

Grantee: St Petersburg, FL

Grant: B-11-MN-12-0026

July 1, 2020 thru September 30, 2020 Performance Report

Grant Number: B-11-MN-12-0026	Obligation Date:	Award Date:
Grantee Name: St Petersburg, FL	Contract End Date: 03/10/2014	Review by HUD: Reviewed and Approved
Grant Award Amount: \$3,709,133.00	Grant Status: Active	QPR Contact: Ada Lynn Farr
LOCCS Authorized Amount: \$3,709,133.00	Estimated PI/RL Funds: \$1,110,823.34	
Total Budget: \$4,819,956.34		

Disasters:

Declaration Number

No Disasters Found

Narratives

Summary of Distribution and Uses of NSP Funds:

- 1) Implement Activity "A" – Financing Mechanisms for purchase and redevelopment of foreclosed homes and residential properties with \$200,000 in funding for a Loan Loss Reserve Program;
- 2) Implement Activity "B" – Acquisition and Rehabilitation of homes and residential properties that have been abandoned or foreclosed upon, in order to sell, rent, or redevelop such homes and properties with \$640,936 in funding ;
- 3) Purchase and Rehabilitation of single-family or multi-family units for development and rental by non-profit developers to assist households whose incomes are at or below 50% of AMI with \$463,642 in funding;
- 4) Implement Activity "C" – establish and operate land banks for homes and residential properties that have been foreclosed upon with \$100,000 in funding;
- 5) Implement Activity "D" – demolish blighted structures with \$370,000 in funding;
- 6) Implement Activity "E" - redevelop demolished or vacant properties as housing with \$1,563,642 in funding;
- 7) Allocate funds to Planning and Administration to execute the overall planning, organizing, staffing, directing, coordinating, reporting, and budgeting of the NSP 3 with the HUD allowed 10% (\$370,913) in funding.

How Fund Use Addresses Market Conditions:

The areas identified for investment of NSP – 3 includes Childs Park located in Census Tract 208, Bartlett Park located within Census Tracts 205, and 212 and Melrose-Mercy is located in Census Tract 210. The foreclosure rates in Childs Park and Melrose-Mercy census tracts are 14.3% and 13.1% in Bartlett Park. The NSP3 Score in all three areas is 20. Over 90% of the homes in all three areas are comprised of persons whose incomes are below 120% of AMI, and in Childs Park and Bartlett Park 75% are below 80% of AMI, while 82% are below 80% AMI in Melrose-Mercy. The estimated properties needed to make an impact in the identified target areas is 21, 14 and 11 respectively. Because of the increase in sales volume noted in January 2011 and number of units needed to make an impact, we believe that the selected target areas are perfect candidates to accomplish this goal (HUD NSP -3 mapping tool data and Pinellas Realtor Organization data).

Ensuring Continued Affordability:

The City will ensure long-term affordability under the requirements of Section 2301(f)(3)(A)(ii) through the use mortgage/promissory note and NSP rider that will be recorded against the property. If an owner who has been assisted through this program transfers title to the property before the affordability period expires, the assistance provided by the City will be subject to recapture. The property shall at all times be occupied as the principal residence of the owner and shall not be rented, leased, or sold. For multi-family developments, the City will implement a first right of refusal that will allow a nonprofit entity that provides affordable housing to eligible housing to have an opportunity to acquire the development. The City will annually monitor the multi-family rental developments that are assisted with NSP3 funds during the affordability period to ensure that units specified to be affordable are occupied by income eligible tenants and that the property continues to meet minimum housing quality standards. In addition, all properties that receive NSP3 funding will be secured by a recorded mortgage and note on the property, in favor of the City.

The City will use the minimum affordability period of the Federal HOME Investment Partnership Program, established at 24 CFR 92.252(a), (c), (e), and (f), and 24 CFR 92.254. The minimum affordability period is listed below for your reference:

- Up to \$15,000 equals 5-years
- \$15,001 - \$40,000 equals 10-years
- Over \$40,000 equals 15-years

New Construction equals 20 years or will run concurrent with affordability requirements of longer duration ("Tax Credits")



Definition of Blighted Structure:

For purposes of determining blighted structures to be assisted with the NSP funding, "blighted structure" will be defined as any structure unfit for use, habitation, or dangerous to persons or other property. In addition, a structure is blighted when it exhibits objectively determinable signs of deterioration sufficient to constitute a threat to human health, safety, and public welfare. This includes structures showing evidence of physical decay or neglect, excessive use, or lack of maintenance.

Definition of Affordable Rents:

"Affordable rents" shall be defined as the standards established under the HOME Program and referenced in 24 CFR 92.252(a) (b) and (c). Projects identified to serve families at or below 50% AMI will have rents that do not exceed the established rents published annually by HUD.

Grantee Contact Information:

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Housing Rehabilitation/New Construction Standards:

The City will use the housing rehabilitation standards utilized by the Housing and Community Development Department Working to Improve our Neighborhoods ("WIN") Programs, which exceed the minimum code requirements, as described in the City code policies. All housing that requires rehabilitation must meet local building codes adopted by the City, including the Standard Southern Building Code Congress International (SBCCI). The City will incorporate modern, green building and energy-efficiency improvement standards, whenever feasible, to provide for longer term sustainability (see Attachment B).

Vicinity Hiring:

All NSP – 3 subrecipients, contractors and subcontractors will be required to demonstrate efforts to achieve Vicinity Hiring during the contracting and rehabilitation process through the following actions: placing signs or posters regarding hiring in prominent places within the development; distributing employment flyers to the residents at these developments, posing employment flyers in the area of the developments; maintaining a log of all applicants and indicate the reasons why vicinity residents who applied were not hired; retaining copies of any employment applications completed by public housing Section 8 certificate or voucher holders or other Section 3 residents; sending a notice about vicinity hiring and Section 3 training and employment requirements and opportunities to the City's Business Assistance Center to work with contractors who are responding to Request for Bids. These efforts are to provide for the hiring of qualified employees who reside in the vicinity of NSP – 3 projects and contracts with qualified small businesses that are owned and operated by persons residing within the Areas of Greatest Need.

Procedures for Preferences for Affordable Rental Dev.:

The City will contract with non-profit partners who are experienced in rental development and management of affordable housing. The NSP – 3 Rental Housing will be available to very low income residents whose incomes are at or below 50% of AMI. In addition, NSP – 3 non-profit partners will be encouraged to work with local recipients of Section 8 rental assistance and other available resources.

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$4,819,956.34
Total Budget	\$0.00	\$4,819,956.34
Total Obligated	\$0.00	\$4,819,956.34
Total Funds Drawdown	\$100.00	\$4,605,374.13
Program Funds Drawdown	\$100.00	\$3,494,550.79
Program Income Drawdown	\$0.00	\$1,110,823.34
Program Income Received	\$0.00	\$1,110,823.34
Total Funds Expended	\$120.00	\$4,605,414.13
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00



Progress Toward Required Numeric Targets

Requirement	Target	Actual
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$556,369.95	\$0.00
Limit on Admin/Planning	\$370,913.30	\$481,995.34
Limit on Admin	\$0.00	\$481,995.34
Most Impacted and Distressed Threshold (Projected)	\$0.00	\$0.00
Progress towards LH25 Requirement	\$1,204,989.09	\$1,259,580.58

Overall Progress Narrative:

City Council authorized, by Resolution Number 2018-604, that effective December 6, 2018, all program income received from transacting business associated with the City's NSP-1 and NSP-3 programs be given to the CDBG program for use on eligible CDBG projects. The City is therefore working towards HUD goal to close out the NSP Programs.

The City has expended \$4,605,414.13 of combined NSP-3 grant and program income funds for expenses through September 30, 2020. The City received \$1,110,823.34 in program income under the NSP-3 program, however any program income received after December 6, 2018 has been booked into the CDBG program per the 11/15/18 Proposed Close out timeline letter that was submitted to our HUD field Office. The NSP 3 Program income balance that remains unexpended is now \$0. After September 30, 2020 expenditures were drawn on 10/26/20, the City had \$214,542.21 of NSP-3 funds remaining in our LOC balance.

The close out schedule for both NSP-1 & NSP-3 has been slightly delayed, but is still moving forward and anticipated as follows:

- 1/31/2019 GOAL: Developer Agreements should be written & Mortgage & Notes signed for conveyance of 3 NSP-3 redevelopment properties to the selected Developers for construction of 3 single family homes. (ACTUAL: All 3 Agreements were signed as of April 2019).
- 08/30/2019 GOAL: First 3 Non-Profit Developer homes complete, the 1 final NSP-3 Redevelopment lot is selected along with 2 additional lots and the Agreements, Mortgages, signed. (REVISED ACTUAL: on Sept. 30, 2020 - Construction on 2 of the NSP 3 lots is complete and 1 of the 2 has sold. The 3rd property was returned to the City on 5-11-20 by deed in lieu-of foreclosure, due to non-performance. Bright Community Trust has recently agreed to assist with the construction of a home on this lot and the final NSP-3 lot. New Agreements will be written by 11/30/20. Revised anticipated construction completion date is 5/31/21. Problem Solving Technical Assistance will be requested to assist us in preparing for close out after the 4 NSP-3 homes are complete.
- 02/29/2020 GOAL: Second set of 3 homes anticipated to be complete, final 4 lots selected & Agreements signed. Side Lot guidelines finalized & 3 side lots conveyed. (ACTUAL: The remaining funding may only allow for 2 final NSP-1 funded homes to be completed at this step. This Goal date has been moved to 5/31/21).
- 07/30/2020 GOAL: Last of homes to be completed. (ACTUAL: Date moved to 5/31/2021, see above explanation).
- GOAL NSP Close out to be complete, since all the home sales should be complete, and LMMH data will be entered into the DRGR system. At this point the NSP funds will be fully disbursed, the National Objective and Eligible End (demo) use will have been met on all lots. The only lots that should remain at this point will be vacant lots that meet both the National Objective & End Use through demolition (LM area benefit). The NSP requirements would all be met at this point & no continuing affordability requirement will be necessary (since there are no units on the sites). The remaining lots will be placed for sale to developers creating WFH for LMMH and any remaining would then be sold at appraised value. (AMENDED ACTUAL CLOSE OUT: Date moved to 10/31/2021)

Project Summary

Project #, Project Title	This Report	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1, Financing Mechanisms	\$0.00	\$0.00	\$0.00
2, Acquisition/Rehabilitation	\$0.00	\$1,310,054.45	\$803,985.61
4, Land Banks	\$0.00	\$6,478.92	\$1,800.48



5, Clearance and Demolition	\$0.00	\$233,124.17	\$223,550.61
6, Redevelop Demolished or vacant Properties as Housing	\$100.00	\$2,788,303.17	\$2,101,673.78
7, Program Administration	\$0.00	\$481,995.63	\$363,540.31



Activities

Project # / 1 / Financing Mechanisms

Grantee Activity Number:	01
Activity Title:	Financing Mechanisms

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

1

Projected Start Date:

03/10/2011

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Cancelled

Project Title:

Financing Mechanisms

Projected End Date:

03/31/2022

Completed Activity Actual End Date:

Responsible Organization:

City of St. Petersburg

Overall	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$0.00
Total Budget	\$0.00	\$0.00
Total Obligated	\$0.00	\$0.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$0.00
City of St. Petersburg	\$0.00	\$0.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

The establishment of financing mechanisms will address the problems that may be associated with a lender financing the first mortgage of a homebuyer whom it believes may not quite be able to honor its commitment to repayment of a loan. Establishment of a loan loss reserve fund of \$200,000 should leverage a portfolio of \$2,000,000 in loans from financial institutions. A Request for Qualifications will be conducted to procure interested lenders. Project canceled and never pursued or funded.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:



Activity completed

Accomplishments Performance Measures

No Accomplishments Performance Measures

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 10

Activity Title: Financial Mechanism - LH 25

Activity Category:

Homeownership Assistance to low- and moderate-income

Activity Status:

Cancelled

Project Number:

1

Project Title:

Financing Mechanisms

Projected Start Date:

11/19/2012

Projected End Date:

03/31/2022

Benefit Type:

Direct (Household)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

City of St. Petersburg

Overall

	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$0.00
Total Budget	\$0.00	\$0.00
Total Obligated	\$0.00	\$0.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$0.00
City of St. Petersburg	\$0.00	\$0.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

LH 25 portion of financing mechanism.
Project canceled and never pursued or funded.

Location Description:

Areas of greatest need (Childs Park, Melrose-Mercy and Bartlett Park).

Activity Progress Narrative:

Activity canceled

Accomplishments Performance Measures

No Accomplishments Performance Measures



Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Project # / 2 / Acquisition/Rehabilitation

Grantee Activity Number: 02
Activity Title: Acquisition/Rehab/Reconstruct of S/F Homes - LMMI

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2

Projected Start Date:

03/10/2011

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehabilitation

Projected End Date:

03/31/2022

Completed Activity Actual End Date:

Responsible Organization:

City of St. Petersburg

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2020

N/A

To Date

\$396,076.85

Total Budget

\$0.00

\$396,076.85

Total Obligated

\$0.00

\$396,076.85

Total Funds Drawdown

\$0.00

\$396,076.85

Program Funds Drawdown

\$0.00

\$325,243.85

Program Income Drawdown

\$0.00

\$70,833.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$396,076.85

 City of St. Petersburg

\$0.00

\$396,076.85

Most Impacted and Distressed Expended

\$0.00

\$0.00



Match Contributed

\$0.00

\$0.00

Activity Description:

This activity will address neighborhood stabilization within the identified areas of greatest need through the purchase and rehabilitation of eligible properties for sale or rental to income eligible residences. Oversight of rehabilitation and reconstruction of properties will be conducted by the Housing and Community Development Department.

Six homes will be acquired and rehabilitated with Green Energy standards and made available to eligible households for purchase as permanent residence.

The City will to the maximum extent feasible, provide for hiring of employees that reside in the vicinity of funded projects or contract with small businesses that are owned and operated by persons residing in the vicinity of the projects. This will include but not be limited to advertising in local newspapers and on the City's website for the employees and businesses that the City will need to carry out the substantial amendment to the FY 2010 Annual Action Plan. The City will work through its Business Assistance Center and Purchasing Department to specify in partner contracts that partners will reach out to individuals in the areas of greatest need when hiring new employees. The City will continue to adhere to the local, State and Federal procurement procedures in this solicitation process.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:

Activity complete

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	7/6
#Energy Star Replacement	0	6/6
#Additional Attic/Roof	0	6/6
#Efficient AC added/replaced	0	7/6
#Replaced thermostats	0	7/6
#Replaced hot water heaters	0	6/6
#Light Fixtures (indoors)	0	7/6
#Light fixtures (outdoors)	0	6/6
#Refrigerators replaced	0	7/6
#Clothes washers replaced	0	2/0
#Dishwashers replaced	0	6/3
#Low flow toilets	0	7/6
#Low flow showerheads	0	8/6
#Units with bus/rail access	0	4/0
#Units exceeding Energy Star	0	1/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	7/6
# of Singlefamily Units	0	7/6

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	0/0	6/6	7/6	85.71
# Owner Households	0	0	0	0/0	6/6	7/6	85.71

Activity Locations

No Activity Locations found.



Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number:	03
Activity Title:	Homes for Independence - Acquisition/Rehab - LH25

Activity Category:
Rehabilitation/reconstruction of residential structures

Project Number:
2

Projected Start Date:
03/10/2011

Benefit Type:
Direct (HouseHold)

National Objective:
NSP Only - LH - 25% Set-Aside

Activity Status:
Completed

Project Title:
Acquisition/Rehabilitation

Projected End Date:
03/31/2022

Completed Activity Actual End Date:

Responsible Organization:
City of St. Petersburg

Overall	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$172,007.36
Total Budget	\$0.00	\$172,007.36
Total Obligated	\$0.00	\$172,007.36
Total Funds Drawdown	\$0.00	\$172,007.36
Program Funds Drawdown	\$0.00	\$168,315.76
Program Income Drawdown	\$0.00	\$3,691.60
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$172,007.36
City of St. Petersburg	\$0.00	\$172,007.36
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity will provide for improved permanent residential structures that will be occupied by households whose incomes are at or below 50% of AMI for LMHI households. Non-profit entities (Homes for Independence has been selected) with whom the City forms a partnership will make every effort to acquire and rehabilitate 5 units by utilizing the First Look Program where practical. The First Look Program provides the non-profit exclusive access to review and purchase newly conveyed FHA real estate owned properties that are located in their designated areas. Developers of properties acquired with funding will have the opportunity to make a purchase offer on a property prior to it being made available to other entities. Developers utilizing funding can purchase these properties at up to a 10% discount from the appraised value.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:

Activity complete



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	3/5
#Energy Star Replacement	0	3/5
#Additional Attic/Roof	0	3/5
#Efficient AC added/replaced	0	3/5
#Replaced thermostats	0	3/5
#Replaced hot water heaters	0	3/5
#Light Fixtures (indoors)	0	3/5
#Light fixtures (outdoors)	0	3/5
#Refrigerators replaced	0	3/5
#Low flow toilets	0	3/5
#Low flow showerheads	0	3/5

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	3/0
# of Singlefamily Units	0	3/0

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	3/5	0/0	3/5	100.00
# Renter Households	0	0	0	3/5	0/0	3/5	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number:	08
Activity Title:	Acquisition/Rehab/Reconstruct - LH25

Activity Category:

Acquisition - general

Project Number:

2

Projected Start Date:

03/10/2011

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehabilitation

Projected End Date:

03/31/2022

Completed Activity Actual End Date:

Responsible Organization:

City of St. Petersburg

Overall	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$741,970.24
Total Budget	\$0.00	\$741,970.24
Total Obligated	\$0.00	\$741,970.24
Total Funds Drawdown	\$0.00	\$741,970.24
Program Funds Drawdown	\$0.00	\$310,426.00
Program Income Drawdown	\$0.00	\$431,544.24
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$741,970.24
City of St. Petersburg	\$0.00	\$741,970.24
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity will address neighborhood stabilization within the identified areas of greatest need through the purchase and rehabilitation of eligible properties for sale or rental to income eligible residences. Oversight of rehabilitation and reconstruction of properties will be conducted by the Housing and Community Development Department. Two homes will be acquired and rehabilitated with Green Energy standards and made available to eligible households for purchase as permanent residence.

Location Description:

To be located in the identified target areas.

Activity Progress Narrative:

Activity complete

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	3/2



of Parcels acquired 0 3/2

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		4/2	
# of Singlefamily Units	0		4/2	

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	5/3	0/0	5/3	100.00
# Owner Households	0	0	0	2/2	0/0	2/2	100.00
# Renter Households	0	0	0	3/1	0/0	3/1	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Project # / 4 / Land Banks

Grantee Activity Number:	04
Activity Title:	Land Banking

Activity Category:
Land Banking - Disposition (NSP Only)
Project Number:
4
Projected Start Date:
03/10/2011
Benefit Type:
Area ()
National Objective:
NSP Only - LMMI

Activity Status:
Under Way
Project Title:
Land Banks
Projected End Date:
03/31/2022
Completed Activity Actual End Date:
Responsible Organization:
City of St. Petersburg

Overall	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$6,478.92
Total Budget	\$0.00	\$6,478.92
Total Obligated	\$0.00	\$6,478.92
Total Funds Drawdown	\$0.00	\$6,478.92
Program Funds Drawdown	\$0.00	\$1,800.48

Program Income Drawdown	\$0.00	\$4,678.44
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$6,478.92
City of St. Petersburg	\$0.00	\$6,478.92
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

The City will utilize funds to assist with carrying costs associated with the management and upkeep of 18 NSP-1 properties currently in the land bank. Beneficiaries will be counted in NSP-1 activity.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:

The last 4 properties were moved from Land banking to Activity Number 6 (Eligible use E, Redevelopment) on September 25, 2018 and 3 of the 4 have been conveyed to the 3 Non-Profit Developers selected thru the procurement process. Two of the Developers have completed construction of new single-family homes on each of their lots using NSP-3 funds. 1 of those 2 (835 15th Ave S.) has sold and 810 15th Ave S. is still for sale to an eligible LMMH. The City received the 3rd lot back from the final Developer due to non-performance 5/11/20. This lot will now be conveyed to Bright Community Trust to construct on this property and the final lot as well.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/18

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/18
# of Singlefamily Units	0	0/18

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Project # / 5 / Clearance and Demolition

Grantee Activity Number: 05
Activity Title: Clearance and Demolition

Activity Category: Clearance and Demolition **Activity Status:** Under Way

Project Number:

5

Projected Start Date:

03/10/2011

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Project Title:

Clearance and Demolition

Projected End Date:

03/31/2022

Completed Activity Actual End Date:**Responsible Organization:**

City of St. Petersburg

Overall

	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$233,124.17
Total Budget	\$0.00	\$233,124.17
Total Obligated	\$0.00	\$233,124.17
Total Funds Drawdown	\$0.00	\$233,124.17
Program Funds Drawdown	\$0.00	\$223,550.61
Program Income Drawdown	\$0.00	\$9,573.56
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$233,124.17
City of St. Petersburg	\$0.00	\$233,124.17
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Six properties will be demolished and reconstructed for low, moderate and middle-income households.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:

Activity complete

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	44/6

	This Report Period	Cumulative Actual Total / Expected
	Total	Total

# of Housing Units	0	44/6
# of Singlefamily Units	0	44/6

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Project # / 6 / Redevelop Demolished or vacant Properties as Housing

Grantee Activity Number:	06
Activity Title:	Redevelopment-Acquisition/Rehabilitation

Activity Category:
Rehabilitation/reconstruction of residential structures

Project Number:
6

Projected Start Date:
03/10/2011

Benefit Type:
Direct (HouseHold)

National Objective:
NSP Only - LMMI

Activity Status:
Under Way

Project Title:
Redevelop Demolished or vacant Properties as

Projected End Date:
03/31/2022

Completed Activity Actual End Date:

Responsible Organization:
City of St. Petersburg

Overall	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$2,442,700.19
Total Budget	\$0.00	\$2,442,700.19
Total Obligated	\$0.00	\$2,442,700.19
Total Funds Drawdown	\$100.00	\$2,228,118.27
Program Funds Drawdown	\$100.00	\$1,797,436.85
Program Income Drawdown	\$0.00	\$430,681.42
Program Income Received	\$0.00	\$1,110,823.34
Total Funds Expended	\$120.00	\$2,228,158.27



City of St. Petersburg	\$120.00	\$2,228,158.27
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity will address neighborhood stabilization within the identified target areas through the purchase and rehabilitation of eligible properties for sale or rental to income eligible households. The City's Real Estate and Property Management (REPM) Department will make every effort to acquire seven homes through the First Look Program where local governments who have a program may purchase properties at discounts of 10%, whenever feasible, and receive advance review of properties of up to 14 days. Oversight of rehabilitation and reconstruction to properties will be conducted by the Housing and Community Development Department, and sales of the rehabilitated or reconstructed units by REPM.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:

Construction/reconstruction and sale to eligible households is complete at all of the following fifteen (15) locations:
 3901 12th Ave S (NSP-3 reconstruction on NSP-1 land bank site) (SOLD 5/23/14)
 1814 10th St S (NSP-3 reconstruction on NSP-1 land bank site) (SOLD 9/29/14)
 1721 13th Ave S (SOLD 7/03/14)
 1015 40th St S (NSP-3 reconstruction on NSP-1 land bank site) (SOLD 4/10/14)
 2037 12th Avenue South (SOLD 9/18/15)
 1801 40th Street South (SOLD 6/20/14)
 923 20th Avenue South (SOLD 8/22/14)
 4101 14th Avenue South (SOLD 6/19/15)
 1835 13th Avenue South (reconstruction on NSP-1 land bank site) (SOLD 12/9/14)
 1727 13th Avenue South (reconstruction on NSP-1 land bank site) (SOLD 8/14/15)
 1919 Melrose Avenue South (reconstruction on NSP-1 land bank site) (SOLD 4/02/15)
 3482 16th Avenue South (reconstruction on NSP-1 land bank site) (SOLD 9/02/15)
 1116 – 18th Avenue South (NSP-1 reconstruction, NSP-3 acq/demo site) (SOLD 6/06/16)
 840 13th Avenue South (single family home construction, NSP-1 funding) (SOLD 2/19/16)
 745 15th Avenue South (single family home construction, NSP-1 funding) (SOLD 10/21/16)
 The City will facilitate the construction of new homes on these 4 vacant sites:
 835 15th Ave S – conveyed to St. Jude, Inc. for construction/sale to LMMH- Construction is complete and the property sold this quarter and the demographics are being entered. SOLD 7/08/2020 (Klenk)
 810/818 15th Ave S- conveyed to Bright Community Trust, Inc. on 7/22/19 for construction/sale to LMMH. Construction is complete and a Certificate of Occupancy was issued in April 2020. The house is being marketed for sale; however, the COVID-19 pandemic has slowed the process of marketing temporarily.
 759 - 14th Ave S- conveyed to East Tampa Business and Civic Assoc., Inc. for construction/sale to LMMH. Due to non-performance, this property was returned to the City on 5-1-20. The property will now be conveyed to Bright Community Trust for construction of a new single-family home.
 850 15th Av S – will be conveyed to Bright Community Trust for construction of a new single-family home.

Accomplishments Performance Measures

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

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	8/7
# of Singlefamily Units	0	8/7

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	2/0	7/7	9/7	100.00
# Owner Households	0	0	0	2/0	7/7	9/7	100.00



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 9
Activity Title: Homes for Independence LH 25 - Redevelopment

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

6

Projected Start Date:

11/19/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Completed

Project Title:

Redevelop Demolished or vacant Properties as

Projected End Date:

03/31/2022

Completed Activity Actual End Date:

Responsible Organization:

City of St. Petersburg

Overall

	Jul 1 thru Sep 30, 2020	To Date
Total Projected Budget from All Sources	N/A	\$345,602.98
Total Budget	\$0.00	\$345,602.98
Total Obligated	\$0.00	\$345,602.98
Total Funds Drawdown	\$0.00	\$345,602.98
Program Funds Drawdown	\$0.00	\$304,236.93
Program Income Drawdown	\$0.00	\$41,366.05
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$345,602.98
City of St. Petersburg	\$0.00	\$345,602.98
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

25% set-aside to be accomplished by non-profit.

Location Description:

Areas of greatest need (Childs Park, Melrose-Mercy, and Bartlett Park.)

Activity Progress Narrative:

Activity complete

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	3/4
#Energy Star Replacement	0	3/4
#Additional Attic/Roof	0	3/4



#Efficient AC added/replaced	0	3/4
#Replaced thermostats	0	3/4
#Replaced hot water heaters	0	3/4
#Refrigerators replaced	0	3/4
#Dishwashers replaced	0	3/1
#Low flow toilets	0	3/4
#Low flow showerheads	0	3/4

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	3/4
# of Singlefamily Units	0	3/4

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	3/4	0/0	3/4	100.00
# Renter Households	0	0	0	3/4	0/0	3/4	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Project # / 7 / Program Administration

Grantee Activity Number: 07
Activity Title: General Administration

Activity Category:

Administration

Project Number:

7

Projected Start Date:

03/10/2011

Benefit Type:

()

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Program Administration

Projected End Date:

03/31/2022

Completed Activity Actual End Date:

Responsible Organization:

City of St. Petersburg

Overall

Total Projected Budget from All Sources

Total Budget

Jul 1 thru Sep 30, 2020

N/A

\$0.00

To Date

\$481,995.63

\$481,995.63



Total Obligated	\$0.00	\$481,995.63
Total Funds Drawdown	\$0.00	\$481,995.34
Program Funds Drawdown	\$0.00	\$363,540.31
Program Income Drawdown	\$0.00	\$118,455.03
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$481,995.34
City of St. Petersburg	\$0.00	\$481,995.34
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Program administration funds will be used to pay reasonable and necessary expenses for implementing the program. This includes but is not limited to City staff salaries, office supplies, and the engagement of for-profit contractors and non-profit developers to assist with implementing the plan.

Location Description:

The location of the activity will be conducted in the two identified areas of greatest need as identified in Attachment "A" of the Plan.

Activity Progress Narrative:

Weekly time sheets for city staff authorized to work on NSP3 were collected and reviewed for this quarter and the appropriate costs were charged to NSP3 administration or to the property address.

Accomplishments Performance Measures

No Accomplishments Performance Measures

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

