



Housing Management
Reports
September 2016

Housing Management Reports

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Report on SHIP Funds for the SFY July 1, 2014 - June 30, 2015
(Expenditure Deadline 6/30/2017)

9/30/2016

REVENUE RECEIVED IN SFY 14-15

Program Income		Total
PAYOFF/REFINANCE	\$ 19,929.44	
PAYOFF/SALE OF PROPERTY	\$ 159,380.47	
PAYOFF/UNASSIGNED	\$ 35,585.40	
PAYOFF/CDBG	\$ -	
INTEREST YTD	\$ 4,928.09	
THE PINES	\$ 15,000.00	
Other - Rental Property Income	\$ 21,791.92	
Misc. Rev.	\$ 20,730.91	
Total Program Income		\$ 277,346.23

Recaptured Funds

"Recouped" Funds	\$ -	
Total Recaptured Funds		\$ -

"Unused", Returned Funds

Housing Corporation	\$ -	
New Construction	\$ -	
Total "Unused", Returned Funds		\$ -

SHIP Funds

SHIP funds received from Florida Housing Finance YTD	\$ 815,835.00	
Funds carried over from prior year	\$ 14,026.59	
Total SHIP Funds		\$ 829,861.59

TOTAL 14-15 REVENUES YR TO DATE **\$ 1,107,207.82**

EXPENSES INCURRED FOR 14-15 FUNDS

Funds expended by Strategy	Acct No.		Total
Down Payment Assistance	82.0015	\$	115,300.00
Housing Construction	82.0021	\$	-
County Owned & Special Needs Rental Rehab Program	82.0057	\$	27,653.05
Charlotte County Admin. Expense	91.0001	\$	95,450.81
Housing Rehab	82.0024	\$	650,147.80
Foreclosure Prevention	82.0032	\$	-
Homebuyer's Club	82.0041	\$	-
Rental Rehab	82.0042	\$	-
Rental - New Construction	82.0043	\$	-
Non Profit Rental Rehab	82.0046	\$	170,000.00
Loan Loss Reserve	98.0033	\$	-
Community Land Trust	82.0051	\$	-
FHOP	82.0041	\$	-
Renter Eviction Prevention	82.0077	\$	-
Impact Fee Proviso	82.0072	\$	-

TOTAL 14-15 EXPENSES YR TO DATE **\$ 1,058,551.66**

BALANCE 14-15 SHIP FUNDS **\$ 48,656.16** **

** 100% of the 14-15 SHIP fund balance is obligated to specific clients.

Report on SHIP Funds for the SFY July 1, 2015 - June 30, 2016
(Expenditure Deadline 6/30/2018)

9/30/2016

REVENUE RECEIVED IN SFY 15-16

Program Income		Total
PAYOFF/REFINANCE	\$ 65,664.75	
PAYOFF/SALE OF PROPERTY	\$ 362,487.00	
PAYOFF/UNASSIGNED	\$ 42,247.59	
PAYOFF/CDBG	\$ -	
INTEREST YTD	\$ 8,246.97	
THE PINES	\$ 15,000.00	
Other - Rental Property Income	\$ 34,160.00	
Misc. Rev.	\$ -	
Total Program Income		\$ 527,806.31
Recaptured Funds		
"Recouped" Funds	\$ -	
Total Recaptured Funds		\$ -
"Unused", Returned Funds		
Housing Corporation	\$ -	
New Construction	\$ -	
Total "Unused", Returned Funds		\$ -
SHIP Funds		
SHIP funds received from Florida Housing Finance YTD	\$ 819,466.00	
Total SHIP Funds		\$ 819,466.00
TOTAL 15-16 REVENUES YR TO DATE		\$ 1,347,272.31

EXPENSES INCURRED FOR 15-16 FUNDS

Funds expended by Strategy	Acct No.		Total
Down Payment Assistance	82.0015	\$	-
Housing Construction	82.0021	\$	-
County Owned & Special Needs Rental Rehab Program	82.0057	\$	863.44
Charlotte County Admin. Expense	91.0001	\$	108,336.91
Housing Rehab	82.0024	\$	63,086.00
Foreclosure Prevention	82.0032	\$	-
Homebuyer's Club	82.0041	\$	-
Rental Rehab	82.0042	\$	-
Rental - New Construction	82.0043	\$	-
Non Profit Rental Rehab	82.0046	\$	-
Loan Loss Reserve	98.0033	\$	-
Community Land Trust	82.0051	\$	-
FHOP	82.0041	\$	-
Renter Eviction Prevention	82.0077	\$	-
Impact Fee Proviso	82.0072	\$	-
TOTAL 15-16 EXPENSES YR TO DATE		\$	172,286.35

BALANCE 15-16 SHIP FUNDS \$ **1,174,985.96** **

**Approximately \$151,000.00 of the 15-16 SHIP fund balance is obligated to specific clients.

Report on SHIP Funds for the SFY July 1, 2016 - June 30, 2017
(Expenditure Deadline 6/30/2019)

9/30/2016

REVENUE RECEIVED IN SFY 16-17

Program Income		Total
PAYOFF/REFINANCE	\$ -	
PAYOFF/SALE OF PROPERTY	\$ 104,616.79	
PAYOFF/UNASSIGNED	\$ 131.96	
PAYOFF/CDBG	\$ -	
INTEREST YTD	\$ 2,987.82	
THE PINES	\$ -	
Other - Rental Property Income	\$ 18,149.98	
Misc. Rev.	\$ -	
Total Program Income		\$ 125,886.55

Recaptured Funds

"Recouped" Funds	\$ -	
Total Recaptured Funds		\$ -

"Unused", Returned Funds

Housing Corporation	\$ -	
New Construction	\$ -	
Total "Unused", Returned Funds		\$ -

SHIP Funds

SHIP funds received from Florida Housing Finance YTD	\$ -	
Total SHIP Funds		\$ -

TOTAL 16-17 REVENUES YR TO DATE		\$ 125,886.55
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EXPENSES INCURRED FOR 16-17 FUNDS

Funds expended by Strategy	Acct No.		Total
Down Payment Assistance	82.0015	\$	-
Housing Construction	82.0021	\$	-
County Owned & Special Needs Rental Rehab Program	82.0057	\$	-
Charlotte County Admin. Expense	91.0001	\$	19,320.02
Housing Rehab	82.0024	\$	145.00
Foreclosure Prevention	82.0032	\$	-
Homebuyer's Club	82.0041	\$	-
Rental Rehab	82.0042	\$	-
Rental - New Construction	82.0043	\$	-
Non Profit Rental Rehab	82.0046	\$	-
Loan Loss Reserve	98.0033	\$	-
Community Land Trust	82.0051	\$	-
FHOP	82.0041	\$	-
Renter Eviction Prevention	82.0077	\$	-
Impact Fee Proviso	82.0072	\$	-

TOTAL 16-17 EXPENSES YR TO DATE		\$ 19,465.02
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BALANCE 16-17 SHIP FUNDS		\$ 106,421.53
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SHIP Client Status Report - 9/30/2016

SHIP Pre-Qualification Telephone Interviews This Quarter	116
Interviewees Not Qualified Based on Information Provided	59
Application Accepted (4/1/16 - 9/30/16)	26
Closings Held This Quarter	13
Total Closings (4/1/16 - 9/30/16)	5
Applications Withdrawn	2

**Neighborhood Stabilization Program (NSP)
September 2016**

REVENUE			
	Budget	Received	Balance
NSP Funds			
Federal Program Revenue	\$ 3,995,538.00	\$ 3,995,537.25	\$ 0.75
Administrative Revenue	\$ 291,519.00	\$ 291,519.00	\$ -
Total NSP Funds	\$ 4,287,057.00	\$ 4,287,056.25	\$ 0.75
Misc. Revenue			
Return of Prior Year Expense	\$ -	\$ 66.00	\$ (66.00)
Rent	\$ -	\$ 5,075.00	\$ (5,075.00)
Total Misc. Revenue			\$ (5,141.00)
GRAND TOTAL REVENUES	\$ 4,287,057.00	\$ 4,287,122.25	\$ 5,141.00
EXPENSE			
	Budget	Expense	Balance
Administration			
Salaries	\$ 291,519.00	\$ 281,312.62	\$ 10,206.38
Other Administrative Expenses	\$ -	\$ 10,206.38	\$ (10,206.38)
Sub-Total	\$ 291,519.00	\$ 291,519.00	\$ -
Strategy No. 1			
Acquisition	\$ 679,420.08	\$ 679,420.08	\$ -
Rehabilitation	\$ 261,886.15	\$ 261,886.15	\$ -
Housing Replacement	\$ 245,898.36	\$ 245,897.61	\$ 0.75
Disposition	\$ 6,115.33	\$ 6,115.33	\$ -
Public Services for Housing Counseling	\$ -	\$ -	\$ -
Sub-Total	\$ 1,193,319.92	\$ 1,193,319.17	\$ 0.75
Strategy No. 3			
Acquisition	\$ 13,010.31	\$ 13,010.31	\$ -
Disposition	\$ 1,893.50	\$ 1,893.50	\$ -
Clearance/Remediation	\$ -	\$ -	\$ -
Rehabilitation	\$ -	\$ -	\$ -
Sub-Total	\$ 14,903.81	\$ 14,903.81	\$ -
Strategy No. 4			
Acquisition	\$ 251,800.93	\$ 251,800.93	\$ -
Public Services for Housing Counseling	\$ -	\$ -	\$ -
Disposition	\$ 4,232.09	\$ 4,232.09	\$ -
Housing Replacement	\$ 756,133.92	\$ 756,133.92	\$ -
Sub-Total	\$ 1,012,166.94	\$ 1,012,166.94	\$ -
Strategy No. 5			
Acquisition	\$ 287,802.85	\$ 287,802.85	\$ -
Acquisition - 120%	\$ 143,286.76	\$ 143,286.76	\$ -
Housing Replacement	\$ 1,088,370.60	\$ 1,091,345.60	\$ (2,975.00)
Disposition	\$ 4,682.41	\$ 4,682.41	\$ -
Rehabilitation - Single Family	\$ 118,853.28	\$ 118,853.28	\$ -
Rehabilitation - 120%	\$ 132,151.43	\$ 132,151.43	\$ -
Rehabilitation - Multi-Family	\$ -	\$ -	\$ -
Sub-Total	\$ 1,775,147.33	\$ 1,778,122.33	\$ (2,975.00)
GRAND TOTAL EXPENSES	\$ 4,287,057.00	\$ 4,290,031.25	\$ (2,974.25)
NSP1 FUND BALANCE			\$ 2,166.75

Neighborhood Stabilization Program 3(NSP3)
September 2016

REVENUE			
	Budget	Received	Balance
NSP Funds			
Federal Program Revenue	\$ 1,820,666.00	\$ 1,820,666.00	\$ -
Administrative Revenue	\$ 202,296.00	\$ 202,296.00	\$ -
Total NSP Funds	\$ 2,022,962.00	\$ 2,022,962.00	\$ -
Misc. Revenue			
Return of Prior Year Expense	\$ -	\$ -	\$ -
Program Income	\$ -	\$ 43,618.74	\$ (43,618.74)
Total Misc. Revenue	\$ -	\$ 43,618.74	\$ (43,618.74)
GRAND TOTAL REVENUES	\$ 2,022,962.00	\$ 2,066,580.74	\$ 43,618.74

EXPENSE			
	Budget	Expense	Balance
Administration			
Salaries	\$ 202,296.00	\$ 193,589.30	\$ 8,706.70
Other Administrative Expenses	\$ -	\$ 8,729.63	\$ (8,729.63)
Sub-Total	\$ 202,296.00	\$ 202,318.93	\$ (22.93)
Activity 1: Acquisition & Rehab of Foreclosed Properties			
Eligible Use A: Financing Mechanisms	\$ -	\$ -	\$ -
Eligible Use B: Acquisition and Rehabilitati	\$ 5,469.29	\$ 5,469.29	\$ -
Eligible Use C: Land Banking	\$ -	\$ -	\$ -
Eligible Use D: Demolition	\$ -	\$ -	\$ -
Eligible Use E: Redevelopment	\$ -	\$ -	\$ -
Sub-Total	\$ 5,469.29	\$ 5,469.29	\$ -
Activity 2: Demolition			
Eligible Use A: Financing Mechanisms	\$ -	\$ -	\$ -
Eligible Use B: Acquisition and Rehabilitati	\$ -	\$ -	\$ -
Eligible Use C: Land Banking	\$ -	\$ -	\$ -
Eligible Use D: Demolition	\$ 19,851.58	\$ 21,691.68	\$ (1,840.10)
Eligible Use E: Redevelopment	\$ -	\$ -	\$ -
Sub-Total	\$ 19,851.58	\$ 21,691.68	\$ (1,840.10)
Activity 3: Redevelopment by New Construction			
Eligible Use A: Financing Mechanisms	\$ -	\$ -	\$ -
Eligible Use B: Acquisition and Rehabilitati	\$ -	\$ -	\$ -
Eligible Use C: Land Banking	\$ -	\$ -	\$ -
Eligible Use D: Demolition	\$ -	\$ -	\$ -
Eligible Use E: Redevelopment	\$ 1,250,122.44	\$ 1,192,849.37	\$ 57,273.07
Sub-Total	\$ 1,250,122.44	\$ 1,192,849.37	\$ 57,273.07
Activity 5: Acquisition & Rehab of Foreclosed Properties - Set-Aside			
Eligible Use A: Financing Mechanisms	\$ -	\$ -	\$ -
Eligible Use B: Acquisition and Rehabilitati	\$ 63,519.81	\$ 115,840.19	\$ (52,320.38)
Eligible Use C: Land Banking	\$ -	\$ -	\$ -
Eligible Use D: Demolition	\$ -	\$ -	\$ -
Eligible Use E: Redevelopment	\$ -	\$ -	\$ -
Sub-Total	\$ 63,519.81	\$ 115,840.19	\$ (52,320.38)
Activity 6: Redevelopment by New Construction - Set-Aside			
Eligible Use A: Financing Mechanisms	\$ -	\$ -	\$ -
Eligible Use B: Acquisition and Rehabilitati	\$ -	\$ -	\$ -
Eligible Use C: Land Banking	\$ -	\$ -	\$ -
Eligible Use D: Demolition	\$ -	\$ -	\$ -
Eligible Use E: Redevelopment	\$ 481,702.88	\$ 502,614.31	\$ (20,911.43)
Sub-Total	\$ 481,702.88	\$ 502,614.31	\$ (20,911.43)
GRAND TOTAL EXPENSES	\$ 2,022,962.00	\$ 2,040,783.77	\$ (17,821.77)

NSP 3 FUND BALANCE \$ **25,796.97** **

** NSP3 Fund Balance is all program income. All grant funds have been expended.

Affordable Housing Projects Spreadsheet
September 2016

Project	Total Proj. Est. Cost	Balance	Contract	Expected	Expected	Draw	Draw	Draw	Project Status - Remarks	Units/ Beds	Target Population	Target Income
	Approved by BCC	Available	Signed	Start	Finish	# 1	# 2	# 3				
HHR												
Charleston Cay (Wendover Housing Group)	\$ 1,250,000.00	\$ -	7/21/2006	Apr-07	Oct-07	\$ 1,250,000.00			Fully operational.	128	Non-Elderly	50/60%AMI
Charlotte Crossing (Carlisle Development Group)	\$ 2,145,325.56	\$ -	6/29/2010	Oct-10	May-11	\$ 2,145,234.00		\$ 91.56	Fully operational.	82	Seniors	60% AMI
Coastal Safe Haven (Coastal Behavioral Healthcare)	\$ 600,000.00	\$ -	10/10/2006	Jun-08	Sep-08	\$ 100,000.00	\$ 86,360.14	\$ 413,639.86	Property re-opened 12/1/2009 with 24 beds currently occupied.	52	Special Needs	30% AMI
Community Land Trust	\$ 675,512.64	\$ -	12/13/2005	Feb-06	Jun-09	\$ 360,514.24	\$ 150,000.00	\$ 164,998.40	Eight units sold, three units conveyed to CCHF, one unit occupied as rental.	12		
Genesis Bishop House (Homeless Coalition)	\$ 406,799.95	\$ -	2/24/2006	Feb-06	Jul-06	\$ 327,213.52	\$ 37,005.43	\$ 42,581.00	Facility being utilized by CASL since 3/12 for homeless shelter/transitional housing.	16	Special Needs	30% AMI
Genesis Chara House (Homeless Coalition)	\$ 1,433,944.00	\$ -	12/19/2005	Dec-05	Jun-06	\$ 1,356,473.56	\$ 49,588.38	\$ 27,882.06	Facility being utilized by CASL since 9/11 for homeless shelter/transitional housing.	42	Special Needs	30% AMI
Genesis Safe House (Homeless Coalition)	\$ 1,517,871.30	\$ -		Aug-07	Jun-08	\$ 122,288.47	\$ 226,738.85	\$ 1,168,843.98	Fully operational.	52	Special Needs	30% AMI
Habitat for Humanity (Homes for Revitalization Area)	\$ 2,100,000.00	\$ -		Jan-08	Jun-09	\$ 240,000.00	\$ 420,000.00	\$ 1,440,000.00	30 homes completed and occupied.	30	Non-Elderly	<80% AMI
Housing Corporation (Rehab for Lease/Purch. In Revit. Area)	\$ 1,573,112.39	\$ -	4/1/2008	Jan-08	Jun-09	\$ 248,370.17	\$ 133,759.59	\$ 1,190,982.63	Five units conveyed to CCHF, two units sold to qualified homeowners, four units occupied as rentals.	11	Non-Elderly	<80% AMI
Marian Manor (Diocese of Venice)	\$ 806,000.00	\$ -	11/4/2008	Jan-09	Jun-10	\$ 806,000.00			Fully operational.	31	Non-Elderly	50/80%AMI
Stillwater Home (Veteran Housing)	\$ 980,000.00	\$ -	12/11/2007	Feb-08	Jun-10	\$ 544,778.37	\$ 28,893.68	\$ 406,327.95	Facility currently leased by CASL for occupancy by homeless Veterans meeting qualifications of program.	18	Special Needs Veterans Preference	30% AMI
Stillwater Home (Veteran Housing)	\$ 319,847.10	\$ -	12/11/2007	Feb-08	Jun-10	\$ 1,959.26	\$ 3,904.08	\$ 313,983.76	Facility currently leased by CASL for occupancy by homeless Veterans meeting qualifications of program.	18	Special Needs Veterans Preference	30% AMI
Williams Place Apartments	\$ 236,405.00	\$ -	6/25/2008	Feb-08	Sep-08	\$ 140,195.00	\$ 96,210.00		Fully operational.	12	Special Needs	50% AMI
Total HHR Funds	\$ 14,044,817.94	\$ -				\$ 7,643,026.59	\$ 1,232,460.15	\$ 5,169,331.20				
SHIP												
Harbor Place Apartments (Goodwill)	\$ 260,000.00	\$ -	8/14/2007	Aug-07	Oct-08	\$ 98,694.00	\$ 135,070.00	\$ 26,236.00	Fully operational.	14	Special Needs	30% AMI
Charleston Cay	\$ 250,000.00	\$ -	7/21/2006	Apr-07	Oct-07	\$ 250,000.00			Fully operational.	128	Non-Elderly	50/60%AMI
Genesis Chara House	\$ 240,000.00	\$ -	10/25/2006	Dec-05	Jun-06	\$ 23,664.69	\$ 216,335.31		Facility being utilized by CASL since 9/11 for homeless shelter/transitional housing.	42	Special Needs	30% AMI
Genesis Bishop House	\$ 100,000.00	\$ -	2/13/2007	Feb-06	Jul-06	\$ 100,000.00			Facility being utilized by CASL since 3/12 for homeless shelter/transitional housing.	16	Special Needs	30% AMI
Marian Manor	\$ 465,000.00	\$ -	11/4/2008	Jan-09	Jun-10	\$ 465,000.00			Fully operational.	31	Non-Elderly	50/80%AMI
Gulf Breeze Apartments (Punta Gorda Housing Auth.)	\$ 450,000.00	\$ -	7/22/2007	Jul-07	Dec-08	\$ 450,000.00			Fully operational.	171	Non-Elderly	30/60%AMI
The Pines of Punta Gorda dba Seven Palms	\$ 450,000.00	\$ -				\$ 450,000.00			Fully operational.	326	Non-Elderly	33/60% AMI
Total SHIP Funds	\$ 2,215,000.00	\$ -				\$ 1,837,358.69	\$ 351,405.31	\$ 26,236.00				
Grand Total Housing Funds	\$ 16,259,817.94	\$ -				\$ 9,480,385.28	\$ 1,583,865.46	\$ 5,195,567.20		1015		

**Monthly Rental Housing Update
9/30/2016**

Apartment Communities	Total Units	2015				2015	2016		
		March	June	November	December	Average Occupancy	March	September	Average Occupancy
Hampton Point Apartments	284	273	273	281	281	97.5%	278	284	98.9%
Murdock Circle Apartments	264	264	264	264	264	100.0%	264	261	99.5%
Charleston Cay Apartments	128	128	128	128	128	100.0%	124	128	98.4%
Seven Palms (The Pines)	326	326	326	321	325	99.5%	326	323	99.5%
Harbor Place	14	14	13	13	13	94.6%	14	13	96.4%
Williams Place	12	12	11	11	11	93.8%	10	11	87.5%
Rotunda Lakes Apartments	176	174	174	174	174	99.0%	173	173	98.3%
Presbyterian Villas	70	70	70	70	70	100.0%	70	70	100.0%
Presbyterian Homes	120	120	120	120	120	100.0%	120	120	100.0%
Charlotte Towers	97	97	97	97	97	100.0%	97	97	100.0%
Grove City Manor	100	99	99	100	96	98.5%	96	98	97.0%
Villa San Carlos	50	50	49	50	50	99.5%	50	50	100.0%
Villa San Carlos II	54	54	54	54	54	100.0%	54	54	100.0%
Gulf Breeze Apartments	171	171	168	168	171	99.0%	171	167	98.9%
Oaktree Village	30	30	30	29	30	99.2%	28	28	93.2%
Marian Manor	31	29	29	29	31	95.2%	30	30	96.8%
Trabue-Woods Estate	8	8	8	6	8	93.8%	8	8	100.0%
Bernice Russell CDC	4	4	4	4	4	100.0%	4	4	100.0%
Charlotte Crossing	82	82	82	82	82	100.0%	82	82	100.0%
Total Occupied Units	2021	2005	1998	2001	2009		1999	2001	
Occupancy Rate		99.2%	98.9%	99.0%	99.4%		98.9%	99.0%	
Special Needs Housing:									
Punta Gorda Veterans Village (VOA)	24	24	21	23	23	94.8%	23	23	95.8%
Genesis Bishop House	16	1	1	2	1	7.8%	5	6	34.4%
Genesis Chara House	42	14	13	12	11	29.8%	15	14	34.5%
Genesis Safe House	52	56	40	45	42	88.0%	52	62	109.6%
Coastal Safe Haven	52	24	25	21	25	45.7%	22	24	44.2%
Stillwater Home	14	16	11	12	13	92.9%	11	11	78.6%

Charlotte County Habitat for Humanity Fiscal Year 2016/2017

	ADDRESS	HOMEOWNER	TO BE COMPLETED/ CLOSED	COUNTY FUNDING USED
1	14124 CAIN AVENUE, PC	LEWIS	SEPTEMBER 2016	N/A
2	264 ELIDA STREET, PC	ANNERSON	SEPTEMBER 2016	N/A
3	12070 HELICON AVENUE, PC	KINSEY	JULY 2016	N/A
4	4800 S. FAIRWAY DRIVE, PG	MORREALE		N/A
5	12192 PANDOWDY AVENUE, WC	TBD		N/A
6	17104 ELDER AVENUE, PC	TBD		N/A
7	12352 DEEPSWOOD AVE, WC	TBD		N/A
8	89 SANTA FE STREET, PC	AL-KHATIB		N/A
9	108 FLANDERS STREET, PC	HAMM		N/A
10	23034 ELMIRA BLVD, PC	TBD		N/A
11	311 FITZHUGH AVENUE, PG	TBD		N/A
12	1211 STAMFORD ST, PC	TBD		N/A
13	6240 FEISE STREET, WC	DITTMER		N/A
14	17211 URSULA AVENUE, PC	TBD		N/A
15	23384 CORINNE AVENUE, PC	TBD		N/A
16	2118 ZERBY STREET, PC	TBD		N/A
17	18512 PLACID AVENUE, PC	TBD		N/A
18	2126 PLACID AVENUE, PC	TBD		N/A
19	17336 GEDDES AVENUE, PC	TBD		N/A
20	2145 LOVELAND BLVD, PC	TBD		N/A
21	368 SAN CARLOS DRIVE, PG	TBD		N/A
22	519 CORTO ANDRA, PG	TBD		N/A
23	1393 YORKSHIRE ST, PC	TBD		
24	28124 CHINQUAPIN DRIVE, PG	TBD		
25	1326 MILLIKEN TERRACE, PC	TBD		
26	1358 MILLIKEN TERRACE, PC	TBD		
27	1374 MILLIKEN TERRACE, PC	TBD		
28	320 BOCA GRANDE BLVD, PG	TBD		
29	7482 CLEARWATER ST, WC	TBD		
30				
31				
32				

Report for September 30, 2016

Homeownership Inquiries 225

Applications submitted - 9
Applications approved - 8

8 Habitat homes in progress

22 approved families waiting for homes

HOUSING TERMINOLOGY/ACRONYMS

SHIP	State Housing Initiatives Partnership
HHR	Hurricane Housing Recovery
NSP	Neighborhood Stabilization Program
SFY	State Fiscal Year
LHAP	Local Housing Assistance Plan
Cornerstone Loan Program	Mortgage loan program in conjunction with the SHIP down payment assistance program
CLT	Community Land Trust
ELI	Extremely Low Income
FHFC	Florida Housing Finance Corporation
AMI	Average Median Income
VOA	Volunteers of America
CDBG	Community Development Block Grant
CCHFA	Charlotte County Housing Finance Authority
FHOP	Florida Homebuyer Opportunity Program (Tax Credit)
LIHTC	Low-Income Housing Tax Credit
HUD 811	Federal Housing Program Assisting the Needs of the Disabled
NSP	Neighborhood Stabilization Program
RD	Rural Development
MSF	Mortgage Settlement Fund
Sec 236	HUD Program which provides mortgage insurance and interest reduction subsidy payments in an amount equal to the difference between actual debt service and debt service at 1% interest rate for rental or cooperative housing owned by private non-profit or limited profit landlords and rental to low-income tenants.
Sec 8/202	HUD Program which provides housing assistance in the form of direct payments to private landlord. Vouchers/certificates are secured from a local housing authority and then used by the low-income elderly to rent apartments and homes in the private market.
Sec 202	Federal Housing Program Assisting the Needs of the Elderly
PH/LIHTC	Public Housing/Low-Income Housing Tax Credit
USVA	United States Veterans Administration
NOFA	Notice of Funding Availability