

**RESOLUTION 2000- 76**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, EFFECTING THE SECOND AMENDMENT TO THE STATE HOUSING INITIATIVES PARTNERSHIP (SHIP) HOUSING ASSISTANCE PLAN (HAP) COVERING STATE FISCAL YEARS 1999/2000 AND 2000/2001, AND SETTING AN EFFECTIVE DATE.**

**WHEREAS**, the Florida Housing Finance Corporation (FHFC), administrators of the State Housing Initiatives Partnership (SHIP), requires Housing Assistance Plans (HAPs) of the SHIP Program to be amended by local government Resolution; and

**WHEREAS**, Resolution 99-119 adopted August 17, 1999, modified the Rehabilitation Program, raised the Home Buyer purchase price cap for moderate income households, deleted the Construction Management/Inspection Services strategy, and added the tap and connection fee strategy; and

**WHEREAS**, Resolution 98-87 adopted April 21, 1998, approved the SHIP HAP covering State fiscal years 1998/99, 1999/2000, and 2000/2001 by increasing down payment assistance for very-low income households, replacing the Site-Specific Program with Rehabilitation, allowing moderate income participants to use the construction management program, and adding the rental apartment complex strategy allowing SHIP to pay one-half impact fees.

**WHEREAS**, Resolution 99-95, adopted June 8, 1999, amended said HAP by modifying the Rehabilitation recapture plan, merging Emergency Repairs with Rehabilitation, expanding Construction Management to include Inspection Services, and adding a strategy to pay partial water and sewer tap and connection fees.

**WHEREAS**, the FHFC requested modifications to the said HAP amendments covered in Resolution 99-95 sufficient to cause another Resolution to be enacted.

**NOW THEREFORE BE IT RESOLVED** by the Board of County Commissioners of St. Johns County, Florida, that the following strategies are amended for the SHIP HAP covering FY 1999-2000 and 2000-2001 as follows.

**SECTION 1.** The Home Buyer Program is hereby modified to raise the down payment assistance to individual participants as follows:

	<u>Very-Low Income</u>	<u>Low Income</u>	<u>Moderate Income</u>
from:	\$15,000	\$10,000	\$ 7,500
to:	\$20,000	\$15,000	\$10,000

**SECTION 2.** The amendment utilizes recaptured funds in addition to the SHIP allocation to increase the total available funds for each year.

**PASSED AND ADOPTED** this 23 day of May, 2000.

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

By: James E. Bryant  
James E. Bryant, Chairman

ATTEST: CHERYL STRICKLAND, CLERK

By: Patricia DeStande  
Deputy Clerk



# FLORIDA HOUSING FINANCE CORPORATION

## HOUSING DELIVERY GOALS CHART

STRATEGIES FOR THE LOCAL HOUSING ASSISTANCE PLAN FOR STATE FISCAL YEAR: 1999 - 2000 (Yr. #8)

St. Johns County

\$766,808 Allocation + \$5,284 Recaptured = \$772,092 Total Available Funds

Proj. 280

Please check applicable box & if amendment, enter number
<b>New Plan:</b>
<b>Amendment:</b> #2
<b>Fiscal Yr. Closeout:</b> 5/00

HOME OWNERSHIP STRATEGIES	V* Units	Max. SHIP Award	L** Units	Max. SHIP Award	M*** Units	Max. SHIP Award	A		B		C		D		E		F
							New Construction SHIP Dollars	Rehab/Repair SHIP Dollars	Without Constr. SHIP Dollars	Total SHIP Dollars	Total SHIP Dollars	Percentage	Total SHIP Dollars	Percentage	Total Units		
1. Down Pmt., New Construction	0	\$20,000	2	\$15,000	2	\$10,000	\$50,000										4
2. Down Pmt., Existing House	1	\$20,000	8	\$15,000	5	\$10,000		\$190,000					\$190,000				14
3. Rehabilitation	12	\$15,000	5	\$10,000				\$230,000					\$230,000				17
4. Construction Mgt. Inspections-																	
5. Non-Profit Dev: Impact Fees	1	\$5,000	0	\$5,000			\$5,000						\$5,000				1
6. Tap/Connection Fees	18	\$5,000	9	\$5,000				\$132,412					\$132,412				27
<b>Subtotal 1 (Homeownership)</b>	<b>32</b>		<b>24</b>		<b>7</b>		<b>\$55,000</b>	<b>\$552,412</b>					<b>\$607,412</b>	<b>\$0</b>			<b>63</b>

RENTAL STRATEGIES	V* Units	Max. SHIP Award	L** Units	Max. SHIP Award	M*** Units	Max. SHIP Award	A		B		C		D		E		F
							New Construction SHIP Dollars	Rehab/Repair SHIP Dollars	Without Constr. SHIP Dollars	Total SHIP Dollars	Total SHIP Dollars	Percentage	Total SHIP Dollars	Percentage	Total Units		
7. Apt. Complex: 1/2 Impact Fees	41	\$912.50	39	\$912.50	0		\$73,000						\$73,000				80
<b>Subtotal 2 (Non-Homeownership)</b>	<b>41</b>		<b>39</b>		<b>0</b>		<b>\$73,000</b>	<b>\$0</b>					<b>\$73,000</b>	<b>\$0</b>			<b>80</b>
Administration Fees																	
Admin. From Program Income																	
Homeownership Counseling																	
<b>GRAND TOTAL</b>	<b>73</b>		<b>63</b>		<b>7</b>		<b>\$128,000</b>	<b>\$552,412</b>					<b>\$772,092</b>	<b>\$0</b>			<b>143</b>

Percentage Construction/Rehab		Calculate Constr./Rehab Percent. by adding Grand Total Column A&B, then divide by Annual Allocation Amt.																			
Maximum Allowable		New		Existing																	
Purchase Price:																					

Allocation (Total Avail. \$) Breakdown	Amount	%
Very-Low Income (V)*	\$330,687	42.83%
Low Income (L)**	\$279,725	36.23%
Moderate Income (M)***	\$70,000	9.07%
<b>TOTAL</b>	<b>\$680,412</b>	<b>88.13%</b>

Projected Program Income:	\$0	Max Amount Program Income For Admin:	\$0
Projected Recaptured Funds:	\$5,284	Av. Cost per Rehab.	Very-low
Distribution/Allocation:	\$766,808	Av. Cost per Rehab.	Low
Total Available Funds:	\$772,092		12-May-00
			03:52 PM
			\$4,904.15

# FLORIDA HOUSING FINANCE CORPORATION

## HOUSING DELIVERY GOALS CHART

STRATEGIES FOR THE LOCAL HOUSING ASSISTANCE PLAN FOR STATE FISCAL YEAR: 2000 - 2001 (Yr. #9)

St. Johns County

'925,227 Allocation + \$17,707 Recaptured = \$942,934 Total Available Funds

Proj. 285

Please check applicable box, & if amendment, enter number

New Plan: # 2  
 Amendment: # 2  
 Fiscal Yr. Closeout: 5/00

HOME OWNERSHIP STRATEGIES	V* Units	Max. SHIP Award	L** Units	Max. SHIP Award	M*** Units	Max. SHIP Award	A		B		C		D		E		F
							New Construction SHIP Dollars	Rehab/Repair SHIP Dollars	Without Constr. SHIP Dollars	Total SHIP Dollars	Total SHIP Dollars	Total Percentage	Total Percentage	Total Units			
1. Down Pmt., New Construction	0	\$20,000	4	\$15,000	4	\$10,000	\$100,000						\$100,000			10.61%	8
2. Down Pmt., Existing House	2	\$20,000	11	\$15,000	9	\$10,000		\$295,000					\$295,000			31.29%	22
3. Rehabilitation	12	\$15,000	5	\$10,000				\$230,000					\$230,000			24.39%	17
4-Construction-Mgt-Inspections																	
5. Non-Profit Dev: Impact Fees	1	\$5,000	0	\$5,000			\$5,000						\$5,000			0.53%	1
6. Tap/Connection Fees	18	\$5,000	9	\$5,000				\$132,412					\$132,412			14.04%	27
<b>Subtotal 1 (Homeownership)</b>	<b>33</b>		<b>29</b>		<b>13</b>		<b>\$105,000</b>	<b>\$657,412</b>	<b>\$0</b>				<b>\$762,412</b>	<b>\$0</b>		<b>80.86%</b>	<b>75</b>

RENTAL STRATEGIES	V* Units	Max. SHIP Award	L** Units	Max. SHIP Award	M*** Units	Max. SHIP Award	A		B		C		D		E		F
							New Construction SHIP Dollars	Rehab/Repair SHIP Dollars	Without Constr. SHIP Dollars	Total SHIP Dollars	Total SHIP Dollars	Total Percentage	Total Percentage	Total Units			
7. Apt. Complex: 1/2 Impact Fees	41	\$912,500	39	\$912,500	0		\$73,000						\$73,000			7.74%	80
<b>Subtotal 2 (Non-Homeownership)</b>	<b>41</b>		<b>39</b>		<b>0</b>		<b>\$73,000</b>	<b>\$0</b>					<b>\$73,000</b>	<b>\$0</b>		<b>7.74%</b>	<b>80</b>
Administration Fees																	
Admin. From Program Income																	
Homeownership Counseling																	
<b>GRAND TOTAL</b>	<b>74</b>		<b>68</b>		<b>13</b>		<b>\$178,000</b>	<b>\$657,412</b>	<b>\$0</b>				<b>\$942,934</b>	<b>\$0</b>		<b>100.19%</b>	<b>155</b>

Calculate Constr./Rehab Percent. by adding Grand Total Columns A+B, then divide by Annual Allocation Amt.

Percentage Construction/Rehab	Maximum Allowable	Purchase Price:
	New	Existing
	\$92,490	\$92,490
		88.60%

Allocation (Total Avail. \$) Breakdown	Amount	%
Very-Low Income (V)*	\$350,687	37.19%
Low Income (L)**	\$354,725	37.62%
Moderate Income (M)***	\$130,000	13.79%
<b>TOTAL</b>	<b>\$835,412</b>	<b>88.60%</b>

Projected Program Income:	Max Amount Program Income For Admin:
Projected Recaptured Funds:	\$0
Distribution/Allocation:	\$17,707
Total Available Funds:	\$942,934

Av. Cost per Rehab. Very-Low \$15,000  
 Av. Cost per Rehab. Low \$10,000  
 Av. Cost per Tap Fee 12-May-00 09:13 AM \$4,904.15