
- 7) Provide leadership training to neighborhood residents to increase their capacity to deal effectively with neighborhood issues and to develop potential Board members for the neighborhood-based development corporation.

Housing

- 1) Rehabilitate the existing housing stock and facilitate the construction of new units for existing and new residents.
- 2) Create a neighborhood-based development corporation that will construct new infill housing.

Drug Abuse

- 1) Address crack houses.
- 2) Support the continuation and expansion of Operation PAR's drug treatment services and community-based drug abuse education programs.
- 3) Support Operation PAR's project at Pinellas County Housing Authority's Ridgeview Apartments.

Equal Opportunity

All facets of planning and implementation shall be open to participation by all present and future residents, tenants and property owners, without regard to race, color, religion, sex, national origin,

familial status, or disability. Similarly, all benefits arising from the project shall be available to persons on the same nondiscriminatory basis.

- 1) Hire an engineering/planning consultant that is sensitive to the opportunities and differences of working in an African-American community.
- 2) Develop marketing materials which promote residential and economic opportunities for the neighborhood to redevelop as a racially and economically-integrated community.

Community-Based Partnerships

Community partnerships will be formed to facilitate the coordination of resources and effort, and to ensure that all parties have an opportunity to participate in the project. A task team has been established to accomplish this coordination. The task team consists of representatives from the following County departments: Community Development, Environmental Management, Planning, and Public Works (Administration, Operations, Engineering, Right-of-Way and Survey Divisions) as well as the County Attorney's Office. The Task Team meets on an as needed basis with the Community Development Department providing leadership to the Task Team.

Participants in this coordinated effort are listed below:

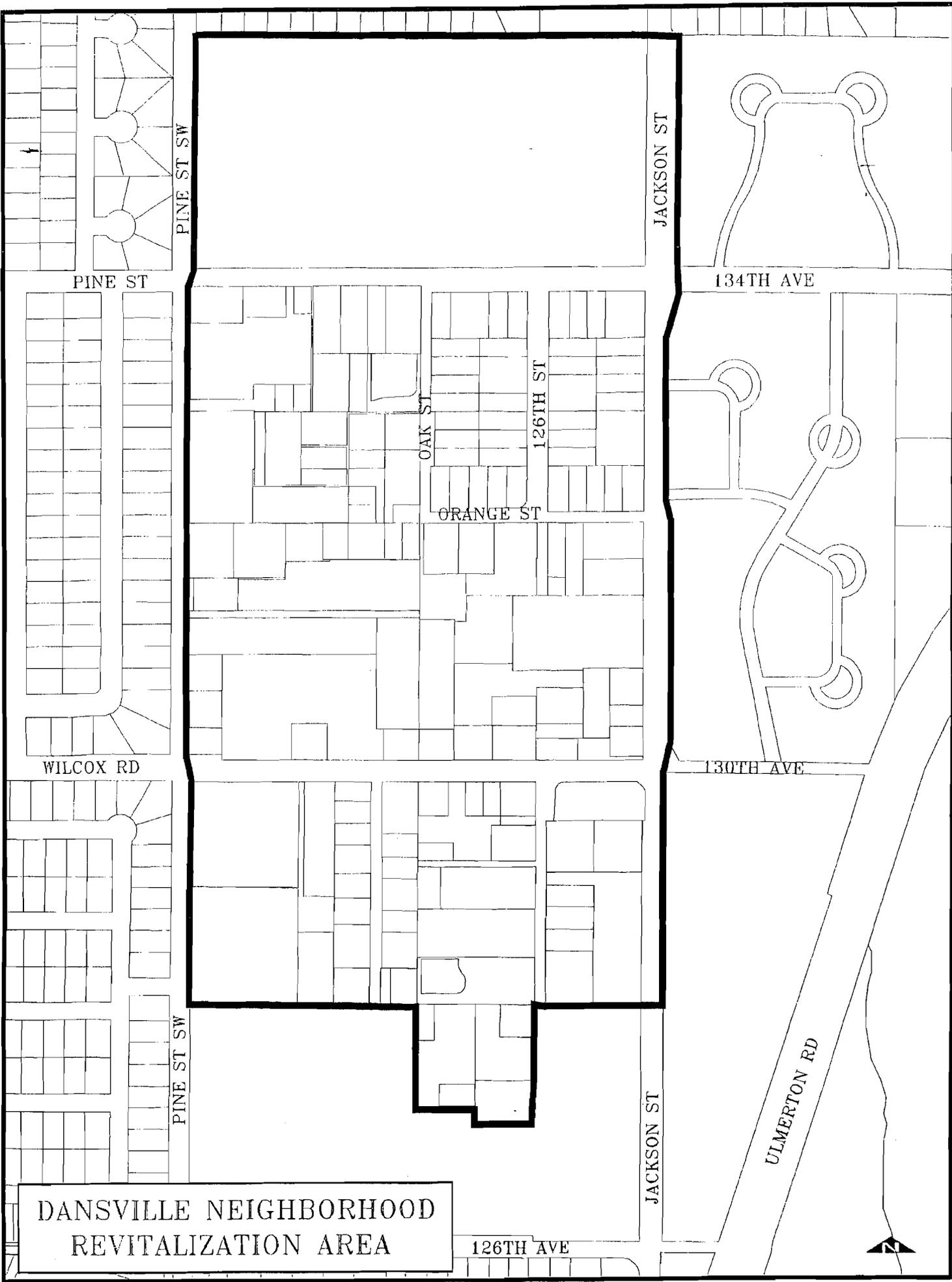
- 1) Community partners
 - a) Redevelopment Area homeowners, tenants and investor-owners
 - b) Neighborhood Committee - former Dansville Rehab Committee, as well as the citizen committee, elected by the homeowners, in November of 1994
 - c) Mid Pinellas Interfaith Disaster Response - a coalition of church groups that were formed after the storm, provided money and resources to begin rebuilding
 - d) Church of the Brethren Disaster Team
 - e) Pinellas Technical Educational Center - architectural plans
 - f) Business community - contractors, Seminole Engineering, law firm of Carlton, Fields et al for pro bono legal assistance
 - g) Neighborhood Development Corporation (possibly Tampa Bay Community Development Corporation)
- 2) Private and non-profit organizations
 - a) Ridgecrest Community Services, Inc.
 - b) Friends of Ridgecrest
 - c) Pinellas County Urban League - Omni Center
 - d) Juvenile Welfare Board - proposed Neighborhood Family Center at Omni Center
 - e) Tampa Bay Community Development Corporation
- 3) State and local government
 - a) Pinellas County Dansville Task Team
 - b) Pinellas County Sheriff's Office
 - c) Pinellas County Health Department - Public Health Unit, a \$2 million, 12,000 square foot health clinic scheduled to open in 1996 to serve residents of the Baskins/Dansville/Ridgecrest community
 - d) Pinellas County Schools

- e) Heritage Park/Pinellas County Historical Society
- f) Florida Department of Juvenile Justice

Benchmarks and Learning

The strategies identified above will produce measurable outcomes. Several of the indices are listed below.

- 1) Property values
- 2) Selling prices of vacant property
- 3) Homeowners, tenants and investor-owners assisted with rehabilitation and relocation
- 4) Selling prices of new houses
- 5) Consistency of code enforcement
- 6) Crime rates
- 7) Levels of participation by Dansville Committee
- 8) Levels of participation by neighborhood residents
- 9) Property line agreements executed
- 10) Parcels/blocks replatted
- 11) Availability of mortgage and home equity financing
- 12) Down payment assistance for new residents
- 13) Linear feet of infrastructure improvements
- 14) Number of new homes constructed and sold



PINE ST SW

JACKSON ST

PINE ST

134TH AVE

OAK ST

126TH ST

ORANGE ST

WILCOX RD

130TH AVE

PINE ST SW

JACKSON ST

ULMERTON RD

DANSVILLE NEIGHBORHOOD
REVITALIZATION AREA

126TH AVE

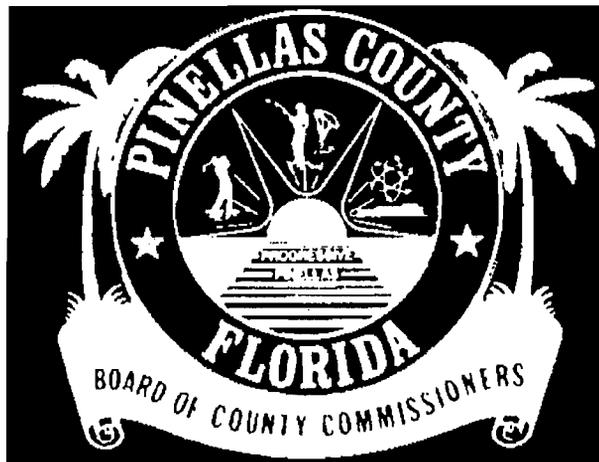


GREATER RIDGECREST
REDEVELOPMENT AREA

HUD APPROVED
12/15/99; 10/31/00

PINELLAS COUNTY FLORIDA CONSORTIUM
ACTION PLAN FOR COMMUNITY
PLANNING AND DEVELOPMENT FOR
1999-2000

Greater Ridgecrest Area
Approved by BCC: 7-20-99
Approved by HCD: 12-15-99, 10-31-2000



Prepared for: Pinellas County Board of County Commissioners
Largo City Commission

By: Pinellas County Community Development Department
Largo Community Development Department

July 20, 1999

Greater Ridgecrest Area

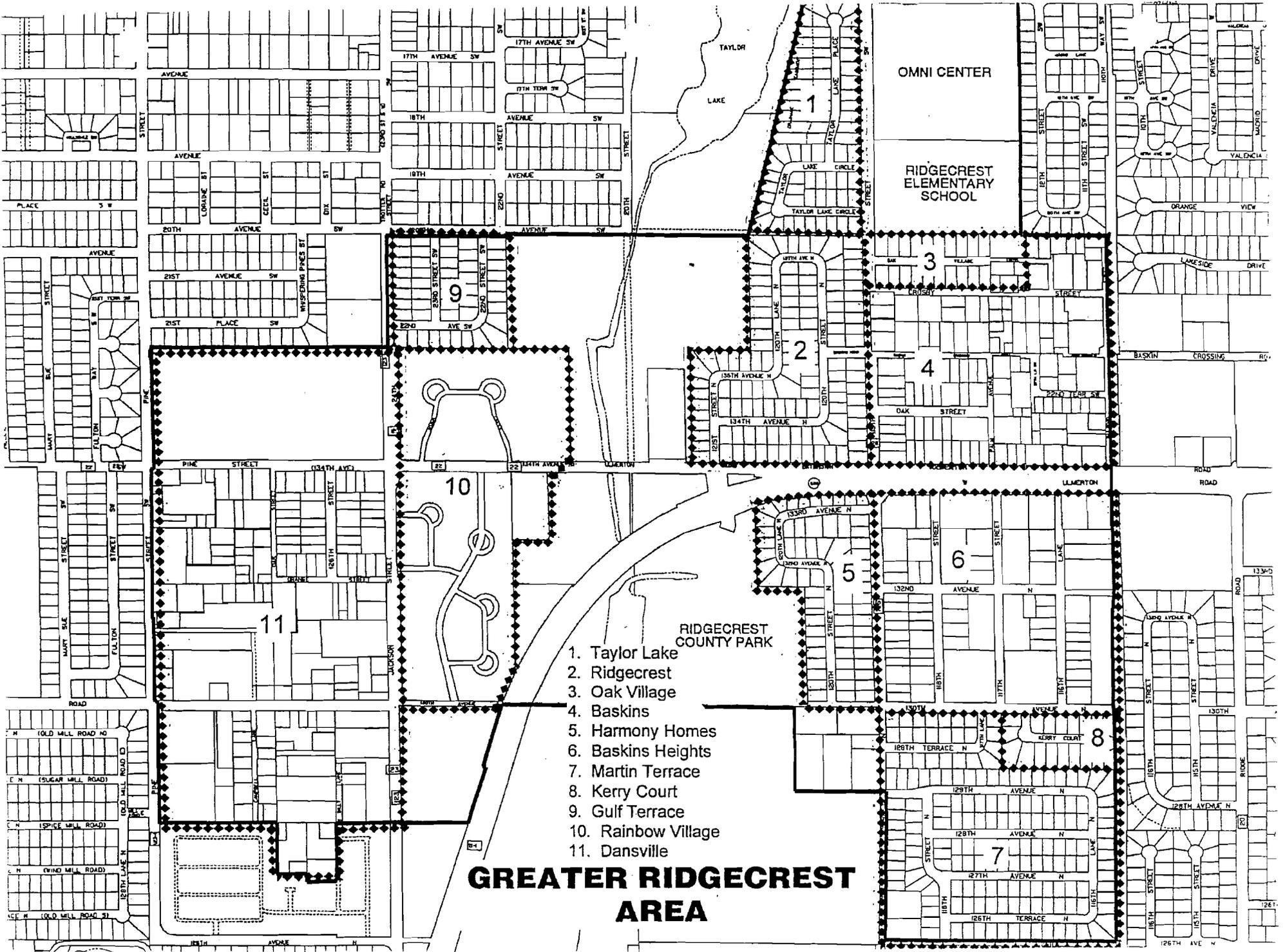
The Greater Ridgecrest Area, about 2/3 square miles in size, comprises the largest portion of an unincorporated community in the mid-western section of Pinellas County, Florida. The setting is suburban, with the City of Largo abutting on three sides, four county parks adjacent, and shopping areas nearby. A busy four-lane divided highway, Ulmerton Road, bisects the area, beginning as an east-west road then bending in a deep curve to the south and joining the east-west Walsingham Road for access to the beaches about two miles to the west.

This is a community of neighborhoods which began developing over 50 years ago. Historical records show that part of the community developed in the 1940s as the home of Black citrus workers that picked, packed, and processed oranges among the vast groves that once dominated Pinellas County. Other Black households began moving to the area, the majority arriving after 1960. Today, boundaries of the area, determined by residents, include these subdivisions: Taylor Lake, Ridgecrest, Oak Village, Baskins, Harmony Homes, Baskins Heights, Martin Terrace, Kerry Court, Gulf Terrace, Rainbow Village, and Dansville. However, Dansville is not being included here as part of the Greater Ridgecrest Area (GRA) Neighborhood Revitalization Area because Dansville was designated as a Revitalization Area in FY 1996. See GRA Figure 1. Cooperation among the neighborhoods is on-going, however.

Demographic Information: There are about 2700 persons in the GRA. Although there is a mix of income ranges, the population is predominantly of low- and moderate-income. The 1989 median income was \$18,935, well below the countywide median of \$26,296; however, 31% of the households made incomes in the \$25,00 to \$50,000 range. The majority of employed persons work in the technical, sales, administrative fields and in services. Families below poverty comprised about 26% of the population. A high percentage of residents 25 years and older did not graduate from high school (49%). Fourteen percent attended college but did not attain degrees, and 5% had associates, bachelors or graduate degrees.

Housing: The community is primarily residential and is comprised of modest homes, most of which are owned by the people who live in them. There are approximately 925 dwelling units in the area; 650 single family units and the remainder multifamily. Of the multifamily, there are only 24 units in complexes containing 10 or more units, and 251 units in structures of less than 10 units. Two hundred of the area's units are in Rainbow Village, family housing owned by the Pinellas County Housing Authority.

Sixty-seven percent (67%) of the area's housing is homesteaded according to the County Property Appraiser's records. The estimated market value of most of the housing in 1998 was between \$25,000 and \$60,000. However, some housing in the area was valued at over \$80,000. Most of the homeowners are long term residents. Some have moved away, gotten jobs elsewhere, and then eventually moved back. Others have lived in the area continuously for years. A friendly community, neighbors are willing to help each other. People know each other, one of the things residents especially like.



1. Taylor Lake
2. Ridgecrest
3. Oak Village
4. Baskins
5. Harmony Homes
6. Baskins Heights
7. Martin Terrace
8. Kerry Court
9. Gulf Terrace
10. Rainbow Village
11. Dansville

GREATER RIDGECREST AREA

A 1998 windshield survey of the area's housing revealed that about 83% of the properties are in good condition. Eight percent need minor maintenance, and 7% have obvious structural deterioration and/or have abandoned vehicles on site. About 13 of the properties appear to have serious damage and should be demolished.

Physical Conditions: Although some residents have well-maintained yards, the physical condition of the area conveys an overall appearance of blight. This is due to the presence of junk and debris at scattered sites, lack of landscaping, garbage cans at curbs, the County Stockpile site, etc. Solid waste removal, being up to each individual property owner, is spotty and inconsistent, resulting in garbage cans being on the streets in one location or another at all times. There is also a lack of community identity for this unincorporated area, surrounded by the City of Largo and county parks, and divided by a principal arterial road.

Substandard infrastructure also adds to the blighted appearance of the area. Several streets are unpaved while others are in need of repair; drainage is poor; open ditches are clogged; and sidewalk coverage is inadequate. Baskin Crossing Road between Pinellas Trail and 119th Street exhibits some of the problems in the area: no sidewalks, dirt parking areas, a crumbling and potholed paved street surface, some deteriorated buildings and some standard ones, overgrown areas, and places where some residents "hang out" impeding traffic and strewing trash.

Community Facilities and Services: Although the community has many assets, programs to provide support services and recreation for children, youth, families and the elderly are inadequate.

The eight churches in the area provide many of the existing services. In addition to religious training and guidance, they offer youth development programs, drug counseling, recreation, and other activities.

Community facilities located in or near the area are the Omni Center, Family Service Center of Rainbow Village, and the open field north of the Center, the Ridge Center, the Ridgecrest Center, and the Ridgecrest Day Care Center. The GRA Neighborhood Family Center is beginning to provide services as well. Available youth activities are youth football and cheerleading, pickup basketball and volleyball, summer camp, Bad Boy Wrestling, Brothers Helping Others, outreach including camping, tutoring, mentoring, community choir, R'Club (before and after school care for ages 2 - middle school), and Girls, Inc. Head Start provides child development services for ages 3 to school age, and other child care is provided for children ages 2-5. Activities for seniors consists mainly of congregate dining and a few other activities at the Ridgecrest Center. Family activities are usually special events offered through the churches or community facilities.

Public Facilities and Services: As an unincorporated area, GRA is provided police protection by the Sheriff's Office. Three community police officers are available to the area, one at Rainbow Village. Crime, and especially drug traffic, is still a problem however. Street lights are not available throughout the area, though residents have cooperated to seek and obtain street lighting districts in

many neighborhoods; residents pay the annual electric bill. Fire protection is provided by the Largo Fire Department; Largo Fire Station No. 39 is located within the community.

A division of the Pinellas County Health Department was constructed in Ridgecrest in 1997 and provides health services, immunizations, clinics for family planning, maternal and child health, and free pregnancy testing and counseling. Other services are to be added later.

Public bus transportation is provided but currently only one bus route runs within the community and one along Ulmerton Road. These run hourly during the week. There are no bus routes for any of the neighborhoods south of Ulmerton. There's only one covered bus waiting shelter.

Ridgecrest Elementary School is located within the community, though its enrollment comes primarily from areas outside of Ridgecrest. Many of the neighborhood children are bused to other schools.

Other public facilities available to the area are: Cooperative Extension Service which manages a number of programs that could be of interest to neighborhood residents; Florida Botanical Gardens, Gulf Coast Museum of Art, Heritage Village and Museum, Ridgecrest Park, Taylor Lake Park, and Walsingham Park.

Many residents are committed to improving conditions for area residents. They are currently participating with community and public organizations to improve the physical living conditions of the area, provide a higher degree of pride in the community, increase the feeling of public safety, and expand the social, recreational, and educational opportunities available.

VISION

A community of friends, living in a flourishing, safe and well-maintained environment with community facilities and services that promote the development of children, youth, and adults so that individual potential can be reached.

In further stating what this vision means, residents added that this should be a community with:

Well-maintained housing, landscaping, and amenities.

Informed homeowners and renters combined in efforts to maintain a high standard of quality throughout the community.

Neighborhoods that are free of drugs.

Standard infrastructure, landscaped and well maintained private and community property free from trash and debris, and top community services.

A full range of recreational and social programs available to all residents of GRA offering individuals and families opportunities for social interaction, skills development and physical fitness.

A community recreational and social center to provide a safe environment and operated in a manner that supports the community's values and promotes the healthy development of mind and body.

Opportunities that will enhance the education of youth, extend adult education, and open avenues for advancement for all residents in the community.

A balanced life for area residents through training designed to meet their needs to provide adequate employment, and opportunities for growth and development.

Residents' vision included a community that would be an example for other neighborhoods to pattern themselves after.

OBJECTIVES AND STRATEGIES

Environmental/Neighborhood Improvement:

Objective: Renovate, build, clean and beautify the community and provide a safe environment for residents.

Strategies:

1. Encourage residents and owners to keep properties clean of trash and debris and to keep vegetation pruned and maintained.
2. Create a sense of neighborhood identification.
3. Encourage landscaping as well as lawn maintenance throughout the area.
4. Pave, resurface, or repair all streets.
5. Install drainage gutters on both sides of every road, and repair damaged gutters.
6. Pipe, fill, and grass certain ditches.
7. Construct sidewalks along streets and provide access to the Trail.
8. Slow the speed of vehicular traffic on neighborhood streets.
9. Encourage better traffic circulation around the Omni Center.
10. Make improvements to the holding areas on both sides of Ulmerton Road at the crosswalk.
11. Increase police protection and enforcement.
12. Work with the Sheriff's Office and local youth organizations to establish youth programs.
13. Encourage the Sheriff's Office to concentrate on drug activity areas.
14. Sponsor crime prevention through environmental design (CPTED).
15. Ensure that animals have proper identification, are on leashes or fenced.
16. Provide concentrated code enforcement in the area.
17. Publish and promote the "Code Enforcement in Your Neighborhood Handbook."
18. Encourage the provision of one trash and garbage collector for the entire area.
19. Hold community clean-ups on a regular basis.
21. Contact PSTA about a bus route along 119th and about covered bus shelters.
22. Keep mosquitoes down in the area.

Housing:

Objective: Insure the preservation of existing housing stock, develop affordable housing, and educate residents of the community.

Strategies:

1. Development of high quality affordable housing on onfill lots.
2. Increase awareness of existing educational components in credit, qualifying for mortgage loans, and home maintenance.
3. Promote homeownership among young people.
4. Increase promotion of home rehabilitation.
5. Development of landscaping improvement strategies.
6. Develop a committee to focus on tenant rights.
7. Establish a standing housing committee to implement strategies.
8. Implement an in-depth study to determine need for additional assisted living facilities.

Recreation:

Objectives:

1. Provide recreational and social activities shown to be most desired by the youth survey.
2. Provide recreational and social opportunities for adults and families, and for senior citizens.

Strategies:

1. Renovate and add additional parking at the Ridgecrest Center to accommodate programs for senior citizens.
2. Renovate and expand the Omni Center to accommodate a full range of recreational and social programs for children, youth, and adults, by adding a two story wing behind the existing building and a multi-purpose swimming pool that would be used for recreational family use, lessons, and perhaps limited competitive events, along with a separate kiddie pool with water play features (a pool would be subject to finding an experienced agency to operate the aquatic program). The two-story building could hold shower and rest rooms, office space, and other spaces for activities that are now or would be interrupted by the noise in the gym.
3. Provide other recreational activities desired by youth: gymnastics, Teen Center, Fitness Center (also to accommodate adults), game room (if not included in the Teen Center), tennis courts, weight lifting, outdoor play court for basketball, volleyball, etc.; cooking classes, play room for ages 1 to 6 including an indoor jungle gym, baseball and/or softball (perhaps Little League), powder puff football, and sewing classes.
4. Continue current activities offered through providers such as the popular Youth Football sponsored by Largo for Youth.
5. Provide adult/family activities such as arts and crafts, potluch socials, a card room, an adult community choir, dance club, and neighborhood family nights. Also a Fitness Center.
6. Provide opportunities to participate in activities outside the community: bowling team, cultural arts field trips, etc.

Drug Education:

Objectives:

1. Develop an enriching program for drug education, rehabilitation and mentorships. Unite community members to combat drugs.
2. Build up the male image and the male support system in the community.

Strategies:

1. Support the Brothers Helping Others program.
2. Involve youth in mentoring programs early.
3. Screen and train mentors, and make careful matches between mentors and youth.
4. Support the provision of outreach workers, one-on-one counseling, substance abuse prevention programs, and literacy programs through the Neighborhood Family Center.

Education:

Objective: Provide opportunities that will enhance the education of youth, extend adult education, and open avenue for advancement for all residents in the community.

Strategies:

1. Support on-going and expand tutoring and literacy programs in the Greater Ridgecrest Area.
2. Provide computer classes, to be coordinated among local agencies. (NFC strategy also.)
3. Encourage utilization of Head Start and other early childhood enrichment programs.
4. Initiate a coalition of providers/services in the Largo area.
5. Provide connections with education programs at Urban League, Pinellas Technical Education Center, St. Petersburg Junior College Seminole campus, and Pinellas County School System.
6. Partner with Family Service Centers to provide educational and developmental activities for children and youth. (NFC)

Job Training:

Objectives:

- 1) Provide resources that will help people in the community.
- 2) Upgrade current jobs of residents through training programs. Explore mechanisms for better employment opportunities through appropriate training.
- 3) Identify the talents of qualified individuals.

Strategies:

1. Develop a Job-Hot-Line with potential partners in Largo and Pinellas County areas.
2. Research jobs with benefits in the local vicinity and provide training sessions to assist applicants.
3. Work with Omni Center to develop and enhance the Job Assistance Program.

4. Provide job posting board for local community businesses including Albertsons, Target, Olive Garden, Red Lobster, etc. who have agreed to partner with GRA in providing regular up-to-date listings of available jobs. (NFC)

Neighborhood Family Center:

Objectives:

1. Develop supportive activities for parents and other caretakers of children.
2. Develop activities that will increase the number of community residents who are employed and the level at which they are employed.
3. Provide child development activities.
4. Develop activities that will enhance the education of youth of the Greater Ridgecrest Area.
5. Provide a center that encourages the coming together of families to strengthen bonding with each other and create greater community cohesion.
6. Provide quality child care at all activities, thereby supporting parents' ability to participate.
7. Provide support to young men who are at risk of involvement in drugs and other potentially detrimental activities.
8. Enhance education and economic opportunities by operating a facility with programs and services that provide opportunities for personal, spiritual, and professional growth.

Strategies:

1. Create an intergenerational parent support group for young parents and their extended family network to be held bi-weekly at the neighborhood family center, with a collaborative partner.
2. Provide home visits to at least 50 families with children ages 0 to 5, with follow up leading to setting of goals and taking steps to reach them. This is to include linkages to health and other services as indicated, and to be coordinated with Family Continuity.
3. Develop job skills training and job development activities for all neighborhood residents.
4. Provide job posting board for local community businesses including Albertsons, Target, Olive Garden, Red Lobster, etc. who have agreed to partner with GRA in providing regular up-to-date listings of available jobs.
5. Provide computer classes, to be coordinated with the Ridge Center, which has computers.
6. Partner with Family Service Centers to provide educational and developmental activities for children and youth.
7. Develop a Youth Advisory Council, to assure that such activities will be relevant to and participated in by the youth.
8. Provide after-school tutoring at the NFC, and coordinate with the Omni and Ridge Centers.
9. Organize a monthly activity; the first will be the grand opening of the center; others could be movie nights, barbecues, Young Life performances, concerts, and talent shows.
10. Provide child care for parents participating in center activities. This will be coordinated with Ridgecrest Day Care and the OMNI Center.
11. Organize a men's support/mentoring group, "Brothers Helping Others," to be coordinated with Young Life.

Youth Development:

Objectives:

1. Provide for the survival and growth of youth.
2. Increase public interest in the need for youth development.
3. Strengthen the role of youth serving the community by involving the youth in the neighborhood development.

Strategies:

1. Generate positive youth development programs that meet the key developmental needs of youth 10-17 years of age.
2. Provide evening, after school and weekend programs that are community and neighborhood based.
3. Provide opportunities for youth to participate in leadership programs.
4. Provide opportunities for youth to participate in the cultural arts (drama, dance, art, and music).
5. Provide other opportunities and avenues for growth: mentoring programs, tutoring, family counseling, job skills, employment, drug/alcohol counseling, intergenerational programs, and projects that promote youth entrepreneurship.
6. Develop a Youth Advisory Council, to assure that youth activities will be relevant to and participated in by the youth. (NFC)
7. Organize a men's support/mentoring group, "Brothers Helping Others," to be coordinated with Young Life. (NFC)

Community Based Partnerships

On April 26, 1997, over 400 residents met with representatives of Pinellas County Government, United Way, Juvenile Welfare Board, and Florida Department of Children and Families to provide the opportunity for community residents to address issues and concern about their neighborhoods. Many needs were brought up and discussed, and commitments were made to initiate and support a grass roots efforts to develop a comprehensive plan of improvements for the area. The Greater Ridgecrest Area Board of Directors was formed as a non-profit to lead this effort in the community. GRA was formally established on August 5, 1997, and hired an Executive Director in 1998. Citizen committees were formed around issues important to the community, surveys and other research were conducted, and goals, objectives and strategies were formulated. These citizen efforts were supported primarily by the Juvenile Welfare Board, Pinellas County Community Development, and Family Preservation and Support.

Many partners were identified throughout the planning process, and continued and new partnerships are anticipated as the implementation process gets further along:

Partners within the Community

- Greater Ridgecrest Board of Directors
- Local churches
- Friends of Ridgecrest
- Ridgecrest Community Services, Inc.
- Pinellas County Housing Authority
- Young Life

Private and non-profit organizations

- Neighborly Senior Services
- Gulf Coast Museum of Art
- Girls, Inc.
- Head Start
- Florida First Start
- Pinellas County Urban League
- Suncoast Family YMCAs

State and Local Government

- Pinellas County Board of County Commissioners
- Pinellas County Community Development
- Juvenile Welfare Board
- Pinellas County Cooperative Extension Service - Four H, Botanical Gardens
- Pinellas County Parks Department
- Largo Fire Station No. 39
- Pinellas County Health Department
- Florida Family Preservation and Support

Benchmarks

The strategies identified above will produce measurable outcomes. Several of the indices are listed below:

- Linear feet of infrastructure improvements
- Housing conditions
- Consistency of code enforcement
- Property values
- Drug activity
- Youth recreational activities
- Adult recreational activities

Appendix D

Housing Needs Table			Grantee:												Priority Need?	Plan. to Fund?	Fund Source	Households with a Disabled Member		Disproportionate Racial/Ethnic Need?	# of Households in lead-Hazard Housing	Total Low Income, HIV/AIDS Population				
			Only complete blue sections. Do NOT type in sections other than blue.															% HSHLD	# HSHLD							
Housing Needs - Comprehensive Housing Affordability Strategy (CHAS) Data Housing Problems			Current % of Households	Current Number of Households	3-5 Year Quantities												% of Goal									
					Year 1		Year 2		Year 3		Year 4*		Year 5*		Multi-Year											
					Goal	Actual	Goal	Actual	Goal	Actual	Goal	Actual	Goal	Actual	Goal	Actual								Goal	Actual	
Household Income <=30% MFI	Renter	Elderly	NUMBER OF HOUSEHOLDS	100%	3041														100%	760						
			Any housing problems	70.4	2141	4		2		3		2		2		13	0	0%	M	Y	CO	25.0	190			
			Cost Burden > 30%	69.4	2110												0	####	M	N	CO					
			Cost Burden >50%	53.6	1630												0	####	M	N						
	Renter	Small Related	NUMBER OF HOUSEHOLDS	100%	2062																					
			With Any Housing Problems	86.4	1782	4		3		2		4		4		17	0	0%	H	Y	CHO					
			Cost Burden > 30%	84.2	1736	4		2		3		4		4		17	0	0%	H	Y	CO					
			Cost Burden >50%	73.7	1520	3		4		12		5		20		44	0	0%	H	Y	CHO					
	Renter	Large Related	NUMBER OF HOUSEHOLDS	100%	364																					
			With Any Housing Problems	98.9	360	3		2		2		2		2		11	0	0%	H	Y						
			Cost Burden > 30%	93.4	340	2		1		1		1		1		6	0	0%	H	Y	CO					
			Cost Burden >50%	83.8	305	3		5		9		10		15		42	0	0%	H	Y						
	Renter	All other hshld	NUMBER OF HOUSEHOLDS	100%	3086																					
			With Any Housing Problems	70.7	2182	4		6		11		10		10		41	61	149%	H	Y						
			Cost Burden > 30%	70.3	2169												0	####	H	N						
			Cost Burden >50%	64.9	2003												0	####	H	N						
	Owner	Elderly	NUMBER OF HOUSEHOLDS	100%	7901																					
			With Any Housing Problems	68.5	5412	2		1		1		1		1		6	0	0%	M	Y	HO					
			Cost Burden > 30%	68.3	5396												0	####	M	N	HO					
			Cost Burden >50%	45.2	3571												0	####	M	Y	HO					
		Owner	Small Related	NUMBER OF HOUSEHOLDS	100%	1954																				
				With Any Housing Problems	73.5	1436	3		2		1		1		1		6	0	0%	M	Y	HO				
				Cost Burden > 30%	72.6	1419												0	####	M	N					
				Cost Burden >50%	63.2	1235	15		8		15		15		15		68	0	0%	M	Y					
Owner		Large Related	NUMBER OF HOUSEHOLDS	100%	243																					
			With Any Housing Problems	92.6	225	1		1		1		1		1		5	0	0%	M	Y						
			Cost Burden > 30%	90.9	221												0	####	M	N						
			Cost Burden >50%	89.3	217	6		6		5		5		10		34	0	0%	M	Y						
Owner	All other hshld	NUMBER OF HOUSEHOLDS	100%	2326																						
		With Any Housing Problems	67.7	1575	2		2		1		1		1		7	0	0%	M	Y							
		Cost Burden > 30%	66.9	1556												0	####	M	N							
		Cost Burden >50%	58.6	1363												0	####	M	N							

Household Income > 30 to <= 50% MFI																				
															100%					
Renter	Elderly	NUMBER OF HOUSEHOLDS	100%	3447															100%	
		With Any Housing Problems	74.5	2568	2	1	1	1	1	6	0	0%	M	Y	CO					0
		Cost Burden > 30%	73.3	2527							0	####	M	N	CO					
			Cost Burden > 50%	44.0	1517						0	####	M	N						
	Small Related	NUMBER OF HOUSEHOLDS	100%	2551																
		With Any Housing Problems	86.9	2217	6	5	4	4	5	24	0	0%	M	Y	CHO					
		Cost Burden > 30%	84.4	2153							0	####	M	Y	CHO					
			Cost Burden > 50%	35.4	903						0	####	M	Y						
	Large Related	NUMBER OF HOUSEHOLDS	100%	346																
		With Any Housing Problems	90.5	313	1					1	2	0	0%	M	Y	CHO				
		Cost Burden > 30%	79.2	274							0	####	M	N	CHO					
			Cost Burden > 50%	31.2	108						0	####	M	N						
All other household	NUMBER OF HOUSEHOLDS	100%	2677																	
	With Any Housing Problems	86.6	2318	8	10	8	8	7	41	0	0%	M	Y	CHO						
	Cost Burden > 30%	85.8	2297							0	####	M	N							
		Cost Burden > 50%	44.8	1199						0	####	M	N							
Owner	Elderly	NUMBER OF HOUSEHOLDS	100%	13545																
		With Any Housing Problems	49.0	6637	5	5	5	5	5	25	0	0%	M	Y	CHO					
		Cost Burden > 30%	48.8	6610							0	####	M	N	CHO					
			Cost Burden > 50%	19.6	2655						0	####	M	N	CHO					
	Small Related	NUMBER OF HOUSEHOLDS	100%	2296																
		With Any Housing Problems	79.7	1830	7	6	5	4	4	26	0	0%	M	Y	CHO					
		Cost Burden > 30%	78.8	1809							0	####	M	N	CHO					
			Cost Burden > 50%	45.2	1038	6	8	8	8	7	37	0	0%	M	Y					
	Large Related	NUMBER OF HOUSEHOLDS	100%	368																
		With Any Housing Problems	89.4	329	3	2	1	1	1	8	8	0	0%	M	Y	CHO				
		Cost Burden > 30%	74.7	275							8	####	M	N	CHO					
			Cost Burden > 50%	43.8	161	4	4	2	3	2	15	0	0%	M	Y					
All other household	NUMBER OF HOUSEHOLDS	100%	2419																	
	With Any Housing Problems	79.3	1918	3	5	3	4	4	19	0	0%	M	Y							
	Cost Burden > 30%	78.9	1909							0	####	M	N							
		Cost Burden > 50%	49.4	1195						0	####	M	N							
Total	Elderly	NUMBER OF HOUSEHOLDS	100%	3388														100%		
		With Any Housing Problems	56.0	1897	1	1	0	1	0	3	0	0%	M	Y	CHO					0
		Cost Burden > 30%	54.8	1857							0	####	M	Y	CHO					
			Cost Burden > 50%	13.5	457						0	####	M	Y						
	Small Related	NUMBER OF HOUSEHOLDS	100%	4411																
		With Any Housing Problems	56.2	2479	1	1	0	0	1	3	0	0%	M	Y	HO					
Cost Burden > 30%		49.3	2175	2	3	3	4	6	18	0	0%	M	Y	HO						

Jurisdiction						
Housing Market Analysis				<i>Complete cells in blue.</i>		
Housing Stock Inventory	Vacancy Rate	0 & 1 Bedroom	2 Bedrooms	3+ Bedroom	Total	Substandard Units
Affordability Mismatch						
Occupied Units: Renter		23439	30055	8963	62457	
Occupied Units: Owner		15102	88081	90750	193933	
Vacant Units: For Rent	12%	3097	3718	497	7312	
Vacant Units: For Sale	2%	776	2728	1021	4525	
Total Units Occupied & Vacant		42414	124582	101231	268227	0
Rents: Applicable FMRs (in \$)		782	946	1,199		
Rent Affordable at 30% of 50% of MFI (in \$)		50% \$555	50% \$666	50% \$769		
Public Housing Units						
Occupied Units					0	
Vacant Units					0	
Total Units Occupied & Vacant		0	0	0	0	0
Rehabilitation Needs (in \$)					0	

Continuum of Care Homeless Population and Subpopulations Chart

Part 1: Homeless Population	Sheltered		Un-sheltered	Total	Jurisdiction
	Emergency	Transitional			Data Quality
1. Homeless Individuals	712	540	1591	2843	(A) administrative records ▼
2. Homeless Families with Children	69	100	57	226	
2a. Persons in Homeless with Children Families	159	280	137	576	
Total (lines 1 + 2a)	871	820	1728	3419	

Part 2: Homeless Subpopulations	Sheltered		Un-sheltered	Total	Data Quality
1. Chronically Homeless		186	445	631	
2. Severely Mentally Ill		591	0	591	
3. Chronic Substance Abuse		828	0	828	
4. Veterans		507	0	507	
5. Persons with HIV/AIDS		34	0	34	
6. Victims of Domestic Violence		203	0	203	
7. Youth (Under 18 years of age)		51	0	51	

Part 3: Homeless Needs Table: Individuals		Needs	Currently Available	Gap	5-Year Quantities										Total			Priority H, M, L	Plan to Fund? Y, N	Fund Source: CDBG, HOME, HOPWA, ESG or Other
					Year 1		Year 2		Year 3		Year 4		Year 5		Goal	Actual	% of Goal			
					Goal	Complete	Goal	Complete	Goal	Complete	Goal	Complete	Goal	Complete						
Beds	Emergency Shelters	1275	535	740	4	0	4	0	4	0	4	0	4	0	20	0	0%	Y	CD/ESG	
	Transitional Housing	1340	635	705	4	0	4	0	4	0	4	0	4	0	20	0	0%	Y	CD/ESG	
	Permanent Supportive Housing	661	241	420	6	0	6	0	6	0	6	0	6	0	30	0	0%	Y	CD/ESG	
	Total	3276	1411	1865	4	0	4	0	4	0	4	0	4	0	20	0	0%			
Chronically Homeless																				

Part 4: Homeless Needs Table: Families		Needs	Currently Available	Gap	5-Year Quantities										Total			Priority H, M, L	Plan to Fund? Y, N	Fund Source: CDBG, HOME, HOPWA, ESG, or Other
					Year 1		Year 2		Year 3		Year 4		Year 5		Goal	Actual	% of Goal			
					Goal	Complete	Goal	Complete	Goal	Complete	Goal	Complete	Goal	Complete						
Beds	Emergency Shelters	586	274	312	2	0	2	0	2	0	2	0	2	0	10	0	0%		Y	CD/ESG
	Transitional Housing	620	307	313	2	0	2	0	2	0	2	0	2	0	10	0	0%		Y	CD/ESG
	Permanent Supportive Housing	138	69	69	0	0	0	0	0	0	0	0	0	0	0	0	####		Y	CD/ESG
	Total	1344	650	694	4	0	4	4	4	0	4	0	4	0	20	4	20%			

Completing Part 1: Homeless Population. This must be completed using statistically reliable, unduplicated counts or estimates of homeless persons in sheltered and unsheltered locations at a one-day point in time. The counts must be from: (A) administrative records, (N) enumerations, (S) statistically reliable samples, or (E) estimates. The quality of the data presented in each box must be identified as: (A), (N), (S) or (E).

Completing Part 2: Homeless Subpopulations. This must be completed using statistically reliable, unduplicated counts or estimates of homeless persons in sheltered and unsheltered locations at a one-day point in time. The numbers must be from: (A) administrative records, (N) enumerations, (S) statistically reliable samples, or (E) estimates. The quality of the data presented in each box must be identified as: (A), (N), (S) or (E).

Sheltered Homeless. Count adults, children and youth residing in shelters for the homeless. "Shelters" include all emergency shelters and transitional shelters for the homeless, including domestic violence shelters, residential programs for runaway/homeless youth, and any hotel/motel/apartment voucher arrangements paid by a public/private agency because the person or family is homeless. Do not count: (1) persons who are living doubled up in conventional housing; (2) formerly homeless persons who are residing in Section 8 SRO, Shelter Plus Care, SHP permanent housing or other permanent housing units; (3) children or youth, who because of their own or a parent's homelessness or abandonment, now reside temporarily and for a short anticipated duration in hospitals, residential treatment facilities, emergency foster care, detention facilities and the like; and (4) adults living in mental health facilities, chemical dependency facilities, or criminal justice facilities.

Unsheltered Homeless. Count adults, children and youth sleeping in places not meant for human habitation. Places not meant for human habitation include streets, parks, alleys, parking ramps, parts of the highway system, transportation depots and other parts of transportation systems (e.g. subway tunnels, railroad car), all-night commercial establishments (e.g. movie theaters, laundromats, restaurants), abandoned buildings, building roofs or stairwells, chicken coops and other farm outbuildings, caves, campgrounds, vehicles, and other similar places.

Non-Homeless Special Needs Including HOPWA		Needs	Currently Available	GAP	3-5 Year Quantities										Total		
					Year 1		Year 2		Year 3		Year 4*		Year 5*		Goal	Actual	% of Goal
					Goal	Complete	Goal	Complete	Goal	Complete	Goal	Complete	Goal	Complete			
Housing Needed	52. Elderly	2036	0	2036	0	0	0	0	0	0	0	0	0	0	0	0	####
	53. Frail Elderly	2007	0	2007	0	0	0	0	0	0	0	0	0	0	0	0	####
	54. Persons w/ Severe Mental Illness	308	0	308	105	0	0	0	0	0	0	0	0	105	0	0%	
	55. Developmentally Disabled	485	0	485	80	0	0	0	0	0	0	0	0	80	0	0%	
	56. Physically Disabled	1020	0	1020	3	0	3	0	3	0	3	0	3	15	0	0%	
	57. Alcohol/Other Drug Addicted	5032	0	5032	0	0	0	0	0	0	0	0	0	0	0	0	####
	58. Persons w/ HIV/AIDS & their families	263	0	263	0	0	0	0	0	0	0	0	0	0	0	0	####
	59. Public Housing Residents	0	0	0	100	0	0	0	0	0	0	0	0	100	0	0%	
	Total	11151	0	11151	288	0	3	0	3	0	3	0	3	300	0	0%	
Supportive Services Needed	60. Elderly	20362	0	20362	0	0	0	0	0	0	0	0	0	0	0	0	####
	61. Frail Elderly	4014	0	4014	43	0	43	0	43	0	43	0	43	215	0	0%	
	62. Persons w/ Severe Mental Illness	3078	0	3078	0	0	0	0	0	0	0	0	0	0	0	0	####
	63. Developmentally Disabled	4854	0	4854	0	0	0	0	0	0	0	0	0	0	0	0	####
	64. Physically Disabled	10200	0	10200	0	0	0	0	0	0	0	0	0	0	0	0	####
	65. Alcohol/Other Drug Addicted	60000	0	60000	0	0	0	0	0	0	0	0	0	0	0	0	####
	66. Persons w/ HIV/AIDS & their families	526	0	526	0	0	0	0	0	0	0	0	0	0	0	0	####
	67. Public Housing Residents	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	####
Total	1E+05	0	1E+05	43	0	43	0	43	0	43	0	43	215	0	0%		

Housing and Community Development Activities				5-Year Quantities														
				Needs	Current	Gap	Year 1		Year 2		Year 3		Year 4		Year 5		Cumulative	
							Goal	Actual	Goal	Actual								
01 Acquisition of Real Property 570.201(a)				3	0	3			1		1		1			3	0	
02 Disposition 570.201(b)				0	0	0										0	0	
Public Facilities and Improvements	03 Public Facilities and Improvements (General) 570.201(c)			10	0	10	2		2		2		2		2	10	0	
	03A Senior Centers 570.201(c)			0	0	0										0	0	
	03B Handicapped Centers 570.201(c)			0	0	0										0	0	
	03C Homeless Facilities (not operating costs) 570.201(c)			7	0	7										0	0	
	03D Youth Centers 570.201(c)			0	0	0										0	0	
	03E Neighborhood Facilities 570.201(c)			3	0	3										0	0	
	03F Parks, Recreational Facilities 570.201(c)			2	0	2										0	0	
	03G Parking Facilities 570.201(c)			0	0	0										0	0	
	03H Solid Waste Disposal Improvements 570.201(c)			0	0	0										0	0	
	03I Flood Drain Improvements 570.201(c)			0	0	0										0	0	
	03J Water/Sewer Improvements 570.201(c)			0	0	0										0	0	
	03K Street Improvements 570.201(c) - Linear			21000	0	21000	4200		0		4200		4200		4200	16800	0	
	03L Sidewalks 570.201(c) - linear			6350	0	6350	1270		16000		1270		1270		1270	21080	0	
	03M Child Care Centers 570.201(c)			0	0	0										0	0	
	03N Tree Planting 570.201(c)			0	0	0										0	0	
	03O Fire Stations/Equipment 570.201(c)			1	0	1										0	0	
03P Health Facilities 570.201(c)			0	0	0										0	0		
03Q Abused and Neglected Children Facilities 570.201(c)			0	0	0										0	0		
03R Asbestos Removal 570.201(c)			0	0	0										0	0		
03S Facilities for AIDS Patients (not operating costs) 570.201(c)			0	0	0										0	0		
03T Operating Costs of Homeless/AIDS Patients Programs			0	0	0										0	0		
04 Clearance and Demolition 570.201(d)				110	0	110	22		15		22		22		22	103	0	
04A Clean-up of Contaminated Sites 570.201(d)				0	0	0										0	0	
Public Services	05 Public Services (General) 570.201(e)			11000	0	11000	2200		10,300		2000		2200		2200	18900	0	
	05A Senior Services 570.201(e)			0	0	0					48		45			93	0	
	05B Handicapped Services 570.201(e)			0	0	0										0	0	
	05C Legal Services 570.201(e)			0	0	0										0	0	
	05D Youth Services 570.201(e)			0	0	0										0	0	
	05E Transportation Services 570.201(e)			0	0	0										0	0	
	05F Substance Abuse Services 570.201(e)			0	0	0										0	0	
	05G Battered and Abused Spouses 570.201(e)			0	0	0										0	0	
	05H Employment Training 570.201(e)			0	0	0										0	0	
	05I Crime Awareness 570.201(e)			0	0	0										0	0	
	05J Fair Housing Activities (if CDBG, then subject to 570.201(e))			0	0	0										0	0	
	05K Tenant/Landlord Counseling 570.201(e)			0	0	0										0	0	
	05L Child Care Services 570.201(e)			0	0	0										0	0	

20 Planning 570.205		0	0	0											0	0
	21A General Program Administration 570.206	0	0	0											0	0
	21B Indirect Costs 570.206	0	0	0											0	0
	21D Fair Housing Activities (subject to 20% Admin cap) 570.206	0	0	0											0	0
	21E Submissions or Applications for Federal Programs 570.206	0	0	0											0	0
	21F HOME Rental Subsidy Payments (subject to 5% cap)	0	0	0											0	0
	21G HOME Security Deposits (subject to 5% cap)	0	0	0											0	0
	21H HOME Admin/Planning Costs of PJ (subject to 5% cap)	0	0	0											0	0
	21I HOME CHDO Operating Expenses (subject to 5% cap)	0	0	0											0	0
22 Unprogrammed Funds		0	0	0											0	0
HOPWA	31J Facility based housing - development	0	0	0											0	0
	31K Facility based housing - operations	0	0	0											0	0
	31G Short term rent mortgage utility payments	0	0	0											0	0
	31F Tenant based rental assistance	0	0	0											0	0
	31E Supportive service	0	0	0											0	0
	31I Housing information services	0	0	0											0	0
	31H Resource identification	0	0	0											0	0
	31B Administration - grantee	0	0	0											0	0
31D Administration - project sponsor	0	0	0											0	0	
CDBG	Acquisition of existing rental units	0	0	0											0	0
	Production of new rental units	0	0	0											0	0
	Rehabilitation of existing rental units	0	0	0											0	0
	Rental assistance	0	0	0											0	0
	Acquisition of existing owner units	0	0	0											0	0
	Production of new owner units	0	0	0											0	0
	Rehabilitation of existing owner units	0	0	0											0	0
	Homeownership assistance	0	0	0											0	0
HOME	Acquisition of existing rental units	0	0	0											0	0
	Production of new rental units	0	0	0											0	0
	Rehabilitation of existing rental units	0	0	0											0	0
	Rental assistance	0	0	0											0	0
	Acquisition of existing owner units	0	0	0											0	0
	Production of new owner units	0	0	0											0	0
	Rehabilitation of existing owner units	0	0	0											0	0
	Homeownership assistance	0	0	0											0	0
Totals		40458	0	40458	8044	0	26648	0	7875	0	8100	0	8054	0	58721	0



Summary of Specific Annual Objectives

Specific Obj. #	Outcome/Objective Specific Annual Objectives	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed		
DH-1 Availability/Accessibility of Decent Housing									
DH-1 (1)	Specific Objective - 1,560 persons, 160 households/units will have access to decent housing.	Source of Funds #1 - HOME	Performance Indicator #1 -	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
				2013			#DIV/0!		
		Source of Funds #2 - CDBG	Performance Indicator #1 -	2014			#DIV/0!		
				MULTI-YEAR GOAL				0	#DIV/0!
				Source of Funds #1	Performance Indicator #2 -	2010			#DIV/0!
						2011			#DIV/0!
		2012					#DIV/0!		
		2013					#DIV/0!		
		Source of Funds #2	Performance Indicator #2 -	2014			#DIV/0!		
				MULTI-YEAR GOAL				0	#DIV/0!
	Source of Funds #3			Performance Indicator #3	2010			#DIV/0!	
					2011			#DIV/0!	
		2012				#DIV/0!			
		2013				#DIV/0!			
	Source of Funds #3	Performance Indicator #3	2014			#DIV/0!			
			MULTI-YEAR GOAL				0	#DIV/0!	
Specific Annual Objective			Performance Indicator #3	2010			#DIV/0!		
				2011			#DIV/0!		
	2012				#DIV/0!				
	2013				#DIV/0!				
Source of Funds #1	Performance Indicator #3	2014			#DIV/0!				
		MULTI-YEAR GOAL				0	#DIV/0!		



Summary of Specific Annual Objectives

Specific Obj. #	Outcome/Objective Specific Annual Objectives	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed	
DH-2 Affordability of Decent Housing								
DH-2 (1)	Specific Objective - 100 households and 175 units households/units will have access to decent housing.	Source of Funds # 1 - HOME	Performance Indicator #1 -	2010			#DIV/0!	
				2011			#DIV/0!	
		Source of Funds #2		2012			#DIV/0!	
				2013			#DIV/0!	
		Source of Funds #3		2014			#DIV/0!	
		MULTI-YEAR GOAL					0	#DIV/0!
		Source of Funds #1	Performance Indicator #2	2010			#DIV/0!	
				2011			#DIV/0!	
		Source of Funds #2		2012			#DIV/0!	
		2013				#DIV/0!		
	Source of Funds #3	2014				#DIV/0!		
	MULTI-YEAR GOAL					0	#DIV/0!	
	Specific Annual Objective	Source of Funds #1	Performance Indicator #3	2010			#DIV/0!	
				2011			#DIV/0!	
		Source of Funds #2		2012			#DIV/0!	
				2013			#DIV/0!	
		Source of Funds #3		2014			#DIV/0!	
		MULTI-YEAR GOAL					0	#DIV/0!



Summary of Specific Annual Objectives

Specific Obj. #	Outcome/Objective Specific Annual Objectives	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed		
SL-1 Availability/Accessibility of Suitable Living Environment									
SL-1 (1)	Specific Objective - 13 facilities and 150 people will have access to a more suitable living environment.	Source of Funds #1 - CDBG	Performance Indicator #1	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
				2013			#DIV/0!		
				2014			#DIV/0!		
		MULTI-YEAR GOAL						0	#DIV/0!
		Source of Funds #2 - ESG	Performance Indicator #2	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
				2013			#DIV/0!		
				2014			#DIV/0!		
		MULTI-YEAR GOAL						0	#DIV/0!
		Source of Funds #3	Performance Indicator #3	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
	2013					#DIV/0!			
	2014					#DIV/0!			
	MULTI-YEAR GOAL						0	#DIV/0!	
	Specific Annual Objective	Source of Funds #1	Performance Indicator #1	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
2013						#DIV/0!			
2014						#DIV/0!			
MULTI-YEAR GOAL						0	#DIV/0!		



Summary of Specific Annual Objectives

Specific Obj. #	Outcome/Objective Specific Annual Objectives	Sources of Funds	Performance Indicators	Year	Expected Number	Actual Number	Percent Completed		
SL-3 Sustainability of Suitable Living Environment									
SL-3 (1)	Specific Objective - 12 facilities and 10,000 people will have a more sustainable living environment	Source of Funds #1 - CDBG	Performance Indicator #1	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
		2013				#DIV/0!			
		2014				#DIV/0!			
		MULTI-YEAR GOAL					0	#DIV/0!	
		Source of Funds #2		Performance Indicator #2	2010			#DIV/0!	
					2011			#DIV/0!	
					2012			#DIV/0!	
	2013				#DIV/0!				
	2014				#DIV/0!				
	MULTI-YEAR GOAL						0	#DIV/0!	
	Source of Funds #3	Performance Indicator #3	2010				#DIV/0!		
			2011				#DIV/0!		
			2012				#DIV/0!		
	2013				#DIV/0!				
	2014				#DIV/0!				
	MULTI-YEAR GOAL					0	#DIV/0!		
Specific Annual Objective	Source of Funds #1		Performance Indicator #2	2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
	2013				#DIV/0!				
	2014				#DIV/0!				
	MULTI-YEAR GOAL					0	#DIV/0!		
	Source of Funds #2	Performance Indicator #3		2010			#DIV/0!		
				2011			#DIV/0!		
				2012			#DIV/0!		
2013				#DIV/0!					
2014				#DIV/0!					
MULTI-YEAR GOAL					0	#DIV/0!			
Source of Funds #3	Performance Indicator #1		2010			#DIV/0!			
			2011			#DIV/0!			
			2012			#DIV/0!			
2013				#DIV/0!					
2014				#DIV/0!					
MULTI-YEAR GOAL					0	#DIV/0!			

Appendix E

PERFORMANCE REVIEW AND NEEDS ASSESSMENT

**NOTICE OF PUBLIC HEARING
PERFORMANCE REVIEW AND NEEDS ASSESSMENT
February 4, 2010**

Pinellas County is in the process of developing its five-year Consolidated Plan and Annual Action Plan for FY 2010-2015 for the Community Development Block Grant (CDBG), Emergency Shelter Grant (ESG), and HOME Investment Partnership Programs (HOME).

A public hearing to obtain citizens' views on housing and community development needs, and on the review of 2008-2009 program performance for the CDBG, ESG, and HOME Programs will be held on Thursday, February 4, 2010, at 6:30, p.m. in the Community Development Conference Room, 8th floor, Bank of America Building, 600 Cleveland Street, Suite 800, Clearwater.

The County CDBG Program Area includes all unincorporated areas and the municipalities of Belleair, Belleair Beach, Belleair Bluffs, Dunedin, Gulfport, Indian Rocks Beach, Indian Shores, Kenneth City, Madeira Beach, North Redington Beach, Oldsmar, Pinellas Park, Redington Beach, Redington Shores, Safety Harbor, St. Pete Beach, Seminole, South Pasadena, Tarpon Springs and Treasure Island. The HOME Investment Partnership Program Area includes the above plus the City of Largo. ESG Program Area is all of Pinellas County except the City of St. Petersburg (which also receives ESG funds).

The County will provide notice of additional public forums that will be scheduled during the Consolidated Planning process to obtain citizen input on housing and community development needs for the next five years beginning October 1, 2010 through September 30, 2015. Interested individuals and organizations who wish to attend the public forums should be prepared to discuss these needs and provide supporting documentation of these needs.

Persons are advised that if they decide to appeal any decision made at these hearings, they will need a record of the proceedings and, for such purpose, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled at no cost to you to the provision of certain assistance. If you need assistance, please contact the Office of Human Rights, 400 South Ft. Harrison Avenue, #500, Clearwater FL 33756, 727-464-4062 (V/TDD).

**PUBLIC HEARING
February 4, 2010
WE NEED YOUR VIEWS**

You're invited to give your opinion on housing and community development needs in Pinellas County. We'd like for you to attend the public hearing to be held at:

6:30 pm on Thursday, February 4, 2010
Community Development Conference Room
8th Floor, Bank of America Building
600 Cleveland Street, Suite 800
Clearwater, FL 33755

In addition to obtaining your views on housing and community development needs, there will be a review of program performance for the 2008-2009 Community Development Block Grant, HOME Investment Partnership Program, and Emergency Shelter Grant.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled at no cost to you to the provision of certain assistance. If you need assistance, please contact the Office of Human Rights, 400 South Ft. Harrison Avenue, #500, Clearwater FL 33756, 727-464-4062 (V/TDD).

Memorandum

Community Development Department

600 Cleveland Street, Suite 800
Clearwater, Florida 33755
Phone: 727-464-8210 Fax: 727-464-8254



TO: Interested Parties

FROM: Sheri Harris, Planning Manager

SUBJECT: Public Hearing
Program Performance and Development

DATE: April 21, 2010

You are invited to attend a public hearing to be held on housing and community development needs in Pinellas County and on the FY 2008-2009 program performance for the Community Development Block Grant, Home Investment Partnership, and Emergency Shelter Grant programs. The hearing is at:

6:30 pm on Thursday, February 4, 2010
Community Development Conference Room
8th Floor, Bank of America Building
600 Cleveland Street, Suite 800
Clearwater, FL 33755

The purpose of the public hearing is to obtain public comment on needs in the community and the County's performance in meeting its goals and objectives. Goals, objectives, and programs have been developed based on the primary objective of the Federal programs and the vision for Pinellas County: *We envision Pinellas County as a place where all residents have the opportunity to live in decent neighborhoods with access to quality affordable housing, pleasing streetscapes and open green spaces, sound infrastructure, ample economic opportunities, convenient public facilities, and access to all the services vital to maintaining a safe and sustainable community.* Our primary areas of emphasis to meet the vision are community housing, neighborhood improvements, community facilities, connecting citizens to County government and redevelopment.

We hope you can attend the hearing. If not, we would appreciate your written comments concerning needs and/or the department's performance. Please send your comments to Sheri Harris at the above address or to cdplanning@pinellascounty.org.

Mailed to Agencies and Cities

NOTICE OF FUNDING AVAILABILITY (NOFA)
PUBLIC NOTICES

**NOTICE OF FUNDING AVAILABILITY
PINELLAS COUNTY CONSORTIUM
CONSOLIDATED SUBMISSION FOR 2010-2011
FEDERAL, STATE, LOCAL HOUSING AND COMMUNITY DEVELOPMENT PROGRAMS**

February 14, 2010

Pinellas County expects to receive approximately \$5,602,180 in Federal grant funds and program income for the fiscal year beginning October 1, 2010. The approximate expected funding sources and amounts are:

\$ 2,997,508	Community Development Block Grant (CDBG)
\$ 1,852,011	HOME Investments Partnership Program (HOME)
\$ 620,000	Program Income (\$196,000 CDBG and \$424,000 HOME)
<u>\$ 132,661</u>	Emergency Shelter Grant (ESG)
<u>\$ 5,602,180</u>	Subtotal

In addition, approximately \$586,000 in program income from State Housing Initiatives Partnership (SHIP) and local Housing Trust Fund (HTF) funds will be available for affordable housing activities. The City of Largo receives HOME funds as part of the Consortium and allocates funds to housing programs.

Pinellas County has not yet received confirmation of its 2010 Federal grant funding from the U.S. Department of Housing and Urban Development. Funding levels are subject to change. The County expects final Federal funding levels to be released on or before October 1, 2010.

Applications: Applications will be accepted for the following activities which fall within the priority needs stated in the County's Consolidated Plan: (1) Preservation of existing affordable rental housing developments; (2) Public Facilities in special districts or which serve a low to moderate income population or special needs population, including the homeless; (3) Mixed Income Rental Developments and Owner Housing Development (Please note that applications for Housing Development may be submitted at any time) or (4) Public Works projects in special districts.

Parties interested in more information on receiving funds for activities or for an application are invited to visit our web site at www.pinellascounty.org/community/NOFA/default.htm or to contact Community Development at (727) 464-8210. Applications are due to the Community Development Department, 600 Cleveland Street, Suite 800, Clearwater, FL 33755 no later than Friday, April 2, 2010. Selection of activities is based on availability of funds, consistency of the activity with the County's Five Year Consolidated Plan and identified priorities, no duplication of an existing program, and approval of the local jurisdiction in which the activity is located.

Eligible Activities: The following are eligible activities under each of the Federal grant funds; however, applications will be accepted only for the specific activities described above. CDBG funds are used to provide decent housing and a suitable living environment, principally for low and moderate-income households, and to eliminate blighting conditions. Eligible activities include housing rehabilitation and preservation, public facilities and improvements, public infrastructure, clearance and demolition, economic development, public services, and housing services. Eligible activities under HOME include construction, rehabilitation, and/or acquisition in order to expand the supply of decent and affordable housing, and home ownership assistance. ESG funds are used to provide operating funds and essential supportive services and to rehabilitate shelters serving the homeless.

Jurisdiction: CDBG funds must be used to benefit residents located in the Urban County (all unincorporated areas and all incorporated areas except St. Petersburg, Clearwater, Largo, and Belleair Shores). HOME funds must be used to benefit residents of the Pinellas County Consortium (Urban County and the City of Largo). ESG funds must benefit homeless in facilities located outside the city limits of St. Petersburg, except that facilities offering services for homeless unaccompanied youth or homeless ex-offenders may be located anywhere in Pinellas County. SHIP and local HTF funds must be used to benefit residents in the County (all unincorporated and all incorporated areas).

Ongoing Programs and Activities: Although the County is not seeking applications from service providers, the County will continue to fund housing programs and activities in support of target areas. Members of the public, owners of rental housing, and builders/developers may access information about the County's housing programs through the above website or telephone number. The affordable housing development application is available through the above website. Ongoing housing programs include: rental housing development, rental property improvement, housing development for homebuyers, down payment assistance, owner occupied housing rehabilitation, and services such as the Homebuyers' Club, and foreclosure prevention counseling.

St. Petersburg Times

Published Daily

St. Petersburg, Pinellas County, Florida

STATE OF FLORIDA
COUNTIES OF Pinellas

} s.s.

Before the undersigned authority personally appeared L. Showen who on oath says that he/she is Legal Clerk of the St. Petersburg Times a daily newspaper published at St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter RE: Notice Of Funding Availability was published in said newspaper in the issues of Main Times, 2/14/2010.

Affiant further says the said St. Petersburg Times is a newspaper published at St. Petersburg, in said Pinellas County, Florida and that the said newspaper has heretofore been continuously published in said Pinellas County, Florida, each day and has been entered as second class mail matter at the post office in St. Petersburg, in said Pinellas 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 /she has neither 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.

L. Showen

Signature of Affiant

Sworn to and subscribed before me
this 16th day of February A.D.2010



JENNIFER BONIN
MY COMMISSION # DD 928963
EXPIRES: September 29, 2013
Bonded Thru Budget Notary Services

Jennifer Bonin
Signature of Notary Public

Personally known or produced identification

Type of identification produced _____

LEGAL NOTICE

NOTICE OF FUNDING AVAILABILITY PINELLAS COUNTY CONSORTIUM CONSOLIDATED SUBMISSION FOR 2010-2011 FEDERAL, STATE, LOCAL HOUSING AND COMMUNITY DEVELOPMENT PROGRAMS

February 14, 2010

Pinellas County expects to receive approximately \$5,602,180 in Federal grant funds and program income for the fiscal year beginning October 1, 2010. The approximate expected funding sources and amounts are:

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\$ 5,602,180	Subtotal

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Pinellas County has not yet received confirmation of its 2010 Federal grant funding from the U.S. Department of Housing and Urban Development. Funding levels are subject to change. The County expects final Federal funding levels to be released on or before October 1, 2010.

Applications: Applications will be accepted for the following activities which fall within the priority needs stated in the County's Consolidated Plan: (1) Preservation of existing affordable rental housing developments; (2) Public Facilities in special districts or which serve a low to moderate income population or special needs population, including the homeless; (3) Mixed Income Rental Developments and Owner Housing Development. (Please note that applications for Housing Development may be submitted at any time) or (4) Public Works projects in special districts.

Parties interested in more information on receiving funds for activities or for an application are invited to visit our web site at www.pinellascounty.org/Community/NDPA/default.htm or to contact Community Development at (727) 464-8210. Applications are due to the Community Development Department, 800 Cleveland Street, Suite 800, Clearwater, FL 33755 no later than 5:00 pm Friday, April 2, 2010. Selection of activities is based on availability of funds, consistency of the activity with the County's Five Year Consolidated Plan and identified priorities, no duplication of an existing program, and approval of the local jurisdiction in which the activity is located.

Eligible Activities: The following are eligible activities under each of the Federal grant funds; however, applications will be accepted only for the specific activities described above. CDBG funds are used to provide decent housing and a suitable living environment, principally for low and moderate income households; and to eliminate blighting conditions. Eligible activities include housing rehabilitation and preservation, public facilities and improvements, public infrastructure, clearance and demolition, economic development, public services, and housing services. Eligible activities under HOME include construction, rehabilitation, and/or acquisition in order to expand the supply of decent and affordable housing, and home ownership assistance. ESG funds are used to provide operating funds and essential supportive services and to rehabilitate shelters serving the homeless.

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Ongoing Programs and Activities: Although the County is not seeking applications from service providers, the County will continue to fund housing programs and activities in support of target areas. Members of the public, owners of rental housing, and builders/developers may access information about the County's housing programs through the above website or telephone number. The affordable housing development application is available through the above website. Ongoing housing programs include: rental housing development, rental property improvement, housing rehabilitation, and services such as the Homebuyers' Club, and foreclosure prevention counseling.

February 14, 2010

208298-01

Memorandum

Community Development Department

600 Cleveland Street, Suite 800

Clearwater, Florida 33755

Phone: 727-464-8210 Fax: 727-464-8254



TO: Interested Parties

FROM: Sheri Harris
Planning Manager

SUBJECT: Application Submission
For 2010-2011 Federal Funding

DATE: February 9, 2010

Pinellas County is issuing its Notice of Funding Availability for the Community Development Block Grant (CDBG), HOME Investment Partnership (HOME), and Emergency Shelter Grant (ESG) Programs. The application cycle ends Friday, April 2nd at 5:00 P.M.

Please see the enclosed Notice of Funding Availability (NOFA) for funding levels, eligible activities, funding priorities, web site address, application forms, and more information. Please note that applications are being accepted only for the specific activities identified in the NOFA. Please also note that applications for Rental Housing development may be submitted at any time.

During the review process our staff may contact applicants to discuss the proposed project if additional information is needed. Projects to be recommended for funding will be identified in May; all applicants will be notified.

Entities receiving project funding must enter into a legal contract with the County on the scope, implementation, and general requirements for the project, and organizations will need to provide proof of liability insurance; other required documents are listed on the application forms. Grant funds will be provided on a reimbursement basis. Federal funds are generally available after October 1st, depending upon notification by the U.S. Department of Housing and Urban Development.

Please call Brook Gajan at 727-464-8232 or email at cdplanning@pinellascounty.org if you have any questions. Thank you.

Enclosure: NOFA

Mailed to Agencies/Cities

FOR IMMEDIATE RELEASE

February 14, 2010

**COUNTY ISSUES NOTICE OF FUNDING AVAILABILITY
HOUSING AND COMMUNITY DEVELOPMENT PROGRAMS**

Pinellas County expects to receive approximately \$5.6 Million in Federal grant funds and program income for the fiscal year beginning October 1, 2010. In addition, approximately \$586,000 in program income from State and local funds will be available. The source of funds is the Community Development Block Grant (CDBG), HOME Investment Partnership, Emergency Shelter Grant (ESG), State Housing Initiatives Partnership (SHIP), and Pinellas County Housing Trust Fund Programs.

County funds may be expended in unincorporated areas and all incorporated areas except St. Petersburg, Clearwater, Largo and Belleair Shores. HOME funds will also be expended in the City of Largo as a member of the Pinellas County Consortium. All proposed projects must either principally benefit income-qualified households or areas according to regulations governing the grant source, or eliminate slums and blight.

Funding will be allocated to projects within the County's four major areas of interest: housing, neighborhood improvements in targeted areas, special district activities, and facilities serving low and moderate-income including special needs populations.

Applications are due by April 2, 2010. For more information and a copy of application forms see the web site at www.pinellascounty.org/community/NOFA/default.htm, or contact Brook Gajan at 727-464-8232 or by email at cdplanning@pinellascounty.org.

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**NOTICE OF FUNDING AVAILABILITY
HOUSING AND COMMUNITY DEVELOPMENT PROGRAMS**

Pinellas County expects to receive approximately \$5.6 Million in Federal grant funds and program income for the fiscal year beginning October 1, 2010. In addition, approximately \$586,000 in program income from State and local funds will be available. The source of funds is the Community Development Block Grant (CDBG), HOME Investment Partnership, Emergency Shelter Grant (ESG), State Housing Initiatives Partnership (SHIP), and Pinellas County Housing Trust Fund Programs.

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AVAILABILITY FOR VIEWING/COMMENTS
PUBLIC NOTICES

PINELLAS COUNTY CONSORTIUM AND URBAN COUNTY
2011-2015 CONSOLIDATED PLAN AND 2010-2011 ACTION PLAN

**Community Development Block Grant, Emergency Shelter Grant, and HOME
Investment Partnership Programs**

The Pinellas County Consortium has prepared a Five-Year (FY2011-FY2015) Consolidated Plan that identifies housing and community development needs, priorities, objectives, and strategies. In addition, a one-year Action Plan (FY2010) has been prepared to address needs identified in the Five-Year Strategy. This notice provides a summary of FY2010-2011 projects and funding, and gives locations for viewing the 2011-2015 Consolidated Plan, including the Action Plan.

The Pinellas County Consortium consists of the Urban County and the City of Largo, with Pinellas County serving as administrator of the HOME Investment Partnership (HOME) program. Currently the Urban County includes all of the unincorporated areas and twenty cities cooperating in Pinellas County's Community Development Block Grant (CDBG) program. Funding sources of proposed projects are the Pinellas County CDBG and Emergency Shelter Grant (ESG) programs, and the Consortium's HOME program.

Funds expected to be available are as follows (the City of Largo is advertising their CDBG funding and proposed projects separately):

\$ 3,221,625	CDBG Entitlement
\$ 100,000	CDBG Program Income
\$ 1,782,367	HOME Entitlement
\$ 424,200	HOME Program Income
\$ 131,685	ESG Entitlement
\$ 5,659,877	Total

2010-11 funds are proposed to be allocated as follows:

Greater Ridgecrest Area (GRA) Neighborhood Strategy Area (CDBG Funds)

YMCA of the Suncoast – Greater Ridgecrest Branch Operations (\$250,000)

Central Lealman Target Area (CDBG Funds)

Central Lealman Drainage Study (\$150,000)

Other Public Facilities and Improvements (CDBG Funds)

ALPHA House of Pinellas, Inc. – Transitional Housing Facility Rehabilitation – St. Petersburg (\$77,575)
Gulf Coast Community Care, Inc. – Residential Group Home Rehabilitation – St. Petersburg (\$35,000)
R'Club Child Care, Inc. – Child Care Center Rehabilitation/Building Assessment – Pinellas Park (\$60,000)
R'Club Child Care, Inc. – Child Care Center Rehabilitation/Building Assessment – Tarpon Springs (\$60,000)
UPARC, Inc. – Harborside Studios Acquisition (\$300,000)
Religious Community Services – Grace House Expansion Project (\$91,733)

Cooperating Cities: Public Facilities and Improvements (CDBG Funds)

City of Oldsmar St. Petersburg Drive Streetscape Project (\$300,000)
City of Tarpon Springs Lemon Street Pedestrian Lighting Project (\$216,000)

Demolition (CDBG Funds)

Demolition and Clearance of deteriorated structures and vacant developable land (\$20,000)

Public Services

Continuum of Care Homeless Assistance Programs Local Match (Agency to be determined) –
Salaries/Operations (\$150,000 CDBG)
Gulf Coast Community Care – Community Care for Disabled Adults Program Salaries (\$20,000 CDBG)
Homeless Emergency Project – Emergency Shelter Utilities (\$93,101 ESG)

Pinellas County Housing Authority – Family Self Sufficiency Program Salary (\$38,000 CDBG)
Pinellas Opportunity Council – Chore Services Operations (\$30,000 CDBG)
Religious Community Services – Grace House Salaries (\$32,000 ESG)

Housing Preservation

Housing Preservation City of Largo (\$185,344 HOME)
Housing Preservation Owner Occupied Revolving Loan Fund (\$300,000 CDBG)
Housing Preservation Rental (\$600,000 HOME)

Housing Production

Housing Production Rental (\$567,355 HOME)
Land Acquisition for Affordable Housing (\$300,000 CDBG)

Housing Opportunities

Housing Opportunities Largo Down Payment Assistance (\$26,000 HOME)
Housing Opportunities (Ownership) (\$550,000 HOME)

Contingency

For cost overruns and additional emergency funding (\$178,992 CDBG and \$17,211 HOME)

Program Delivery

For costs directly related to construction oversight, inspections, and compliance with federal labor standards associated with carrying out Public Facilities and Improvement projects (\$80,000 CDBG)
For costs directly related to carrying out HOME funded activities (\$40,000 HOME)

Administration

\$891,566 Federal Grants

Alternates: If additional funding becomes available, the following projects are proposed: City of Safety Harbor Church Street Park (\$150,000); Pinellas County Housing Authority Family Self Sufficiency Program Salaries (\$47,430); Religious Community Services The Haven Energy Efficiency Upgrades (\$77,575); Religious Community Services Grace House Expansion Project (\$58,267); PEMHS, Inc. Crisis Stabilization Unit Rehabilitation (\$175,000)

Approximately 79% of Pinellas County CDBG funds are allocated to activities which principally benefit low and moderate income households; the remainder will fund activities eliminating slum and blight.

No displacement is anticipated at this time. However, the Residential Anti-displacement and Relocation Assistance Plan required under the CDBG program is available for viewing at the Pinellas County Community Development Department at the address listed below.

Availability for Viewing

A draft of the Pinellas County Consortium's 2011-FY2015 Consolidated Plan and 2010-2011 Action Plan is available for viewing at the following locations from April 23, 2010 to May 22, 2010. Public comments on the Plan are invited during this period and should be sent to the Pinellas County Community Development Department at the address below or by email to cdplanning@pinellascounty.org.

- Pinellas County Community Development Department, 600 Cleveland Street, Suite 800, Clearwater, FL 33755
- City of Largo Community Development Department, 201 Highland Avenue, Largo, FL 33779
- Largo Public Library, 120 Central Park Drive, Largo, FL 33771
- Pinellas Park Public Library, 7770 52nd Street North, Pinellas Park, FL 33781
- Gulfport Public Library, 5501 28th Avenue South, Gulfport, FL 33707
- Oldsmar Public Library, 400 St. Petersburg Drive East, Oldsmar, FL 34677
- Tarpon Springs Public Library, 138 East Lemon Street, Tarpon Springs, FL 34689
- The Lealman & Asian Neighborhood Family Center, 4255 56th Avenue North, St. Petersburg, FL 33714
- High Point Neighborhood Family Center, 5812 150th Avenue North, Clearwater, FL 33760

PINELLAS COUNTY CONSORTIUM AND URBAN COUNTY
2011-2015 CONSOLIDATED PLAN AND 2010-2011 ACTION PLAN

Community Development Block Grant, Emergency Shelter Grant, and HOME Investment Partnership Programs

The Pinellas County Consortium has prepared a Five-Year (FY2011-FY2015) Consolidated Plan that identifies housing and community development needs, priorities, objectives, and strategies. In addition, a one-year Action Plan (FY2010) has been prepared to address needs identified in the Five-Year Strategy.

The Pinellas County Consortium consists of the Urban County and the City of Largo, with Pinellas County serving as administrator of the HOME Investment Partnership (HOME) program. Currently the Urban County includes all of the unincorporated areas and twenty cities cooperating in Pinellas County's Community Development Block Grant (CDBG) program. Funding sources of proposed projects are the Pinellas County CDBG and Emergency Shelter Grant (ESG) programs, and the Consortium's HOME program.

Drafts of the Plans can be viewed online at www.pinellascounty.org/community or at the following locations from April 23, 2010 to May 22, 2010. Public comments on the Plans are invited during this period; send to the Pinellas County Community Development Department at the address below.

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Approximately 79% of Pinellas County's Community Development Block Grant (CDBG) funds are allocated to activities which principally benefit low and moderate-income households. The remaining will fund activities eliminating slum and blight.

A public hearing by the Pinellas County Board of County Commissioners on the 2011-2015 Consolidated Plan, including the Action Plan are scheduled for July 27, 2010. A separate announcement in July will announce the hearing.

Visit our website at <http://www.pinellascounty.org/community/Executive%20Summary.htm> for more information.

**Notice of Availability for Viewing
Pinellas County Consortium and Urban County
2011-2015 CONSOLIDATED PLAN AND 2010-2011 ACTION PLAN
Community Development Block Grant, Emergency Shelter Grant, and
HOME Investment Partnership Programs**

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[Click here to view the 2011-2015 Consolidated Plan](#)
[Click here to view the 2010-2011 Action Plan](#)

CONSOLIDATED PLAN PUBLIC HEARING NOTICE



St Petersburg Times Order Confirmation for Ad # 1003300700-01

PINELLAS BOARD OF COUNTY COMMISSIONERS,
ATTN: CYNTHIA HAUMANN, BOARD RECORDS DEPT
CLEARWATER FL 33756 USA

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NOTICE OF PUBLIC HEARING
COMMUNITY PLANNING AND DEVELOPMENT PROGRAMS

A Public Hearing will be held by the Pinellas County Board of County Commissioners in the County Commission Assembly Room, fifth floor, Pinellas County Courthouse, 315 Court Street, Clearwater, Florida, beginning at 6:30 p.m. on Tuesday, July 27, 2010, to obtain citizen views on the Pinellas County Consortium's Fiscal Year 2011-2015 5-Year Consolidated Plan and 2010-2011 Annual Action Plan Submission. The Consolidated Plan contains the Consortium's 5-Year Strategic Plan for meeting housing and community development needs. The Annual Action Plan includes the application for Community Development Block Grant (CDBG), Emergency Shelter Grant (ESG), and HOME Investment Partnership programs.

The anticipated allocation for Pinellas County's CDBG and ESG Programs and the Consortium's HOME program for 2010-2011 is \$5,659,877.00 which includes grant funds to be received from the U.S. Department of Housing and Urban Development as well as anticipated program income. The Consortium consists of Pinellas County, acting in its capacity as an Urban County, and the City of Largo.

Persons are advised that, if they decide to appeal any decision made at this hearing, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. WITHIN TWO (2) WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE PLEASE CONTACT THE OFFICE OF HUMAN RIGHTS, 400 SOUTH FORT HARRISON AVENUE, SUITE 500, CLEARWATER, FLORIDA 33756, (727) 464-4062 (V/TDD).

KEN BURKE, CLERK TO THE
BOARD OF COUNTY COMMISSIONERS
By: Cynthia N. Haumann, Deputy Clerk
1003300700 July 16, 2010

Account # 1000431890
Phone 727-464-3464
Fax 727-464-4716
EMail nvasquez@co.pinellas.fl.us

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Run Dates 7/16/2010

Table with 3 columns: Edition(s), Placement/Position, Total Inserts. Rows include C-N Pinellas, C-N Pinellas INT, C-S Pinellas, and C-S Pinellas INT.

Appendix F

Housing Inventory Chart: Emergency Shelter

Total Year-Round Beds - Household without Children	
1 Current Year-Round Emergency Shelter (ES) Beds for Households without Children	535
1A Number of DV Year-Round ES Beds for Households without Children	0
1B Subtotal non-DV Year-Round ES Beds for Households without Children	535
2 New Year-Round ES Beds for Households without Children	174
3 Under Development Year-Round ES Beds for Households without Children	472
4 Total Year-Round ES HMIS Beds for Households without Children	88%

Total Year-Round Beds - Households with Children	
6 Current Year-Round ES Beds for Households with Children	274
6A Number of DV Year-Round ES Beds for Households with Childrer	69
6B Subtotal non-DV Year-Round ES Beds for Households with Childrer	205
7 New Year-Round ES Beds for Households with Children	0
8 Under Development Year-Round ES Beds for Households with Children	38
9 Total Year-Round ES HMIS Beds for Households with Children	206
10 HMIS Bed Coverage ES Beds for Households with Childrer	100%

KEY: Target Population A
 CO couples only, no children
 HC households wth children
 SF single females
 SFHC single females and households with children
 SM single males
 SMHC single males and households with children
 SMF single males and females
 SMF + HC Single male and female plus households with children
 YF youth females (under 18 years old)
 YM youth males (under 18 years old)
 YMF youth males and females (under 18 years old)

KEY: Target Population B
 DV - Domestic violence victims only
 VET - Veterans only
 HIV - HIV/AIDS population only

KEY: Inventory type
 C Current Inventory
 N New Inventory
 U Under development

Error Messages
 ERROR MSG PROGRAM DETAILS None
 ERROR MSG FAMILY BEDS/UNITS None
 ERROR MSG DV HMIS COVERAGE Beds in domestic violence shelters should not be in HMIS

Program Information				Target Population		HUD Funding Information		All Year-Round Beds/Units				Year-Round Beds in HMIS				Seasonal Beds				O/V Beds	PIT Counts	Utilization Rates
#	Organization Name	Program Name	Geo Code	Inventory type	A	B	Does this program receive HUD McKinney-Vento funding?	Beds for Households with Children	Units for Households with Children	Beds for Households without Children	Total Year-Round Beds	HMIS Beds for Households with Children	HMIS Beds for Households without Children	Percentage of HMIS Beds for Households with Children	Percentage of HMIS beds for Households without Children	Total Seasonal Beds	Number of Seasonal Beds Available in HMIS	Availability Start Date	Availability End Date	O/V Beds	Point-in-Time Homeless Count	Program Utilization Rate
ES1	ASAP Homeless Services	Women and Children's Shelter	122724	C	SFHC		No	18	5	0	18	19	0	106%							10	56%
ES2	ASAP Homeless Services	Family Shelter	122724	U	SFHC		No	1	1	0	1	1	0	100%							0	0%
ES3	ASAP Homeless Services	Family Shelter	122724	C	SMF+HC		No	8	4	0	8	8	0	100%							3	36%
ES4	ASAP Homeless Services	Family Shelter	122724	U	SMF+HC		No	16	1	0	16	16	0	100%							0	0%
ES5	Breaking Free By Faith	Emergency Shelter	122724	C	SMF		No	0	0	14	14	0	0	0%							0	0%
ES6	Catholic Charities	Pinellas Hope - Phase I	129103	C	SMF		No	0	0	100	100	0	0	0%		150	150	October-08	April-09	0	100	100%
ES7	Catholic Charities	Pinellas Hope - Phase I	129103	U	SMF		No	0	0	150	150	0	0	0%							158	112%
ES8	Center for Consumer and	Still Standing - Emergency	122724	C	SMF		No	0	0	32	32	0	0	0%							11	34%
ES9	Clearwater Homeless	Men's Emergency Shelter	120492	C	SM		No	0	0	52	52	0	0	0%							38	73%
ES10	Clearwater Homeless	Women's Emergency Shelter	120492	C	SF		No	0	0	8	8	0	0	0%							8	100%
ES11	Clearwater Homeless	Family Shelter	120492	C	SMF+HC		No	0	0	1	1	0	0	0%							0	0%
ES12	Clearwater Homeless	Family Shelter	120492	C	SMF+HC		No	4	1	0	4	4	0	100%							0	0%
ES13	Community Action Steps	Emergency Shelter	122724	C	HC	DV	No	33	7	0	33	0	0	0%							0	0%
ES14	Family Resources	Safe Place 2B	120492	C	YMF		No	0	0	12	12	0	0	0%							0	0%
ES15	Family Resources St Petersburg	Safe Place 2B	122724	C	YMF		No	0	0	12	12	0	0	0%							0	0%
ES16	Homeless Emergency Project	Adult Shelter	120492	C	SMF		No	18	4	57	75	18	57	100%	100%						54	72%
ES17	Homeless Emergency Project	Outreach Housing	120492	C	SMF		No	0	0	25	25	0	25	100%	100%						24	96%
ES18	Homeless Emergency Project	Family Emergency	120492	U	SMF+HC		No	21	7	0	21	21	0	100%							2	10%
ES19	People That Love Mission	Emergency Shelter	122724	C	SM		No	0	0	21	21	0	0	0%							0	0%
ES20	People That Love Mission	Emergency Shelter	122724	U	SM		No	0	0	4	4	0	0	0%							0	0%
ES21	Religious Community	Grace House	120492	C	HC		No	76	13	0	76	76	0	100%							40	53%
ES22	Religious Community	Grace House	120492	C	HC		No	4	1	0	4	4	0	100%							0	0%
ES23	Religious Community Services	The Haven Emergency Shelter	120492	C	SFHC	DV	No	36	9	0	36	21	30	58%							7	19%
ES24	Salvation Army St. Petersburg	Emergency Shelter	122724	C	SMF		No	21	6	34	55	21	50	100%	88%						7	13%
ES25	Salvation Army St. Petersburg	Emergency Shelter	122724	U	SMF		No	0	0	20	20	0	20	100%		10	0	December-08	March-09	0	0	0%
ES26	St. Petersburg Free Clinic	Beacon House	122724	C	SM		No	0	0	30	30	0	30	100%							29	97%
ES27	St. Vincent de Paul St. Petersburg	Night Time Shelter	122724	C	SMF		No	0	0	40	40	0	40	100%							45	113%
ES28	Touched By An Angel Ministries	Emergency Shelter	122724	C	SMF		No	0	0	12	12	0	12	100%							0	0%
ES29	WestCare Gulfcoast Florida, Inc.	Turning Point Inebriate Center	122724	C	SMF		No	0	0	85	85	0	85	100%							66	78%
ES30	YWCA of Tampa Bay	Family Village Emergency Shelter	122724	C	SMF+HC		No	56	16	0	56	56	0	100%							26	46%

Housing Inventory Chart: Transitional Housing

Total Year-Round Beds - Household without Children	
1. Current Year-Round Transitional Housing (TH) Beds for Households without Children	635
1A. Number of DV Year-Round TH Beds for Households without Children	0
1B. Subtotal, non-DV Year-Round TH Beds for Households without Children	635
2. New Year-Round ES Beds for Households without Children	0
3. Under Development Year-Round TH Beds for Households without Children	70
4. Total Year Round TH HMIS Beds for Households without Children	386
5. HMIS Bed Coverage, TH Beds for Households without Children	61%

Total Year-Round Beds - Households with Children	
6. Current Year-Round TH Beds for Households with Children	307
6A. Number of DV Year-Round TH Beds for Households with Children	104
6B. Subtotal, non-DV Year-Round TH Beds for Households with Children	203
7. New Year-Round TH Beds for Households with Children	0
8. Under Development Year-Round TH Beds for Households with Children	6
9. Total Year-Round TH HMIS Beds for Households with Children	113
10. HMIS Bed Coverage, TH Beds for Households with Children	56%

KEY: Target Population A
CO couples only, no children
HC households with children
SF single females
SFHC single females and households with children
SM single males
SMHC single males and households with children
SMF single males and females
SMF + HC Single male and female plus households with children
YF youth females (under 18 years old)
YM youth males (under 18 years old)
YMF youth males and females (under 18 years old)

KEY: Target Population B	KEY: Inventory type
DV - Domestic Violence victims only	C - Current Inventory
VET - Veterans only	N - New Inventory
HIV - HIV/AIDS populations only	U - Under development

Error Messages
ERROR MSG: PROGRAM DETAILS None
ERROR MSG: FAMILY BEDS/UNITS None
ERROR MSG: DV HMIS COVERAGE None

Program Information				Target Population		HUD Funding Information	All Year-Round Beds/Units				Year-Round Beds in HMIS				PIT Counts	Utilization Rates	
#	Organization Name	Program Name	Geo Code	Inventory type	A	B	Does this program receive HUD McKinney-Vento funding?	Beds for Households with Children	Units for Households with Children	Beds for Households without Children	Total Year-Round Beds	HMIS Beds for Households with Children	HMIS Beds for Households without Children	Percentage of HMIS Beds for Households with Children	Percentage of HMIS beds for Households without Children	Point-in-Time Homeless Count	Program Utilization Rate
TH1	Alpha, A Beginning	Transitional Housing	122724	C	SFHC		Yes	21	17	0	21	21	0	100%		16	76%
TH2	Alpha, A Beginning	Deeb Horizons	122724	C	SFHC		Yes	4	2	0	4	4	0	100%		3	75%
TH3	Boley Centers	Oaks Apartments	122724	C	SMF		Yes	0	0	20	20	0	20	100%		19	95%
TH4	Breaking Free By Faith	Transitional Housing 1	122724	C	SMF		No	0	0	15	15	0	0	0%		0	0%
TH5	Breaking Free By Faith	Transitional Housing 1	122724	U	SMF		No	0	0	6	6	0	0	0%		0	0%
TH6	Breaking Free By Faith	Transitional Housing 2	122724	C	SMF		No	0	0	5	5	0	0	0%		0	0%
TH7	Outreach Ministries	Transitional Housing 2	122724	U	SMF		No	0	0	2	2	0	0	0%		0	0%
TH8	Brookwood Florida Central	Transitional Housing	122724	C	YF		No	0	0	52	52	0	52	100%		0	0%
TH9	Catholic Charities	Christopher House	122724	C	SMF		No	0	0	6	6	0	0	0%		0	0%
TH10	Catholic Charities	Medical Repite	129103	U	SMF		No	0	0	10	10	0	10	100%		0	0%
TH11	Center for Consumer and	Still Standing Transitional	122724	C	SMF		No	0	0	33	33	0	33	100%		1	3%
TH12	Christian Recovery Center	Faith House	122724	C	SMF		No	0	0	47	47	0	0	0%		0	0%
TH13	Clearwater Homeless Intervention Project	Transitional Housing	120492	C	SMF		No	0	0	7	7	0	7	100%		7	100%
TH14	Clearwater Homeless Intervention Project	Transitional Housing	120492	U	SMF		No	0	0	3	3	0	3	100%		0	0%
TH15	Community Action Stops	Gateway Transitional Housing	122724	C	SFHC	DV	Yes	66	14	0	66	0	0	0%		0	0%
TH16	Family Resources	Transitional Living Program	122724	C	YMF		No	0	0	12	12	0	12	100%		0	0%
TH17	Family Resources	Transitional Living Program St. Petersburg	122724	C	YMF		No	0	0	12	12	0	12	100%		0	0%
TH18	Homeless Emergency Project	Transitional Housing	120492	C	SMF		Yes	0	0	61	61	0	61	100%		49	80%
TH19	Homeless Emergency Project	Transitional Housing	120492	U	SMF		Yes	0	0	49	49	0	49	100%		0	0%
TH20	Kimberly House	Transitional Housing	120492	C	SFHC		No	2	2	0	2	0	0	0%		0	0%
TH21	Kimberly House	Transitional Housing	120492	U	SFHC		No	6	6	0	6	0	0	0%		0	0%
TH22	Operation PAR	PAR Village	129103	C	SMF		No	0	0	5	5	0	5	100%		5	100%
TH23	Religious Community	The Haven: Transitional	120492	C	SFHC	DV	Yes	38	11	0	38	0	0	0%		0	0%
TH24	Resurrection House	Transitional Housing	122724	C	HC		No	88	17	0	88	0	0	0%		0	0%
TH25	Salvation Army: Clearwater	Transitional Housing	120492	C			No	50	10	12	62	50	12	100%	100%	22	35%
TH26	Salvation Army: St. Petersburg	Transitional Housing	122724	C	SMF+HC		No	0	0	37	37	0	37	100%		3	8%
TH27	Solid Rock Church	Solid Rock Christian Recovery Center	122724	C			No	0	0	40	40	0	0	0%		0	0%
TH28	St. Petersburg Free Clinic	Beacon House: Transitional	122724	C	SM		No	0	0	6	6	0	6	100%		7	117%
TH29	St. Petersburg Free Clinic	Women's Residence	122724	C	SF		No	0	0	20	20	0	20	100%		19	95%
TH30	St. Vincent de Paul	Center of Hope	122724	C	SMF	VET	No	0	0	87	87	0	0	0%		75	86%
TH31	Touched By An Angel	Transitional Housing	122724	C			No	14	4	36	50	14	36	100%	100%	0	0%
TH32	U.S. Veterans Administration	Domiliary	129103	C		VET	No	0	0	49	49	0	0	0%		0	0%
TH33	WestCare Gulfcoast Florida	Mustard Seed Inn	122724	C	SMF	VET	Yes	0	0	73	73	0	73	100%		50	68%
TH34	YWCA of Tampa Bay	Family Village Transitional Housing	122724	C	HC		Yes	24	8	0	24	24	0	100%		18	75%

Housing Inventory Chart: Safe Haven

Total Year-Round Beds - Household without Children	
1. Current Year-Round Safe Haven (SH) Beds for Households without Children	45
1A. Number of DV Year-Round SH Beds for Households without Children	0
1B. Subtotal, non-DV Year-Round SH Beds for Households without Children	45
2. New Year-Round ES Beds for Households without Children	20
3. Under Development Year-Round SH Beds for Households without Children	0
4. Total Year Round SH HMIS Beds for Households without Children	45
5. HMIS Bed Coverage: SH Beds for Households without Children	100%

Total Year-Round Beds - Households with Children	
6. Current Year-Round SH Beds for Households with Children	0
6A. Number of DV Year-Round SH Beds for Households with Childrer	0
6B. Subtotal, non-DV Year-Round SH Beds for Households with Children	0
7. New Year-Round SH Beds for Households with Children	0
8. Under Development Year-Round SH Beds for Households with Children	0
9. Total Year-Round SH HMIS Beds for Households with Children	0
10. HMIS Bed Coverage: SH Beds for Households with Children	

KEY: Target Population A
CO couples only no children
HC households with children
SF single females
SFHC single females and households with children
SM single males
SMHC single males and households with children
SMF single males and females
SMF + HC Single male and female plus households with children
YF youth females (under 18 years old)
YM youth males (under 18 years old)
YMF youth males and females (under 18 years old)

KEY: Target Population B
DV - Domestic Violence victims only
VET - Veterans only
HIV - HIV/AIDS populations only

KEY: Inventory type
C: Current Inventory
N: New Inventory
U: Under development

Error Messages
ERROR MSG: PROGRAM DETAILS None
ERROR MSG: FAMILY BEDS/UNITS None
ERROR MSG: DV HMIS COVERAGE None

Program Information					Target Population		HUD Funding Information	All Year-Round Beds/Units				Year-Round Beds in HMIS				PIT Counts	Utilization Rates
#	Organization Name	Program Name	Geo Code	Inventory type	A	B	Does this program receive HUD McKinney-Vento funding?	Beds for Households with Children	Units for Households with Children	Beds for Households without Children	Total Year-Round Beds	HMIS Beds for Households with Children	HMIS Beds for Households without Children	Percentage of HMIS Beds for Households with Children	Percentage of HMIS beds for Households without Children	Point-in-Time Homeless Count	Program Utilization Rate
SH1	Boley Centers	Safe Haven	122724	C	SMF		Yes	0	0	25	25	0	25		100%	23	92%
SH2	Boley Centers	Midcounty Safe Haven	129103	N	SMF		Yes	0	0	20	20	0	20		100%	19	95%

Housing Inventory Chart: Permanent Supportive Housing

Total Year-Round Beds - Household without Children	
1. Current Year-Round Permanent Housing (PH) Beds for Households without Children	241
1A. Number of DV Year-Round PH Beds for Households without Children	0
1B. Subtotal, non-DV Year-Round PH Beds for Households without Children	241
2. New Year-Round ES Beds for Households without Children	0
3. Under Development Year-Round PH Beds for Households without Children	79
4. Total Year Round PH HMIS Beds for Households without Children	220
5. HMIS Bed Coverage: PH Beds for Households without Children	91%

Total Year-Round Beds - Households with Children	
6. Current Year-Round PH Beds for Households with Children	69
6A. Number of DV Year-Round PH Beds for Households with Children	0
6B. Subtotal, non-DV Year-Round PH Beds for Households with Children	69
7. New Year-Round PH Beds for Households with Children	0
8. Under Development Year-Round PH Beds for Households with Children	0
9. Total Year-Round PH HMIS Beds for Households with Children	64
10. HMIS Bed Coverage: PH Beds for Households with Children	93%

KEY: Target Population A
CO: couples only, no children
HC: households with children
SF: single females
SFHC: single females and households with children
SM: single males
SMHC: single males and households with children
SMF: single males and females
SMF + HC: Single male and female plus households with children
YF: youth females (under 18 years old)
YM: youth males (under 18 years old)
YMF: youth males and females (under 18 years old)

KEY: Target Population B
DV - Domestic Violence victims only
VET - Veterans only
HIV - HIV/AIDS populations only

KEY: Inventory type
C - Current Inventory
N - New Inventory
U - Under development

Error Messages
ERROR MSG: PROGRAM DETAILS None
ERROR MSG: FAMILY BEDS/UNITS None
ERROR MSG: DV HMIS COVERAGE None

Program Information					Target Population		HUD Funding Information	All Year-Round Beds/Units					Year-Round Beds in HMIS				PIT Counts		Utilization Rates
#	Organization Name	Program Name	Geo Code	Inventory type	A	B	Does this program receive HUD McKinney-Vento funding?	Beds for Households with Children	Units for Households with Children	Beds for Households without Children	CH Beds	Total Year-Round Beds	HMIS Beds for Households with Children	HMIS Beds for Households without Children	Percentage of HMIS Beds for Households with Children	Percentage of HMIS beds for Households without Children	Point-in-Time Homeless Count	Program Utilization Rate	
PH1	Boley Centers	TBRA Home Vouchers	122724	C	SMF		No	0	0	50	0	50	0	0	100%		58	116%	
PH2	Boley Centers	Betty Rutland Bussey	122724	C	SMF		No	0	0	1	0	1	0	1	100%		2	200%	
PH3	Boley Centers	Butterfly Apartments	122724	C	SMF		Yes	0	0	8	3	8	0	8	100%		8	100%	
PH4	Boley Centers	Shelter Plus Care	122724	C	SMF		Yes	0	0	27	7	27	0	27	100%		28	104%	
PH5	Boley Centers	Dave Miller Apartments	122724	C	SMF		No	0	0	3	0	3	0	3	100%		3	100%	
PH6	Boley Centers	Dome District Apartments	122724	C	SMF		No	0	0	4	0	4	0	4	100%		4	100%	
PH7	Boley Centers	Grove Street Apartments	122724	C	SMF		Yes	0	0	8	6	8	0	8	100%		7	88%	
PH8	Boley Centers	Kenwood Apartments	122724	C	SMF		Yes	0	0	7	3	7	0	7	100%		6	86%	
PH9	Boley Centers	Marconi Apartments	122724	C	SMF		Yes	0	0	8	5	8	0	8	100%		7	88%	
PH10	Boley Centers	Parkside Apartments	122724	C	SMF		Yes	0	0	5	0	5	0	5	100%		4	80%	
PH11	Boley Centers	Rutland Bussey Apartments	122724	C	SMF		No	0	0	1	0	1	0	1			0	0%	
		Shelter Plus Care (Formerly HEP)	122724	U	SMF		Yes	0	0	51	20	51	0	51	100%		0	0%	
PH12	Boley Centers	128 Place Apartments	122724	C	SMF		No	0	0	4	0	4	0	4	100%		4	100%	
PH13	Boley Centers	Clam Bayou	122724	C	SMF		No	0	0	4	0	4	0	4	100%		4	100%	
PH14	Boley Centers	Clam Bayou II	122724	C	SMF		No	0	0	4	4	4	0	4	100%		4	100%	
PH15	Boley Centers	Grove Park Village	122724	C	SMF		No	0	0	15	15	15	0	15	100%		0	0%	
PH16	Boley Centers	Twin Brooks Phase I	122724	C	SMF		No	0	0	3	0	3	0	3	100%		0	0%	
PH17	Boley Centers	Twin Brooks Phase II	122724	U	SMF		No	0	0	28	15	28	0	0	0%		0	0%	
PH18	Boley Centers	Twin Brooks Phase II	122724	U	SMF		No	0	0	28	15	28	0	0	0%		0	0%	
PH19	Breaking Free By Faith Outreach Ministries, Inc.	Permanent Supportive Housing	122724	C	SMF		No	0	0	5	0	5	0	0			0	0%	
PH20	Catholic Charities	Christopher Center	122724	C	SMF	HIV	No	0	0	16	4	16	0	0	0%		0	0%	
PH21	Catholic Charities	Family Residence	122724	C	HC	HIV	No	5	2	0	0	5	0	0	0%		0	0%	
PH22	Center for Consumer and Economic Justice, Inc.	Permanent Supportive Housing	122724	C	SMF		No	0	0	33	15	33	0	33	100%		2	6%	
PH23	Homeless Emergency Project	Baty Villas	120492	C	HC		Yes	64	16	0	0	64	64	0	100%		50	78%	
PH24	Homeless Emergency Project	Carlton	120492	C	SMF		Yes	0	0	8	8	8	0	8	100%		7	88%	
PH25	Homeless Emergency Project	Independence Square North Phase I	120492	C	SF		No	0	0	16	16	16	0	16	100%		13	81%	
PH26	Homeless Emergency Project	Shelter Plus Care	120492	C	SMF		No	0	0	11	0	11	0	11	100%		27	245%	

Housing Inventory Chart: Unmet Need Totals

All Year-Round Beds/Units				Seasonal Beds	Overflow Beds
Beds for Households with Children	Units for Households with Children	Beds for Households without Children	Total Year-Round Beds	Total Seasonal Beds	Overflow Beds
Emergency Shelter					
312	75	740	1052	160	0
Transitional Housing					
313	91	705	1018		
Safe Haven					
0	0	45	45		
Permanent Supportive Housing					
69	18	420	489		