

FCDA Non-Profit Diamond Award Application

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Agency Name	Florida Home Partnership
Agency Fed. ID#	590321 1393
Data Universal Number (DUNS Number)	077256598
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PROJECT TITLE	Attainable Housing Through Self-help Homeownership - Self-Help Housing - Bayou Pass Village Phase Four & Five
Number of Persons Served	Current Project - 138 Households to-Date
Number of Persons Served	At the end of the project 303 homes will be built; FHP has served over 800+ families since the organization's inception
Federal Fund Sources	SHOP, USDA Section 524, HOME & CDBG
Federal Funds Amount	22170700
State Fund Sources	Homeownership Opportunity Program (HOP), SHIP DPA via Hillsborough County
State Funds Amount	2320478
Other Fund Sources	Housing Assistance Council (HAC), Hillsborough County Community Housing Development Organization (CHDO), Florida Community Loan Fund, American Momentum Bank; Regarding "IN-KIND CONTRIBUTIONS," the min. 600 hours of sweat equity contribution expected from the 138 households @ \$10 per hour represent \$828,000 of In-Kind Contribution
Other Funds Amount	4208295

Matching Funds	1500000
In-Kind Contributions	828000
Total Project Cost	31027473
Describe the partnerships/collaborations surrounding project development and implementation (150 words or less)	As a non-profit builder and developer, Florida Home Partnership (FHP) partners with multiple organizations. Through a partnership with Hillsborough County Affordable Housing Department, FHP utilizes CDBG funds for down payment assistance and site improvements. Site Development for Bayou Pass Phase IV was implemented with awards from SHOP and HOME funds and part of the site development of Bayou Pass V and VI with a loan from the Florida Community Loan Fund. Beautification such as fencing, and landscaping are provided through grants from partners such as Wells Fargo and TD Bank. FHP has also worked with non-profits including community playground developer Kaboom, homebuyer educators Solita's House and Tampa Housing Authority and national rural housing funder the Housing Assistance Council – provider of capacity building and development funds. The USDA Rural Development, our primary funder, provides FHP's administrative grant, mortgages and loans towards site development.
Describe the primary project service area or client base and how it meets the needs of low-income families and neighborhoods (150 words or less)	Using the USDA Mutual Self-Help Housing Program, the mission of FHP is to "provide opportunity, education, upward mobility and stability by meeting the housing needs of low to moderate income individuals and families throughout our service area." With low interest mortgages and down payment assistance, approved families gain access to energy-water efficient and environmentally-friendly homes in amenity-laden communities. Targeting rural county townships of Hillsborough (Plant City, Riverview, Ruskin, Wimauma) and Pasco (Dade City), FHP built over 800 homes in master planned communities since 1993. The self-help housing development of Bayou Pass Village, FHP's largest community and nomination for the FCDA Diamond Award, meets a critical need for attainable housing in non-urban areas. As rental fees for apartments and single-family houses escalate and opportunities for section 8 are virtually non-existent in rural areas, FHP is meeting the need by providing attractive homes in beautifully landscaped and comfortable communities.
Describe plans and activities that are in place to continue the project and can other agencies replicate in different locations. (150 words or less)	Combining federal funding, county and state DPA, along with a supportive board of directors, the implementation of the self-help homeownership program is achievable. Validating replicability, in 2011, FHP was selected by the Housing Assistance Council (HAC), a national nonprofit that helps build homes and communities in rural America, to host a national Peer Exchange Conference in Ruskin, fl. Representatives from 12 housing agencies were trained on FHP's application of the self-help homeownership model. Along with collaborative state and local government support, technical assistance provided by Florida Non-Profit Housing, HAC, and the State USDA Office prepare nonprofits seeking to implement USDA's self-help housing program. Nationwide, approximately 100 rural self-help housing agencies currently exist. Further, with FHP homes built to exceed local building codes, homeowners have virtually maintenance-free homes for at least 10 years post-construction. Additionally, incorporating HOAs, community engagements and hiring a responsible property manager help ensure community standards and sustainability.

Paste your video link here. Goto Youtube.com to create an account to upload if you don't have an account already. Youtube is a free service.

Florida Home Partnership Self-Help Homeownership - 2018 (4:47) - <https://youtu.be/UplNr2gBsD8>

If Winner, name of person who will accept the award at the conference Luncheon

Michael Morina

Authorization

Contents of this application are true and has been duly authorized by the governing body of the agency named.