



OSCEOLA COUNTY HOME CONSORTIUM 2015-2019 CONSOLIDATED PLAN



AND PROGRAM YEAR 2015-2016 ACTION PLAN



Executive Summary

ES-05 Executive Summary - 91.200(c), 91.220(b)

1. Introduction

The Five Year Consolidated Plan consists of the information required in 24 Code of Federal Regulations (CFR) Part 91, Consolidated Submissions for Community Planning and Development Programs. The Consolidated Plan serves as the planning document, application for Federal Funds, and strategic plan for carrying out U. S. Department of Housing and Urban Development (HUD) programs and the Annual Action Plan that serves as the planning guide for the use of the annual allocation of Community Development Block Grant (CDBG) funds to Osceola County.

This five-year planning document, which begins October 1, 2015 and ends September 30, 2019, identifies priority housing, the homeless and special population needs, community development needs, and citizen participation requirements for the Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME).

This Consolidated Plan initiates the Osceola County HOME Consortium consisting of Osceola County, all the unincorporated areas thereof; its CDBG Urban County partner, the City of St. Cloud; and its HOME Consortium partner, the City of Kissimmee. Osceola County's Human Services Department is responsible for administering the Community Development Block Grant and HOME as the lead agency. The Osceola County Board of County Commissioners is the entity responsible for approving the application of grant funds for the various activities outlined in the Consortium Consolidated Plan and the County's One-Year CDBG Action Plan. The City of Kissimmee's five-year CDBG Consolidated Plan is now a part of the Consortium's Consolidated Plan and submitted herein.

2. Summary of the objectives and outcomes identified in the Plan

The objectives and outcomes identified in Osceola County's HOME Consortium Five-Year Consolidated Plan are to:

1. Create suitable living environments by providing public improvements in priority target areas of the County, such as the City of St. Cloud, Buenaventure Lakes, and Poinciana. This will be accomplished by providing such improvements as street repaving, installing curbs and gutters,

installing new sidewalks, installing new sewer and water lines, and constructing or rehabilitating community centers and parks. Public Services will also be provided to help create suitable living environments. CDBG funds will assist in the operation of the Community Health Clinic in Buenaventura Lakes and provide rental and utility assistance to low- and moderate-income households.

2. Provide decent affordable housing by providing both CDBG and HOME funds to rehabilitate owner-occupied housing.

3. Evaluation of past performance

In Program Years 2010 through 2014, the County was allocated \$6,121,067 in CDBG funds to address the priorities set forth in the Five-Year Consolidated Plan.

CDBG funds were used for a variety of activities, such as: rental assistance and deposits, drainage improvements, street lighting, building new playgrounds, the rehabilitation of a health clinic, and façade improvements for small businesses. The County has been successful in meeting the CDBG statutory and regulatory requirement to expend at least seventy percent (70%) of all CDBG funds on low- to moderate-income persons and households.

HUD conducted an On-Site Monitoring Visit, August 19 – 22, 2013. The monitoring reviewed the County's performance for Program Years 2010 – 2012. No Findings were found and only one Concern was noted which was then corrected.

4. Summary of citizen participation process and consultation process

The Osceola County Consolidated Plan is the result of input from the general public, staff and elected officials from Osceola County and the City of St. Cloud. The City of Kissimmee also contributes input for the HOME portion of the plan as Osceola's partner in the HOME Consortium. Other public and private agencies that offer community development services within the unincorporated area of Osceola County and the City of St. Cloud have also had input. Osceola County Human Services under the direction of the County Manager and Osceola County Board of County Commissioners together with a private consultant managed the public participation process resulting in this Consolidated Plan. To maximize citizen participation, County staff conducted outreach through a series of public notices, public hearings, public meetings, phone calls and personal contacts. As part of these efforts, low- and moderate-income residents were encouraged to provide input on the development of the Consolidated Plan.

5. Summary of public comments

6. Summary of comments or views not accepted and the reasons for not accepting them

7. Summary

The Process

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	OSCEOLA COUNTY	
CDBG Administrator	OSCEOLA COUNTY	Human Services Department
HOPWA Administrator		
HOME Administrator	OSCEOLA COUNTY	Human Services Department
HOPWA-C Administrator		

Table 1 – Responsible Agencies

Narrative

The Consolidated Plan is a detailed explanation of community and economic development issues in unincorporated Osceola County and its urban county partner, the City of St. Cloud. The non-housing portions of the Plan include descriptions of community needs and proposed funding activities to address those needs for the County and the City of St. Cloud. In 2014, Osceola County initiated the formation of the Osceola County HOME Consortium. The Consortium becomes effective with this 2014-2019 Consolidated Plan and brings HOME funds to both Osceola County and the City of Kissimmee. The Osceola County Consortium is awarded HOME funds, which Osceola County and the City of Kissimmee will share in pre-determined amounts. Additionally, the City of Kissimmee has submitted their non-housing Consolidated Plan for CDBG activities and is included as attachments to this Plan.

Consolidated Plan Public Contact Information

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PR-10 Consultation - 91.100, 91.200(b), 91.215(I)

1. Introduction

Osceola County's Citizen Participation Plan incorporates the goals, policies, and implementation strategies that the County will undertake to encourage and ensure adequate citizen participation in the development of the Consolidated Plan, the One-Year Action Plan, the HOME Consortium Plan and any substantial amendments to the Plan, and the Consolidated Annual Performance and Evaluation Report (CAPER).

The Citizen Participation Plan provides for and encourages residents to voice their needs and concerns during the preparation of the HUD plans and reports. Particular emphasis is placed on persons of low- and moderate-income who are residents of slum and blighted areas of the County in which the funds are proposed to be used. This process also includes consultation with public and private agencies that provide affordable housing, health services, homeless services and social and human services. At the same time, residents are reminded that their input is advisory and that final authority for decision-making rests with the Osceola County Board of County Commissioners. The Board is ultimately responsible to both the citizens of Osceola County and the Federal government. The Citizen Participation Plan 2015 – 2019 was approved by the Osceola Board of County Commissioners on ??????.

The Citizen Participation Plan required that public meetings be held to obtain citizen comments, that a public comment period of not less than thirty (30) days be allowed for citizen comment, and that timely response to citizen inquires be provided.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

The County consulted with other public and private agencies to identify and prioritize community needs, development strategies, community resources and promote the coordination of resources. Some of the activities which were undertaken include:

- Contact with local housing, social service, and community development organizations
- Participation by staff on boards, committees and agencies
- Discussions at committees supported by the County, St. Cloud and Kissimmee
- Technical assistance to agencies and other entities
- Participation in public forums

- Conducting of public hearings
- Preparation of documents and summaries of the Consolidated Plan

During the Plan development process, a survey form on housing and community development needs was provided for residents and interested agencies on the County website. Input was also gathered by holding advertised meetings that were open to the public. The availability of the draft Consolidated Plan and One-Year Action Plan was advertised in a local newspaper, posted on the County's website and advisory emails were sent to all agencies and organizations.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The Human Services Department works closely with the Homeless Services Network (HNS) of Central Florida, CoC FL – 507. Staff attends regular meetings and the Human Services Department Director is on the Board of Directors. The Network is coordinating the efforts to get agencies in the CoC. The number of entry points is being increased, the common assessment and community training has been completed and several organizations are using the common assessment tool. The Network has conducted Point-In-Time and other homeless surveys to determine the needs of the homeless, particularly chronically homeless persons and families, families with children, veterans, unaccompanied youth and persons at risk of homelessness.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

Osceola County does not receive ESG funds direct from HUD but from the State. The County will consult with various Continuum of Care partners on how best to utilize the funds so that services can be provided to the homeless.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Community Vision
	Agency/Group/Organization Type	Services - Housing Services-homeless Services-Employment Planning organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
2	Agency/Group/Organization	Help Now of Osceola, Inc.
	Agency/Group/Organization Type	Services-Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
3	Agency/Group/Organization	Helping Others Make the Effort
	Agency/Group/Organization Type	Services - Housing
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
4	Agency/Group/Organization	City of St Cloud
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Community Development
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	

5	Agency/Group/Organization	KISSIMMEE
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The City of Kissimmee is the County's Consortium partner for HOME funding. Thus, the City was consulted on HOME issues for the creation of this Consolidated Plan. Although it is not anticipated that the County and the City will partner for any HOME projects, those activities will still an overall impact on the housing situation in both jurisdictions.

Identify any Agency Types not consulted and provide rationale for not consulting

Many agencies were invited to take part in the development of the Consolidated Plan, however not all agencies participated.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Homeless Services Network	Promoting the regional goal of ending homelessness. Promoting access to and effective use of mainstream benefits. Optimizing self-sufficiency among individuals and families who are experiencing homelessness.
County's SHIP Plan	Osceola County Human Services Department	Promoting affordable housing and providing rental assistance.

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

Copies of the draft Consolidated Plan are forwarded to the City of St. Cloud, City of Kissimmee, Orange County, Brevard County, Indian River County, Polk County and Okeechobee County. The East Central Florida Regional Planning Council is also provided with a draft of the Plan for review and comment. In addition, the County’s non-housing community development plan is submitted to the State Clearinghouse for comments.

Narrative

As mentioned, copies of the Consolidated Plan were provided to adjacent local governments. The County will consider comments received from adjacent local governments as they are received. The most pressing problem facing Osceola County is homelessness. The County has consulted with the United Way, the Homeless Services Network (HSN) and Community Vision about this issue. These agencies coordinate homelessness serviced on a multi-jurisdictional basis.

PR-15 Citizen Participation - 91.401, 91.105, 91.200(c)

**1. Summary of citizen participation process/Efforts made to broaden citizen participation
Summarize citizen participation process and how it impacted goal-setting**

The Human Services Department made multiple efforts to broaden citizen participation. Several community meetings were held. Public notices were advertised in the newspaper and placed on the County’s website. In addition, emails were sent to all service providers advertising the public meetings and requesting comments on the Consolidated Plan. County staff attended Coalition of Care meetings to discuss services and needs with member agencies. A draft of the Consolidated Plan was sent to adjacent units of local government, the East Coast Regional Planning Council and the State Clearing House requesting review and comments.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Public Meeting	Non-English Speaking - Specify other language: Spanish Non-targeted/broad community	See various community meeting minutes.	See various community meeting minutes.	See various community meeting minutes.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Internet Outreach	Non-targeted/broad community	Community survey on County website.			
3	Public Hearing	Non-targeted/broad community	1st Public Hearing on April 6, 2015.	No comments were received during this meeting.		
4	Newspaper Ad	Non-targeted/broad community	Newspaper ad for 30 day Public Comment Period, 13 April - 12 May 2015.			
5	Public Hearing	Non-targeted/broad community	2nd Public Hearing, scheduled for July 20, 2015			
6	Public Meeting	Non-targeted/broad community	CATF meeting scheduled for week of July 6, 2015.			

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

According to the 2009 – 2013 American Community Survey, Osceola has a total of 128,867 housing units, 29.8% of which were vacant and 9.1% of which were mobile homes. Sixty-six (66) percent of housing units have been built since 1990. Almost three (2.9) percent of the households did not have telephone service and over six (6.1) percent did not have access to a vehicle for private transportation use. Osceola County does not have a Public Housing Authority. In FY2013, the Section 8 Office of the Human Services Department issued Section 8 Housing Vouchers for a total of 1,294 housing units, most of which are ported into the County from other areas. An overall assessment of the County's needs shows the need for affordable housing, especially rental, and infrastructure improvements in the low-mod-income communities.

NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

Housing cost burden is the greatest need in Osceola County. This affects all income levels, but affects the lower income levels the most. This burden demonstrates the need for down payment assistance for homeowners so that their mortgage payments can be lower. For renters, more subsidized rental housing is needed and also the County's Rental Assistance Program. It also demonstrates the need for more economic development to increase the median income. Also, significant is the number of units that need some kind of rehabilitation.

Additional data for the Demographics Table below:

From the Grantee Summary, CPD Mapping Tool: 2014 population - 205,269 and median Household income - \$46,479

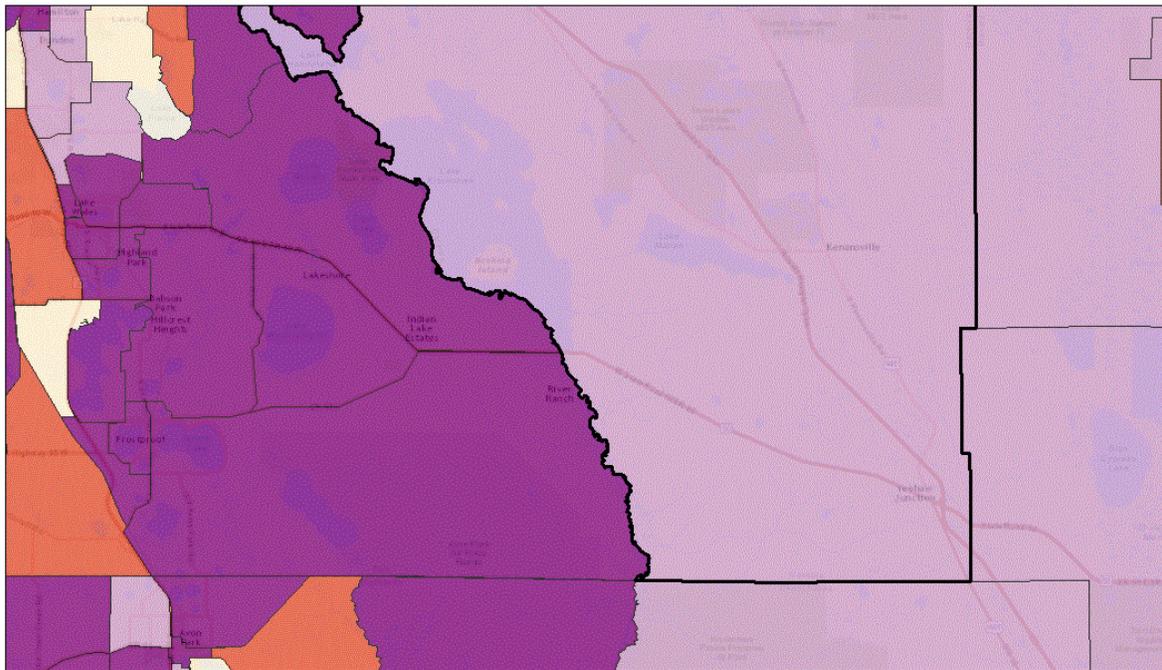
From the 2009-2013 ACS - number of households - 128,867

Demographics	Base Year: 2000	Most Recent Year: 2011	% Change
Population	172,493	265,328	54%
Households	60,966	93,100	53%
Median Income	\$0.00	\$0.00	

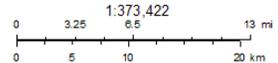
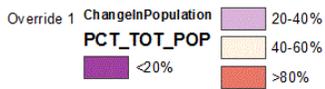
Table 5 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

Population Change - Osceola County - southern part



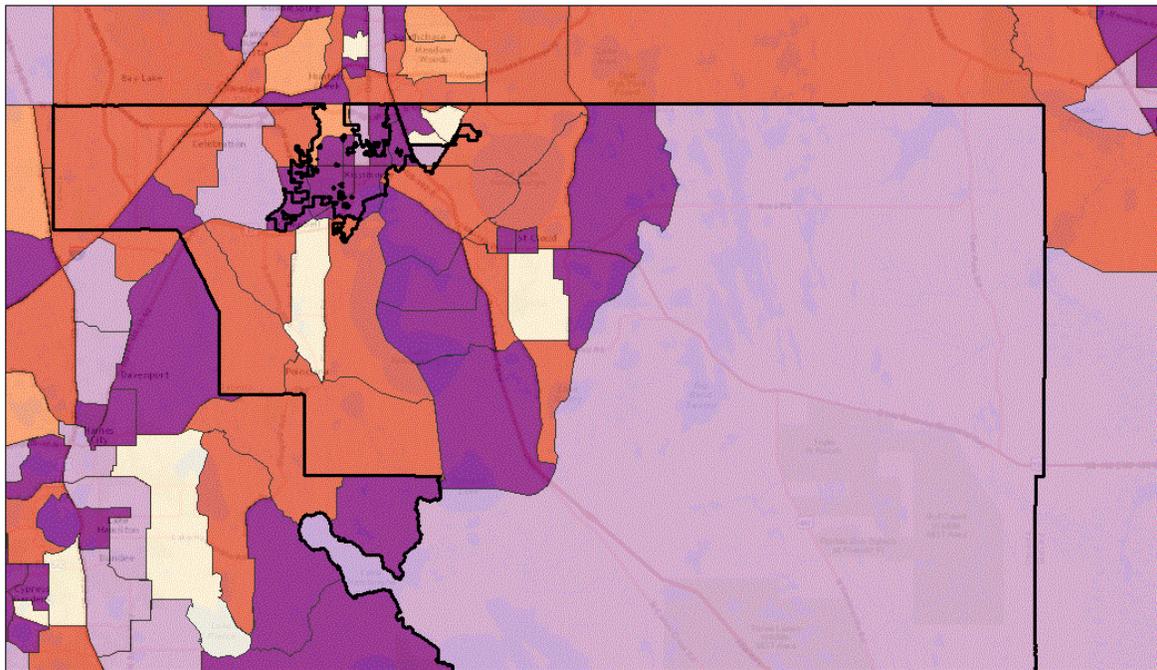
March 16, 2015



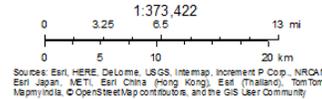
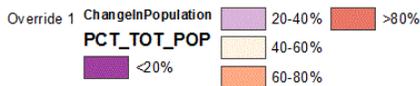
1:373,422
Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P. Corp., NRCAN, Esri Japan, NET, Esri China (Hong Kong), Esri (Thailand), TomTom, MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

Population Change - Osceola County - southern part

Population Change - Osceola County - north



March 16, 2015



Population Change - Osceola County - north

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	6,505	11,250	41,965	51,135	15,645
Small Family Households *	5,580	9,470	5,950	24,275	1,689
Large Family Households *	1,275	1,955	1,590	4,915	3,265
Household contains at least one person 62-74 years of age	3,784	2,285	7,845	1,070	1,425
Household contains at least one person age 75 or older	2,074	865	2,539	48,480	23,990
Households with one or more children 6 years old or younger *	3,875	2,055	7,300	1,485	2,220

* the highest income category for these family types is >80% HAMFI

Table 6 - Total Households Table

Data Source: 2007-2011 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	100	10	275	0	385	70	10	95	30	205
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	70	0	210	0	280	30	10	160	230	430
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	255	215	1,150	0	1,620	345	115	905	4,040	5,405
Housing cost burden greater than 50% of income (and none of the above problems)	1,244	50	9,265	2,145	12,704	3,730	1,530	11,935	85	17,280
Housing cost burden greater than 30% of income (and none of the above problems)	4,955	1,685	9,280	660	16,580	3,275	2,870	15,215	250	21,610

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Zero/negative Income (and none of the above problems)	0	0	250	615	865	0	0	615	4,360	4,975

Table 7 – Housing Problems Table

Data 2007-2011 CHAS

Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	1,675	270	10,900	2,145	14,990	4,170	1,665	13,090	505	19,430
Having none of four housing problems	6,725	3,355	21,625	880	32,585	6,850	5,950	46,635	250	59,685
Household has negative income, but none of the other housing problems	0	0	250	615	865	0	0	615	2,335	2,950

Table 8 – Housing Problems 2

Data 2007-2011 CHAS

Source:

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	3,590	10,565	1,085	15,240	3,695	14,610	464	18,769

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Large Related	760	2,183	130	3,073	665	3,079	690	4,434
Elderly	425	2,267	1,025	3,717	1,705	5,778	960	8,443
Other	1,659	4,279	565	6,503	1,210	4,249	2,325	7,784
Total need by income	6,434	19,294	2,805	28,533	7,275	27,716	4,439	39,430

Table 9 – Cost Burden > 30%

Data 2007-2011 CHAS
Source:

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	680	5,455	920	7,055	2,200	6,370	384	8,954
Large Related	160	1,083	115	1,358	365	1,240	690	2,295
Elderly	80	1,265	685	2,030	530	2,310	950	3,790
Other	329	1,899	420	2,648	785	2,279	200	3,264
Total need by income	1,249	9,702	2,140	13,091	3,880	12,199	2,224	18,303

Table 10 – Cost Burden > 50%

Data 2007-2011 CHAS
Source:

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	270	150	980	0	1,400	220	90	669	84	1,063
Multiple, unrelated family households	105	65	429	0	599	175	35	430	0	640
Other, non-family households	0	0	45	0	45	0	0	0	8,750	8,750
Total need by income	375	215	1,454	0	2,044	395	125	1,099	8,834	10,453

Table 11 – Crowding Information - 1/2

Data Source: 2007-2011 CHAS

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	0	0	0	0	0	0	0	0

Table 12 – Crowding Information – 2/2

Data Source
Comments:

Describe the number and type of single person households in need of housing assistance.

According to the 2010 Census, there are about 16,000 people living alone in Osceola County. Most of these households will be very low-income renters that pay more than 50 percent of their income for housing. This population is a very at-risk population and much in need of housing assistance.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

What are the most common housing problems?

The most common housing problems are overcrowding and cost burden.

Are any populations/household types more affected than others by these problems?

The populations that have been affected the most by overcrowding and cost burden are mostly small, single-family households. They are households that are renters at the 51 – 80% AMI level and homeowners at the 81 – 100% AMI level.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

As noted in the tables above and as expected, it is the low-income households, including the extremely low-income households, that are effected most by cost burden. This is the case whether the family rents

or are homeowners. Surprisingly, the small family households are affected more than the large family households. The Heart of Florida United Way handles the Homeless Prevention and Rapid Re-Housing program for Osceola, Orange, and Seminole counties and the City of Orlando. They have been able to assist many families to stabilize their housing situation through ongoing case management. These families and individuals that are nearing the termination of that assistance will become at-risk of becoming homeless because of the rising costs of this area.

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:

In the ALICE Report released by the United Way in November 2014, half of the households in Osceola County could be considered at-risk. ALICE stands for Asset Limited, Income Constrained, Employed, that means that these households earn more than the official U.S. poverty level but less than the basic cost of living for this area. They are one emergency from falling into poverty. For Osceola County, this report noted that 32 percent of the County's population is considered ALICE and 18 percent are at or below poverty level. The areas of the County with largest percentages of poverty and ALICE are Buenaventura Lakes, the Campbell area and the City of Kissimmee.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

Housing instability can be contributed to many factors. Overcrowding, lack of employment opportunities, lack of employment paying more than poverty level wages, and the cost of rental units all contribute to housing instability. Those at an increased risk of homelessness are the populations experiencing drug addiction and/or mental health issues.

Discussion

Households with poverty level incomes and those which experience a housing cost burden greater than 30 percent of their household income tend to be the most exposed to the risk of losing their homes. Income is the determining factor when homelessness occurs and it is driven by the lack of decent paying jobs in the County.

**NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 91.205
(b)(2)**

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

According to the information below supplied by HUD, it is apparent that the Hispanic population has a higher housing problem than the County population as a whole.

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,245	635	865
White	2,360	355	610
Black / African American	605	15	40
Asian	140	15	0
American Indian, Alaska Native	40	0	0
Pacific Islander	0	0	0
Hispanic	3,945	250	219

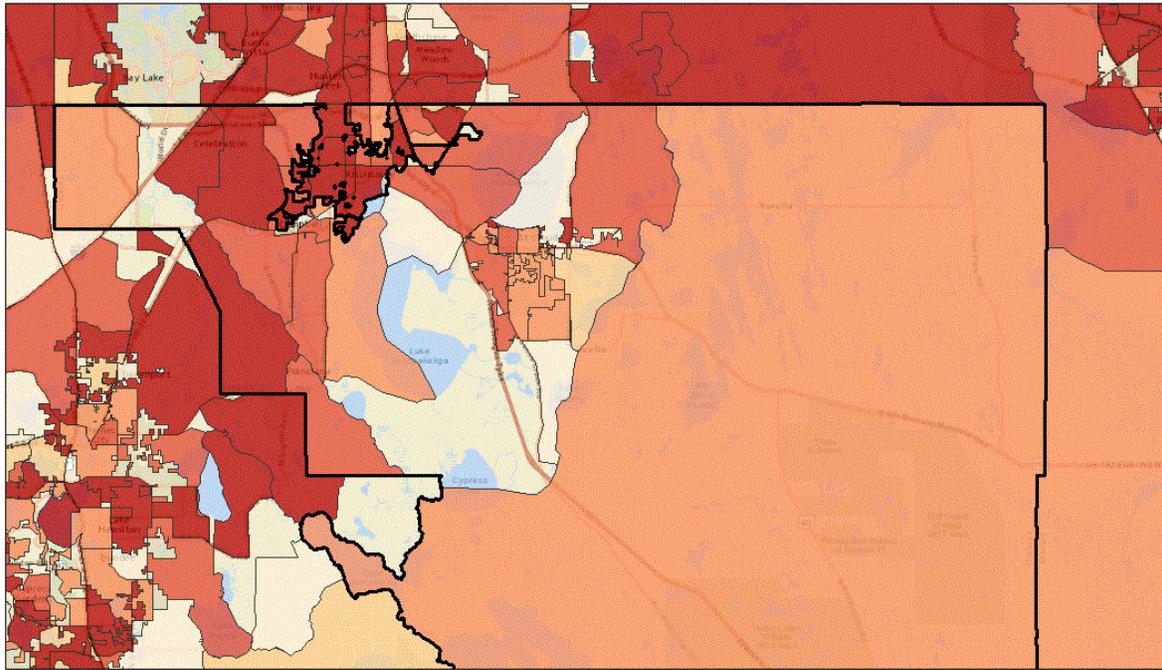
Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

Percent ELI with any of 4 Severe Housing Problems - North part of County



April 2, 2015

Override 1 ELIHHWithHousingProblems
T2_LE30_HP2_PCT
 <20% 20-40% 40-60% 60-80% >80%

1:373,422
 0 3.25 6.5 13 mi
 0 5 10 20 km
 Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P. Corp., NRCAN, Esri, Japan, METI, Esri, China (Hong Kong), Esri, Thailand, TomTom, MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

Percent ELI with any of 4 Severe Housing Problems - North part of County

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	10,285	1,435	0
White	3,360	835	0
Black / African American	1,240	74	0
Asian	185	0	0
American Indian, Alaska Native	0	20	0
Pacific Islander	0	0	0
Hispanic	5,260	490	0

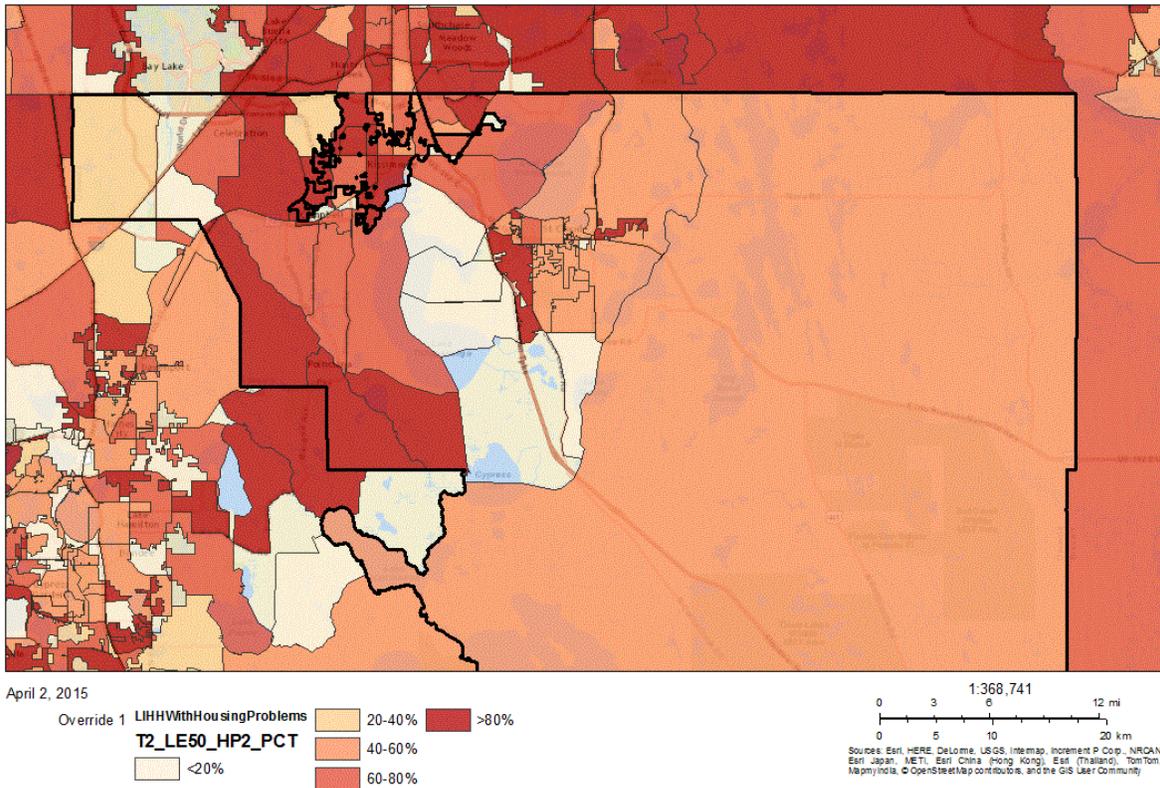
Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Percent LI with any 4 Severe Housing Problems - Osceola County - north



Percent LI with any 4 Severe Housing Problems - Osceola County - north

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	14,065	5,345	0
White	4,880	2,725	0
Black / African American	1,275	330	0
Asian	300	115	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	7,315	2,095	0

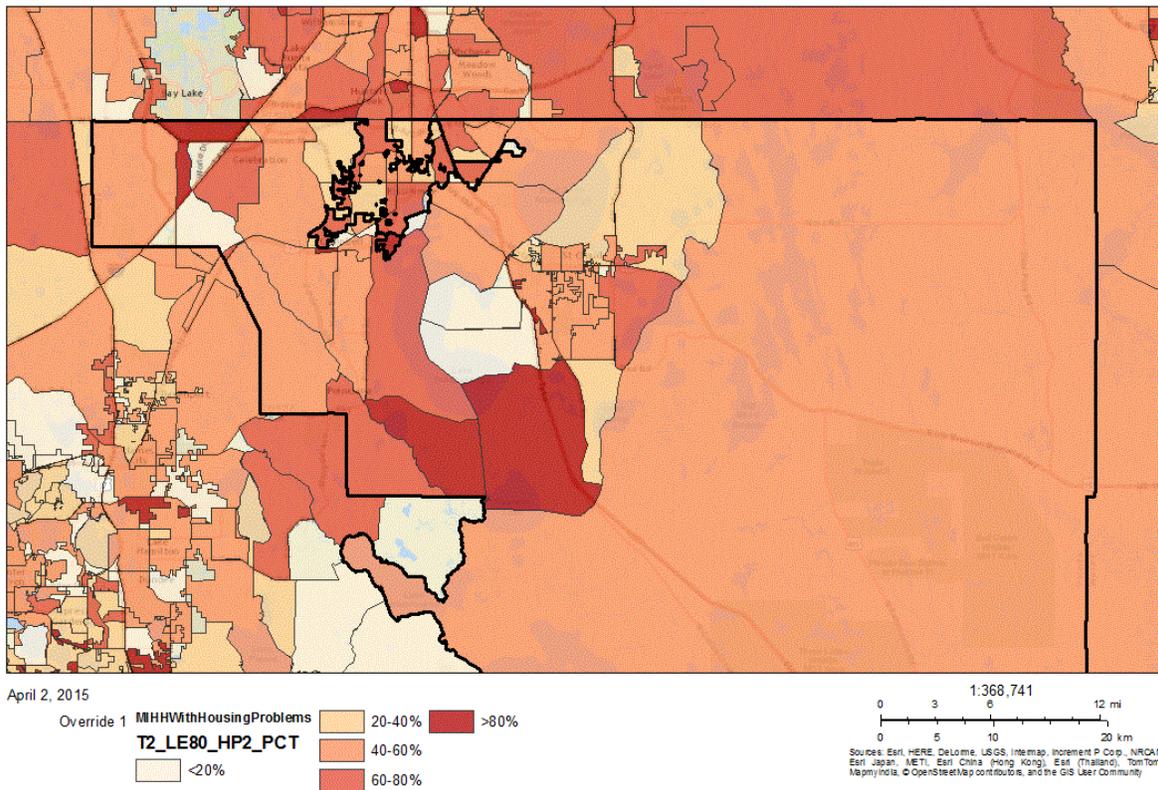
Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Percent Mod with any of 4 Severe Housing Problems - Osceola County - north



Percent Mod with any of 4 Severe Housing Problems - Osceola County - north

80%-100% of Area Median Income

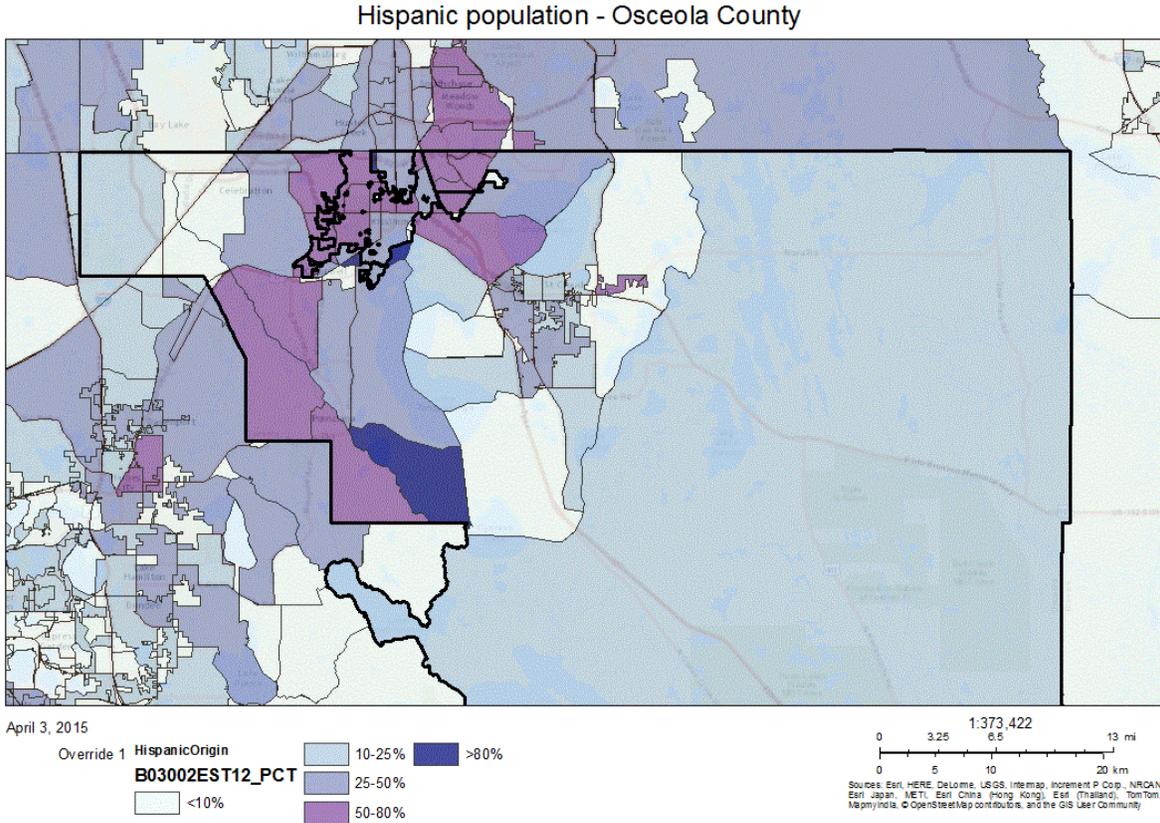
Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	6,490	4,760	0
White	2,110	2,055	0
Black / African American	885	505	0
Asian	170	60	0
American Indian, Alaska Native	10	0	0
Pacific Islander	0	0	0
Hispanic	3,250	2,125	0

Table 16 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%



Hispanic population - Osceola County

Discussion

In all the income levels as presented above, the Hispanic households are experiencing a greater need because of the four housing problems identified. According to the 2007 – 2011 CHAS data presented above, Hispanic households make up over fifty (50) percent of the total households experiencing one or more of the housing problems in every income level. The Hispanic population makes up between 60 and 80 percent of the population in the City of Kissimmee and the Buenaventura Lakes area and over 80 percent of the population in an area southwest of Poinciana as shown by the attached map.

NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

According to the information below supplied by HUD, it is apparent that the Hispanic population has a higher severe housing problem than the County population as a whole.

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	6,505	1,380	865
White	1,950	760	610
Black / African American	505	115	40
Asian	130	30	0
American Indian, Alaska Native	40	0	0
Pacific Islander	0	0	0
Hispanic	3,720	475	219

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,665	4,060	0
White	2,395	1,815	0
Black / African American	890	415	0
Asian	185	0	0
American Indian, Alaska Native	0	20	0

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Pacific Islander	0	0	0
Hispanic	4,045	1,715	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	5,830	13,575	0
White	2,000	5,605	0
Black / African American	625	985	0
Asian	200	215	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	2,755	6,645	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,950	9,310	0
White	465	3,705	0

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Black / African American	174	1,210	0
Asian	90	135	0
American Indian, Alaska Native	10	0	0
Pacific Islander	0	0	0
Hispanic	1,185	4,185	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion

As in the previous section about Disproportionally Greater Need, in all the income levels as presented above, the Hispanic households are experiencing a greater need because of the four housing problems identified. According to the 2007 – 2011 CHAS data presented above, Hispanic households make up about or over fifty (50) percent of the total households experiencing one or more of the housing problems at every income level. In the 80 – 100 percent AMI level, the Hispanic percentage is even higher at 61 percent.

NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

In general, cost burden affects a large portion of the County's residents.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	12,860	16,660	20,755	865
White	26,505	10,395	7,310	605
Black / African American	2,879	2,645	2,270	40
Asian	1,075	410	655	0
American Indian, Alaska Native	30	0	50	0
Pacific Islander	0	0	0	0
Hispanic	13,970	11,410	11,175	224

Table 21 – Greater Need: Housing Cost Burdens AMI

Data Source: 2007-2011 CHAS

Discussion

As can be seen in the 2007-2011 CHAS data in the Table above, when the housing cost burden is at the 30-50% level, white and Hispanic populations are about equal. However, once the cost burden reaches the severe (50%) level, then the Hispanic population has a disproportionate share of the cost burden at that level.

NA-30 Disproportionately Greater Need: Discussion - 91.205 (b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

As noted in the tables and discussions above, the Hispanic population has a disproportionately greater need across all income categories as a whole.

If they have needs not identified above, what are those needs?

The need for better housing is identified above.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

As noted above, the Hispanic population makes up between 60 and 80 percent of the population in the City of Kissimmee and the Buenaventura Lakes area and over 80 percent of the population in an area southwest of Poinciana as shown by the attached maps.

NA-35 Public Housing - 91.405, 91.205 (b)

Introduction

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	0	960	0	958	1	1	0

Table 22 - Public Housing by Program Type

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

Characteristics of Residents

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	
Average Annual Income	0	0	0	13,596	0	13,596	11,490	16,416	
Average length of stay	0	0	0	7	0	7	2	9	
Average Household size	0	0	0	2	0	2	1	2	
# Homeless at admission	0	0	0	1	0	1	0	0	

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
# of Elderly Program Participants (>62)	0	0	0	196	0	196	0	0
# of Disabled Families	0	0	0	265	0	263	1	1
# of Families requesting accessibility features	0	0	0	960	0	958	1	1
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	0	754	0	753	0	1	0
Black/African American	0	0	0	198	0	197	1	0	0
Asian	0	0	0	1	0	1	0	0	0
American Indian/Alaska Native	0	0	0	0	0	0	0	0	0

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Pacific Islander	0	0	0	7	0	7	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 24 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	0	740	0	739	0	1	0
Not Hispanic	0	0	0	220	0	219	1	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 25 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

Osceola County has no public housing authority and therefore no public housing tenants or applicants.

What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?

Osceola County does have a Section 8, Housing Choice Voucher Program. As of the time of this writing, there were 154 families on the Section 8 waiting list. Most of those families (77%) consisted of 2-4 people. So, those families would mostly be looking for 2-3 bedroom units.

How do these needs compare to the housing needs of the population at large

The average household family size for both homeowner and renter is just slightly over 3. Therefore, most of the population at large will be looking to acquire the same size unit as those who are in the Section 8 program.

Discussion

There is a lack of available 2-3 bedroom units in the County. The County's Section 8 wait list is currently closed until further notice. The great majority of families utilizing Section 8 have ported to this area from other states. Very few families move out of the Section 8 program. The few that do are usually those who have ported their voucher to Osceola County and are now returning to the State from which they came. In addition, a projection done by the Shimberg Center, University of Florida indicates that there will be an over 200 percent increase in severely cost-burdened, low-income households, both owner and rental, in the next five years.

NA-40 Homeless Needs Assessment - 91.405, 91.205 (c)

Introduction:

The Homeless Services Network of Central Florida (HSN) is the lead agency for the Continuum of Care (COC) of homeless services in Orange, Osceola, and Seminole Counties. The information used in this assessment comes from the Point-In-Time survey done by HSN on January 31, 2014. The data from the Point-In-Time survey conducted in January 2015 has not been published in time to be used in this Consolidated Plan.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	0	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	0	0	0	0	0	0
Chronically Homeless Individuals	58	67	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	44	255	0	0	0	0
Unaccompanied Child	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 26 - Homeless Needs Assessment

Data Source Comments:

Point-in-Time Summary Veterans for FL-507 - Orlando/Orange, Osceola, Seminole Counties CoC

Date of PIT Count: 1/31/2014

Population: Sheltered and Unsheltered Count

Total Households and Persons

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Total Number of Households	99	156	0	44	299
Total Number of Persons	101	156	0	44	301
Total Number of Veterans	99	156	0	44	299

Gender

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Female	2	9	0	41	52
Male	97	147	0	3	247
Transgender	0	0	0	0	0

Ethnicity

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Non-Hispanic/Non-Latino	89	139	0	43	271
Hispanic/Latino	10	17	0	1	28

Race

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
White	47	82	0	30	159

PIT Summary - Veterans 1

Point In Time Summary for FL-507 - Orlando/Orange, Osceola, Seminole Counties CoC

Black or African-American	49	74	0	13	136
Asian	1	0	0	0	1
American Indian or Alaska Native	0	0	0	0	0
Native Hawaiian or Other Pacific Islander	0	0	0	0	0
Multiple Races	2	0	0	1	3

PIT Summary Veterans 2

Point-in-Time Summary Homeless Populations Summary for FL-507 - Orlando/Orange, Osceola, Seminole Counties CoC

Date of PIT Count: 1/31/2014

Population: Sheltered and Unsheltered Count

Total Households and Persons

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Total Number of Households	777	587	0	266	1,630
Total Number of Persons	974	1,014	0	266	2,254
Number of Children (under age 18)	185	352		0	537
Number of Persons (18 to 24)	50	50	0	7	107
Number of Persons (over age 24)	739	612	0	259	1,610

Gender

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Female	413	445	0	208	1,066
Male	556	569	0	58	1,183
Transgender	5	0	0	0	5

Ethnicity

	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Non-Hispanic/Non-Latino	797	760	0	235	1,792
Hispanic/Latino	177	254	0	31	462

Race

	Sheltered	Unsheltered	Total
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PIT Summary Homeless 1

Point In Time Summary for FL-507 - Orlando/Orange, Osceola, Seminole Counties CoC

	Emergency	Transitional	Safe Haven		
White	425	476	0	187	1,088
Black or African-American	504	502	0	78	1,084
Asian	5	4	0	1	10
American Indian or Alaska Native	4	0	0	0	4
Native Hawaiian or Other Pacific Islander	1	0	0	0	1
Multiple Races	35	32	0	0	67

PIT Summary Homeless 2

Indicate if the homeless population is: Partially Rural Homeless

Rural Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	0	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	0	0	0	0	0	0
Chronically Homeless Individuals	0	0	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	0	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 27 - Homeless Needs Assessment

Data Source Comments:

For persons in rural areas who are homeless or at risk of homelessness, describe the nature and extent of unsheltered and sheltered homelessness with the jurisdiction:

N/A

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

N/A

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	901	187
Black or African American	1,006	78
Asian	9	1
American Indian or Alaska Native	4	0
Pacific Islander	1	0
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	431	31
Not Hispanic	1,557	235

Data Source

Comments:

Point In Time Summary for FL-507 - Orlando/Orange, Osceola, Seminole Counties CoC

	Emergency	Transitional	Safe Haven		
White	425	476	0	187	1,088
Black or African-American	504	502	0	78	1,084
Asian	5	4	0	1	10
American Indian or Alaska Native	4	0	0	0	4
Native Hawaiian or Other Pacific Islander	1	0	0	0	1
Multiple Races	35	32	0	0	67

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PIT Summary - Race and Ethnicity

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

As noted in the tables above, the Point In Time count found almost the same number of homeless among Black/African Americans (1,084) and Whites (1,088). It should be noted that the number of unsheltered Whites was more than double, 187 to 78, the number of unsheltered Black/African Americans. There was no explanation for those numbers. Also, 80% of the homeless counted were Non-Hispanic/Non-Latino.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Discussion:

In addition to the numbers of homeless individuals and families, in an unmet needs report from the Homeless Services Network in November 2014, it was indicated that the Osceola, Orange and Seminole County area needs at least 600 more emergency shelter beds, 250 Transitional Housing beds and 960 Permanent Supportive Housing beds.

NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d)

Introduction

Describe the characteristics of special needs populations in your community:

Persons with special needs live throughout Osceola County. The services for this population are mainly concentrated in the urban areas of the County and in the Orlando area.

What are the housing and supportive service needs of these populations and how are these needs determined?

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

In 2013, according to Florida Health Department statistics, there were 604 new cases of HIV/AIDS in the Orlando-Kissimmee-Sanford MSA. About 75 percent of the new cases in Florida were among men aged 50 and older. It can reasonably be expected that the same applies to Osceola County.

Discussion:

As with homelessness, the most significant obstacle to addressing the needs of the special needs population is the lack of funding. Most of the small number of agencies that serve the special needs population do not have the staff or resources needed to provide housing and supportive services to their clients. The County will continue to support the efforts of both for- and non-profit agencies as they work to create more affordable housing and supportive services for the special needs population.

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

There is a need for various types of public facilities throughout the low- to moderate-income areas of the County and City of St. Cloud. For instance, Community and recreation centers and parks are needed in such communities as Marydia, Tropical Park, Buenaventura Lakes, Intercession City and Campbell City.

How were these needs determined?

Community meetings were held in the communities to gather resident input as to the priority needs of the community. A community survey was also available on the County's website to further gather input from the County residents. Input as to community needs was also gathered and considered during the 30 day Public Comment Period. The needs were then determined by analyzing the information gathered through these public meetings, surveys and also input from community leaders and County and City staffs.

Describe the jurisdiction's need for Public Improvements:

To support the efforts of neighborhoods, the County has seen the need to provide neighborhood beautification improvements such as streetscapes, sidewalk improvements, lighting improvements, road improvements, and drainage improvements throughout the unincorporated County and the City of St. Cloud.

How were these needs determined?

Community meetings were held in the communities to gather resident input as to the priority needs of the community. A community survey was also available on the County's website to further gather input from the County residents. Input as to community needs was also gathered and considered during the 30 day Public Comment Period. The needs were then determined by analyzing the information gathered through these public meetings, surveys and also input from community leaders and County and City staffs.

Describe the jurisdiction's need for Public Services:

There is a wide range of public service needs in the County. There is also a wide range of public services available throughout the County provided by various non-profit agencies. The vast majority of these agencies are funded through local, state, and federal resources that are separate from the CDBG program.

How were these needs determined?

Community meetings were held in the communities to gather resident input as to the priority needs of the community. A community survey was also available on the County's website to further gather input from the County residents. Non-profit agencies were also asked to complete this survey and to attend the public hearings and provide their input. Input as to community needs was also gathered and considered during the 30 day Public Comment Period. The needs were then determined by analyzing the information gathered through these public meetings, surveys and also input from community leaders and County and City staffs.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The northern part of Osceola County, particularly the northwestern quadrant, has an economy that is dominated by the service industry, relying heavily on the leisure and hospitality sector. The rest of the County relies mostly on an agricultural economy. While housing and housing needs have grown greatly across the County in the last decade, it is the northwestern area of the County that presents the greatest housing challenges. This area of the County is adjacent to Walt Disney World, Universal Studios and Sea World among other attractions. There is a shortage of quality, market-rate, multifamily housing in this area. Many of the newer housing developments built in this area are marketed as vacation homes and are not targeted to Osceola County residents. There is a significant need for long-term housing for the workforce that supports these destinations. Highway 192 is the major roadway through the northern part of the County. Community Redevelopment Areas have been identified on both the western and eastern parts of this roadway over the last five years and the development of more affordable housing for County residents has been identified as one of the goals in these areas.

MA-10 Housing Market Analysis: Number of Housing Units - 91.410, 91.210(a)&(b)(2)

Introduction

Single-family homes are the dominate housing structures in the County. Most units, whether homeowner or rental, have three (3) or more bedrooms.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	74,970	59%
1-unit, attached structure	5,998	5%
2-4 units	7,465	6%
5-19 units	19,940	16%
20 or more units	4,766	4%
Mobile Home, boat, RV, van, etc	13,151	10%
Total	126,290	100%

Table 28 – Residential Properties by Unit Number

Data Source: 2007-2011 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	238	0%	466	1%
1 bedroom	1,354	2%	4,745	14%
2 bedrooms	9,740	16%	12,467	38%
3 or more bedrooms	49,006	81%	15,084	46%
Total	60,338	99%	32,762	99%

Table 29 – Unit Size by Tenure

Data Source: 2007-2011 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

Osceola County CDBG and HOME resources will be directed towards single family homes owned by households earning 80 percent or less of the area median income.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

It is believed that most units of affordable housing that are lost from the inventory will be because of rising rents and property values. A few may be lost because of expiration of Section 8 contracts but most of those will be because the household had ported their Section 8 voucher to this area and have decided to return or move to another area. Then, the homeowner decides not to rent to a Section 8 household again.

Does the availability of housing units meet the needs of the population?

As discussed above, there is a significant need for long-term housing for the workforce that supports the tourist attractions, hotels and restaurants in the northwest quadrant of the County.

Describe the need for specific types of housing:

Most of the workforce of this northern quadrant has lower income, service type jobs. Therefore, the greatest need is for affordable rental housing.

Discussion

A projection of needed affordable housing for Osceola County from the Florida Housing Data Clearinghouse, The Shimberg Center at the University of Florida indicates that severely cost-burdened, low-income households, both homeowner and renter, will increase over 200 percent in the next five years. Therefore, there will be a greater need for affordable housing.

MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a)

Introduction

Avg just value - 2013 - \$118,246

Median gross rent (2008-2013 ACS) \$1,034

Cost of Housing

	Base Year: 2000	Most Recent Year: 2011	% Change
Median Home Value	0	0	0%
Median Contract Rent	0	0	0%

Table 30 – Cost of Housing

Data Source: 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	3,090	9.4%
\$500-999	20,314	62.0%
\$1,000-1,499	8,029	24.5%
\$1,500-1,999	1,130	3.5%
\$2,000 or more	199	0.6%
Total	32,762	100.0%

Table 31 - Rent Paid

Data Source: 2007-2011 ACS

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	16,770	No Data
50% HAMFI	5,194	22,531
80% HAMFI	13,698	37,220
100% HAMFI	No Data	64,640
Total	35,662	124,391

Table 32 – Housing Affordability

Data Source: 2007-2011 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	697	825	983	1,311	1,586
High HOME Rent	656	705	848	970	1,063
Low HOME Rent	517	555	668	772	862

Table 33 – Monthly Rent

Data Source Comments: The rental amounts in this table are from HUD. The Fair Market Rent is for 2013 and the HOME High and Low rents are for the Orlando-Kissimmee-Sanford MSA for 2014.

Is there sufficient housing for households at all income levels?

Particularly at the less than 50 percent AMI level, there are not enough housing units to meet the demand.

How is affordability of housing likely to change considering changes to home values and/or rents?

Housing prices have started to increase after the recession. This will affect affordability and reduce the number of housing units available to low-income households.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

The HOME and Fair Market Rents are lower than the Area Median Rent. The County has rental assistance strategies in both its CDBG and SHIP programs to help preserve affordable rental housing.

Discussion

As will be discussed later in the Consolidated Plan, because of theme park expansions, the Lake Nona Medical City, and SunRail commuter rail expansion, there will be a greater need for affordable housing in the next few years. Since housing prices are already rising since the recession has ended, the greater need for housing will only mean that housing prices will rise even more. The County may need to direct more of its CDBG, HOME, and SHIP funding to assist low-income households find and/or keep affordable housing in the future.

MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a)

Introduction

Describe the jurisdiction's definition for "substandard condition" and "substandard condition but suitable for rehabilitation":

The County does not have “substandard condition” and “substandard condition but suitable for rehabilitation” definitions. The Housing Element Data Analysis portion of the County’s Comprehensive Plan has a definition that covers both of the aforementioned conditions. That would be the definition for “deteriorating housing”. That definition is: “A deteriorating housing unit has at least one but no more than three major defects. A major defect is one requiring more repair than would be provided in the course of regular maintenance. Major repairs are necessary to make the unit safe and adequate shelter for its occupants. Major defects, however, are considered economically feasible of repair.”

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	27,769	46%	19,277	59%
With two selected Conditions	521	1%	838	3%
With three selected Conditions	15	0%	56	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	32,033	53%	12,591	38%
Total	60,338	100%	32,762	100%

Table 34 - Condition of Units

Data Source: 2007-2011 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	21,137	35%	9,948	30%
1980-1999	29,264	49%	15,680	48%
1950-1979	8,725	14%	6,469	20%
Before 1950	1,212	2%	665	2%
Total	60,338	100%	32,762	100%

Table 35 – Year Unit Built

Data Source: 2007-2011 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	9,937	16%	7,134	22%
Housing Units build before 1980 with children present	179	0%	0	0%

Table 36 – Risk of Lead-Based Paint

Data Source: 2007-2011 ACS (Total Units) 2007-2011 CHAS (Units with Children present)

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

Table 37 - Vacant Units

Data Source: 2005-2009 CHAS

Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.

Although by percentage the preponderance of housing units, approximately 80% of owner and rental housing, were built since 1980, the actual number of owner (9,654) and rental (7,207) units that are more than 35 years old is considerable. These units are very likely in need of some kind of rehabilitation. Most of the owner units are likely occupied by an elderly household and therefore of low- to moderate income.

Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405

It can be estimated that, at least half, of the housing units noted in Table 9 above that are at risk for having a lead-based paint hazard would be occupied by low or moderate income families.

Discussion

It can easily be seen that there is a need for attention to be paid towards the quality of the County's housing stock. These housing conditions need to be corrected to make Osceola County a safe and decent place to live. The County intends to use some of its CDBG and HOME funds for the rehabilitation of housing over the next five years.

MA-25 Public And Assisted Housing - 91.410, 91.210(b)

Introduction

Osceola County does not have a Public Housing Authority. Therefore, there is no public housing. The County does receive Section 8 vouchers.

Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available				202			0	0	0
# of accessible units									
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 38 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

N/A

Public Housing Condition

Public Housing Development	Average Inspection Score

Table 39 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

N/A

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

N/A

Discussion:

N/A

MA-30 Homeless Facilities and Services - 91.410, 91.210(c)

Introduction

The County will continue to support and coordination with the Homeless Services Network (HSN), the County's Continuum of Care (COC) provider and other non-profit agencies that will provide the support for special needs and homeless services within the County. The numbers for Emergency Shelter and Transitional Housing Beds in Table 13 below are from the CoC Housing Inventory Count on January 31, 2014. The numbers for the Permanent Supportive Housing Beds is from the Count on January 30, 2013.

Facilities Targeted to Homeless Persons

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	352	0	698	151	0
Households with Only Adults	729	0	588	926	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

Table 40 - Facilities Targeted to Homeless Persons

Data Source Comments: The numbers for Emergency Shelter and Transitional Housing Beds in Table 13 below are from the CoC Housing Inventory Count on January 31, 2014. The numbers for the Permanent Supportive Housing Beds is from the Count on January 30, 2013.

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons

A major reason for homelessness is the shortage of affordable rental and supportive housing for extremely low to low-income households and single adults and persons with special needs. The County will continue its support and coordination with the Homeless Services Network (HSN), the County's Continuum of Care (COC) provider and other non-profit agencies which support special needs and homeless services within the County. Agencies such as Transition House, Inc., Help Now of Osceola, Inc., Helping Others Make the Effort and Park Place Behavioral Care can assist with the special needs homeless when available.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

There are several agencies that meet the needs of homeless persons. For instance, those listed above:

Transition House Inc. provides substance abuse treatment, transitional housing for men, and has housing for veterans in its Victory Village development.

Help Now of Osceola, Inc. provides housing for domestic abuse cases.

Helping Others Make the Effort has transitional housing.

Park Place Behavioral Healthcare provides services for mental health and substance abuse and transitional housing for those cases.

The Village Transitional Housing Program provides transitional housing for those who age out of foster care.

MA-35 Special Needs Facilities and Services - 91.410, 91.210(d)

Introduction

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

MA-40 Barriers to Affordable Housing - 91.410, 91.210(e)

Describe any negative effects of public policies on affordable housing and residential investment

Osceola County has developed systems for review of local ordinances that may affect the cost of housing. This system forces County Departments to determine the cost of their proposed actions and allows the Board of County Commissioners to make an informed decision on all ordinances. These actions do affect the cost of housing. New building codes also affect the cost of housing, but they are mostly out of the County's hands. The State sets the building codes and the local governments must implement those codes. Over the last several years, the State has enacted various codes that have increased the cost of housing. New codes for windows, doors and even garage doors have increased the cost of those items and thus the cost of housing.

In December 2008, the Affordable Housing Advisory Committee (AHAC) prepared an Affordable Housing Incentive Plan that encourages affordable housing by providing strategies and incentives through local housing programs that respond to the needs of Osceola County. The AHAC updated that Incentive Plan in 2012 and has reviewed it again for the preparation of the County's Analysis of Impediments to Fair Housing Choice that will be submitted to HUD with this Consolidated Plan. Several of the recommendations from the original plan and its update have been implemented, such as expedited permitting; oversight by the Human Services Department of the Technical Review Staff; an inventory of surplus land was taken; and parking requirements were eased. However, a few recommendations are still being studied. They are:

- The County should explore establishing a Housing Trust Fund that uses part of the County's impact fees solely for the purpose of creating affordable housing in the County. The Fund could be used to offer short-term loans to affordable housing developers to pay the impact fees. The loan would be paid back when an affordable housing unit is sold.
- The County should explore partnering with an outside agency to establish a Community Land Trust within the County. The Land Trust would be operated and maintained by a non-profit agency that acquires and holds land for affordable housing. This Trust would lessen the cost of housing for residents by holding the land and only selling the housing unit.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	741	298	1	1	0
Arts, Entertainment, Accommodations	24,250	15,090	32	38	6
Construction	3,794	2,437	5	6	1
Education and Health Care Services	10,784	5,485	14	14	0
Finance, Insurance, and Real Estate	5,581	2,627	7	7	0
Information	1,507	334	2	1	-1
Manufacturing	3,087	1,041	4	3	-1
Other Services	2,624	1,012	3	3	0
Professional, Scientific, Management Services	5,293	1,419	7	4	-3
Public Administration	0	0	0	0	0
Retail Trade	12,390	7,440	16	19	3
Transportation and Warehousing	3,338	1,112	4	3	-1
Wholesale Trade	3,565	1,667	5	4	-1
Total	76,954	39,962	--	--	--

Table 41 - Business Activity

Data Source: 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	104,990
Civilian Employed Population 16 years and over	93,025
Unemployment Rate	11.40
Unemployment Rate for Ages 16-24	22.38
Unemployment Rate for Ages 25-65	7.99

Table 42 - Labor Force

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	16,625
Farming, fisheries and forestry occupations	4,400
Service	12,051
Sales and office	26,511
Construction, extraction, maintenance and repair	9,380
Production, transportation and material moving	5,977

Table 43 – Occupations by Sector

Data Source: 2007-2011 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	39,146	45%
30-59 Minutes	38,800	45%
60 or More Minutes	8,551	10%
Total	86,497	100%

Table 44 - Travel Time

Data Source: 2007-2011 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	7,191	1,435	4,123
High school graduate (includes equivalency)	26,157	3,075	8,165
Some college or Associate's degree	26,393	2,835	7,287
Bachelor's degree or higher	17,731	1,359	3,025

Table 45 - Educational Attainment by Employment Status

Data Source: 2007-2011 ACS

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	584	702	1,053	3,124	3,645
9th to 12th grade, no diploma	2,951	2,043	1,803	4,024	3,065
High school graduate, GED, or alternative	6,816	9,191	10,088	18,118	9,016
Some college, no degree	5,648	5,990	6,657	11,317	3,587
Associate's degree	1,448	3,122	3,910	5,539	963
Bachelor's degree	1,543	3,874	5,142	6,958	1,668
Graduate or professional degree	81	1,110	1,774	3,364	1,140

Table 46 - Educational Attainment by Age

Data Source: 2007-2011 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	20,153
High school graduate (includes equivalency)	24,296
Some college or Associate's degree	30,231
Bachelor's degree	39,954
Graduate or professional degree	53,786

Table 47 – Median Earnings in the Past 12 Months

Data Source: 2007-2011 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

The major employment sectors noted in Table 15 above are Arts, Entertainment, Accommodations; Retail Trade; and Education and Health Care Services. These numbers confirm the earlier statement that most of the County workforce supports the tourism market in the northwestern quadrant of the County.

Describe the workforce and infrastructure needs of the business community:

The current workforce needs of the business community are for minimally educated employees for the low paying retail jobs at the attractions, stores, restaurants and hotels. Of course, there would also be a need for the higher educated and paid managers and artistic and entertainment people. Without a major public transportation system in the area, the vast majority of people get around by car. Thus, an ever increasing need for roads is the main infrastructure need of the business community.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

The major theme parks, such as Disney World, Universal, and Sea World, in the area are planning expansions and/or renovations. A new and ongoing development just north near Orlando is the Lake Nona Medical City. This Medical City is a 650 acre cluster of healthcare and life sciences facilities that will create up to 30,000 jobs. In addition, Phase 2 of the SunRail commuter rail system includes four new commuter rail stations in Osceola County. It is anticipated that these new stations will increase demand for affordable and upscale housing near the stations that will also create new job opportunities.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

Since many of the opportunities will be for retail and service type jobs, the skills and education of the current workforce will match those opportunities. But also, there will be a need for trained health care and life sciences specialists at the Lake Nona facilities. To fill those needs, more workforce with at least Associate Degrees will be required as well as a larger workforce with Bachelor and Graduate or professional degrees with be needed.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

Valencia College has been able to recognize this job trend and has quickly reacted by providing the appropriate education courses related to this trend. These efforts will support the County's Consolidated Plan by supplying the job related, economic development that can improve the average income in the County.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

Yes

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Osceola County is a member of the East Coast Florida Regional Planning Council. The Council has a Comprehensive Economic Development Strategy.

The affordable housing activities of the Consolidated and HOME Plan will have an impact on the economic growth of Osceola County.

Discussion

The CEDS encourages communities to consider affordable housing as it promotes regional economic development activities. The Center for Neighborhood Technology (CNT) has developed a tool for communities to use called the H+T index. This index combines housing and transportation costs to measure the true cost of housing based on its location by measuring the transportation costs associated with the place. This index can then be used to decide where to help finance low-income housing and decide whether to offer low-interest loans to first-time home buyers, builders of low-cost apartments, and other projects intended to help low-income citizens.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

The maps in the above MA-15 section indicate that areas where households with multiple housing problems are located in the Poinciana and Buenaventura Lakes areas, the City of Kissimmee and Census Tract 408.04. "Concentration" in this case would mean areas where more than 80 percent of the households at all income levels have at least one of the four housing problems.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

The Hispanic ethnic minority is concentrated in the areas of Poinciana, Buenaventura Lakes and the City of Kissimmee. As defined by HUD, areas of minority concentration (AMC's) are any neighborhoods in which the percentage of households in a particular racial or ethnic minority group is at least 20 points higher than their percentage for the jurisdiction as a whole or a neighborhood in which the percentage of minorities is at least 20 points above the overall percentage of minorities in the jurisdiction.

What are the characteristics of the market in these areas/neighborhoods?

Are there any community assets in these areas/neighborhoods?

Are there other strategic opportunities in any of these areas?

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The five-year Consolidated/HOME Plan strategy establishes Osceola County's general priorities for allocating funds geographically and among priority needs as identified in the priority needs tables for program years 2015 – 2019. The strategy also identifies specific actions and programs for assisting households, homelessness, special need populations and community development needs. The strategy has been developed to achieve the following statutory goals, mainly for the low- and moderate-income residents:

- Provide a suitable living environment: Improve the safety and livability of neighborhoods; increase access to quality facilities and services; reduce the isolation of income groups within areas by making housing opportunities available throughout the County; revitalizing deteriorating neighborhoods; and conserve energy resources.
- Provide decent housing: Assist low- and moderate-income households in obtaining affordable housing. Assist qualified homeowners in making repairs to their homes and thus retaining the availability of permanent housing that is affordable to low- and moderate-income families. Assist families that need help to make initial rental payments or rental and/or utility payments because of an unforeseen circumstance.
- Expand economic opportunities: Create jobs accessible to low- and moderate-income persons; provide access to credit for community development that promotes long-term economic and social viability; and empower low- and moderate-income persons to achieve self-sufficiency.

The priority levels have been established based upon an assessment of needs as documented through previous CDBG applications, public hearings, community meetings, information received from other agencies, current census data, and funding availability.

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

Table 48 - Geographic Priority Areas

1	Area Name:	Buenaventura Lakes
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	Buenaventura Lakes is designated as a Census Designated Place (CDP) by the Census and that is the boundary for this target area.
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	Drainage is a serious issue in this area as pointed out again by residents during the community meeting there on March 12, 2015. The area is also in need of more recreational fields.
What are the opportunities for improvement in this target area?		
Are there barriers to improvement in this target area?		
2	Area Name:	St. Cloud 435 Census Tract
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	

	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	The City of St. Cloud has designated its downtown area as a Community Redevelopment Area (CRA) as part of an overall strategy to correct, mitigate, and prevent slum and blight conditions. Future projects may include storefront façade rehabilitation, infrastructure improvements, street lighting and micro-business development activities.
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
3	Area Name:	Poinciana
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	Poinciana is an unincorporated area in the County laying mostly in Census Tract 411 (52% LMI) and Census Tract 413 (56% LMI)
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	A community center and playgrounds.

	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
4	Area Name:	Marydia
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	Residents need assistance in connecting to water and sewer lines that are available. Sidewalks and street lighting are also high priorities. A community center, curb and gutter improvements are also needed.
	What are the opportunities for improvement in this target area?	
Are there barriers to improvement in this target area?		
5	Area Name:	Tropical Park
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	

	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	This neighborhood needs sidewalks, a community center, lighting and curbs and gutters. The community park needs updating.
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
6	Area Name:	County-wide Activities
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Housing
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	Homeowner housing rehabilitation.
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	Having the funding to accomplish all rehabilitations requested.
7	Area Name:	Campbell City

	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	Campbell City is another CPD in the County.
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	This area needs curbs and gutters, sidewalks, street lighting, recreation facilities, and a community center.
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
8	Area Name:	Intercession City
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	

	Identify the needs in this target area.	The community center needs updating. The area needs street lights, sidewalks and drainage repair. Ditches need to be enclosed and curbs and gutters are needed.
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
9	Area Name:	West 192
	Area Type:	Slum and Blight Area
	Other Target Area Description:	Slum and Blight Area
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	Facades of businesses need to be updated and infrastructure improvements are needed.
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	

General Allocation Priorities

Describe the basis for allocating investments geographically within the state

The preservation and improvement of neighborhoods is vital to Osceola County. The neighborhoods in need of revitalization have been identified by symptoms of distress, which correspond to the percentage of low- and moderate-income households identified in the latest census data. Some neighborhoods

require more assistance than others and will need a broader range of projects to address all identified needs.

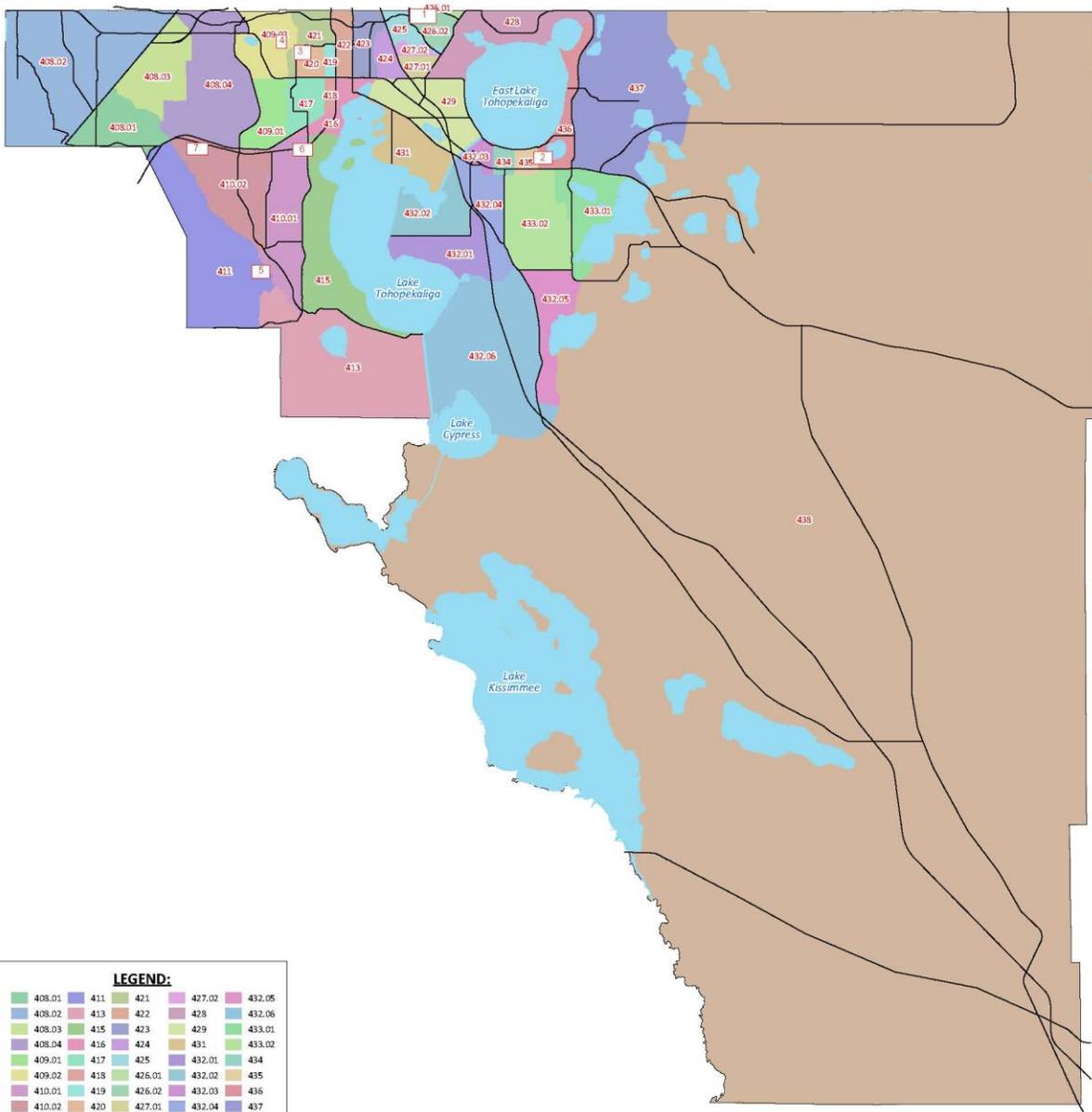
The need for affordable housing exists in all areas of the County. The County will identify certain areas that have the poorest housing and more low-income population to have precedence in receiving funds for repairs and rental assistance.

Osceola County - Census Tracts

Priority CDBG Target Areas

- HIGH PRIORITY**
- 1 - Buenaventura Lakes
 - 2 - City of St. Cloud
 - 3 - Marydia
 - 4 - Tropical Park
 - 5 - Poinciana

- MEDIUM PRIORITY**
- 6 - Campbell City
 - 7 - Intercession City



LEGEND:

408.01	411	421	427.02	432.05
408.02	413	422	428	432.06
408.03	415	423	429	433.01
408.04	416	424	431	433.02
409.01	417	425	432.01	434
409.02	418	426.01	432.02	435
410.01	419	426.02	432.03	436
410.02	420	427.01	432.04	437
				438

MAP PRODUCED BY
OSCEOLA COUNTY
COMMUNITY DEVELOPMENT
GIS SECTION
16 FEBRUARY 2015

DISCLAIMER:
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General Allocation Priority Areas

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table 49 – Priority Needs Summary

1	Priority Need Name	Neighborhood Redevelopment
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Non-housing Community Development
	Geographic Areas Affected	Marydia Intercession City Campbell City Poinciana Tropical Park St. Cloud 435 Census Tract Buenaventura Lakes
	Associated Goals	Public Facilities and Infrastructure
	Description	The preservation and improvement of low-income neighborhoods is vital to Osceola County. Therefore, the Human Services Department will continue to focus on the improvement of local neighborhoods as approved by the Board of County Commissioners. To enhance the quality of life, the County proposes a practical approach to improving public safety and neighborhood amenities and design. Resources will be directed to distressed areas within specified geographical areas which have the greatest need and meet specific goals and objectives.
	Basis for Relative Priority	The neighborhoods in need of revitalization have been identified by symptoms of distress, are generally low-income, have older housing stock in need of repair, and depressed property values.
2	Priority Need Name	Public Facilities
	Priority Level	High

	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Elderly Persons with Physical Disabilities Non-housing Community Development
	Geographic Areas Affected	Marydia Intercession City Campbell City Poinciana
	Associated Goals	Public Facilities and Infrastructure
	Description	Public facilities include senior, handicapped, youth or neighborhood centers. The removal of architectural barriers is an eligible activity under public facilities.
	Basis for Relative Priority	To provide accessibility to and in both public and private buildings.
3	Priority Need Name	Public Services
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities
	Geographic Areas Affected	County-wide Activities

	Associated Goals	General Public Services
	Description	Activities may include senior services, health services, rental or utility payment services, handicapped services, transportation services, and other services as determined by the Board of County Commissioners as a high priority need. These primary services help residents maintain self-sufficiency. Osceola County will direct resources toward services that provide programs designed to help individuals and families to help themselves and provide them with opportunities to sustain self-sufficiency.
	Basis for Relative Priority	Public services are a high priority in the County and constitute an important element in the quality of life for County residents. Obtaining the necessary physical and social services allows very low- to moderate-income persons to maintain a stable home environment. Funding is capped at 15 percent of the CDBG allocation plus 15 percent of the total program income received in the preceding program year.
4	Priority Need Name	Affordable Housing
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Geographic Areas Affected	County-wide Activities
	Associated Goals	Owner-Occupied Rehabilitation

	Description	There is need for affordable housing in all areas of the County, however, there are certain areas that are more in need than others. The County has identified certain target areas that have the poorest housing and low-income population to have precedence in receiving funds for rehabilitation.
	Basis for Relative Priority	
5	Priority Need Name	Elimination of Slum and Blight
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly
	Geographic Areas Affected	Slum and Blight Area
	Associated Goals	
	Description	To prevent the spread of slum or blighted conditions, the County will use CDBG funds to either eliminate slum and blighted structures on a spot basis or provide CDBG funds to renovate the facades of small businesses.
	Basis for Relative Priority	The existence of such conditions is detrimental to public health and safety, can contribute to the spread of disease and crime, constitutes an economic and social liability that would decrease the tax revenues, substantially and impair sound growth.
6	Priority Need Name	Program Administration
	Priority Level	High
	Population	Other

	Geographic Areas Affected	County-wide Activities
	Associated Goals	
	Description	CDBG funds may be used to pay program administration costs and charges related to the planning and execution of community development activities assisted in whole or in part with funds from either the CDBG or HOME programs. Administrative funds are also used to fund the County's Fair Housing activities.
	Basis for Relative Priority	To carry out the overall management of the CDBG and HOME programs.
7	Priority Need Name	Planning and Capacity Building
	Priority Level	High
	Population	Other
	Geographic Areas Affected	County-wide Activities
	Associated Goals	
	Description	CDBG funds may be used for studies, analysis, data gathering, preparation of plans, and identification of actions that will implement plans.
	Basis for Relative Priority	Activities designed to improve Osceola County's capacity of that of its subrecipients to plan and manage programs and activities for the CDBG and HOME programs.

Narrative (Optional)

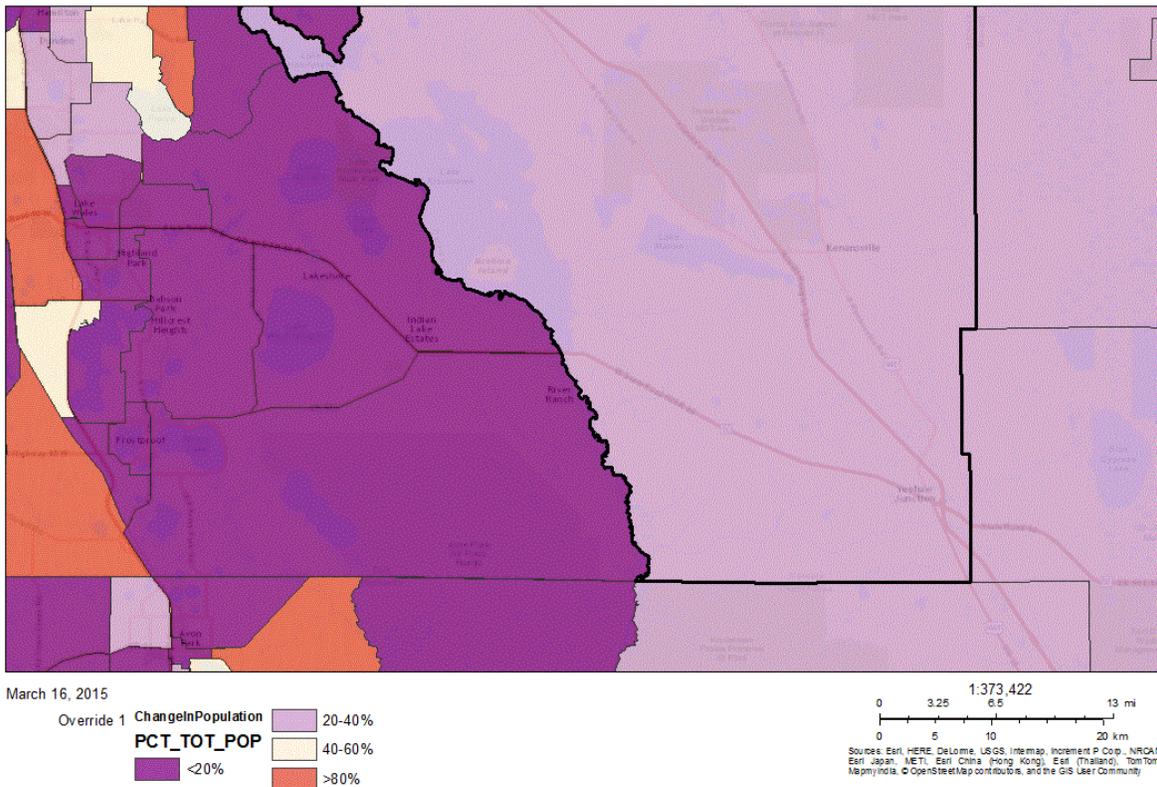
SP-30 Influence of Market Conditions - 91.415, 91.215(b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Rent levels that are unaffordable to low- to moderate-income households.
TBRA for Non-Homeless Special Needs	Rent levels that are unaffordable to low- to moderate-income special needs households.
New Unit Production	High cost of new housing and availability of mortgages for low- to moderate income households.
Rehabilitation	Large number of older homes belonging to low- to moderate-income households.
Acquisition, including preservation	Lack of affordable and decent rental housing.

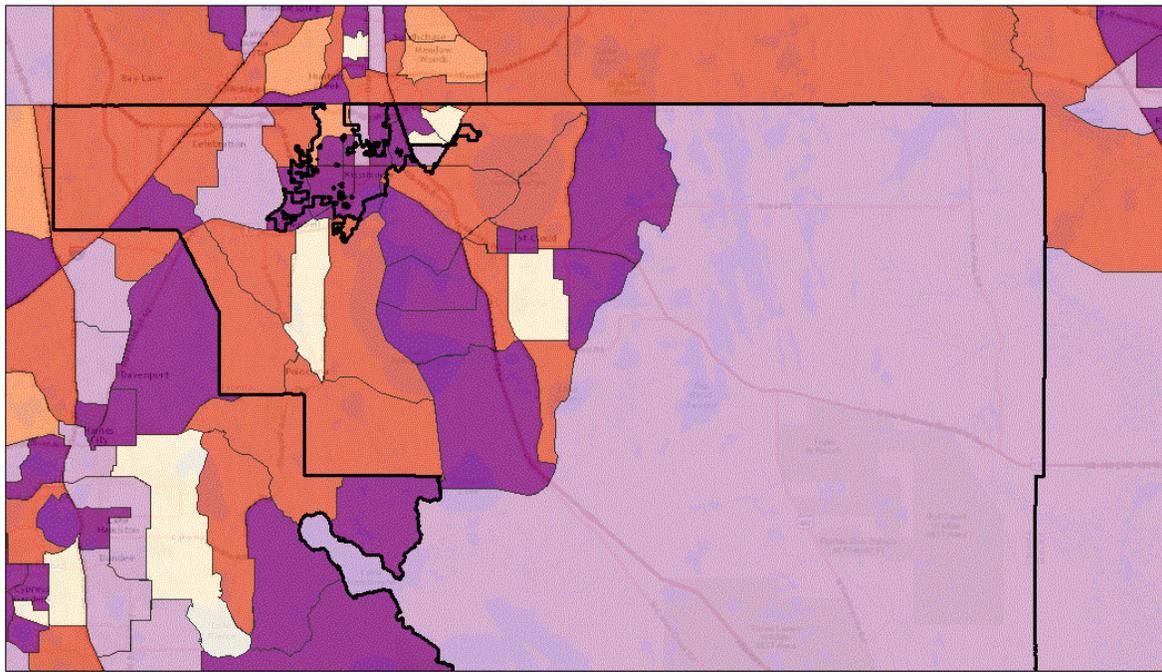
Table 50 – Influence of Market Conditions

Population Change - Osceola County - southern part

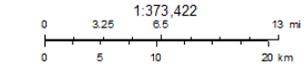
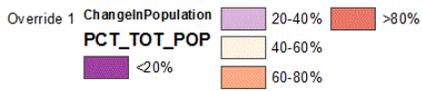


Population Change - Osceola County - southern part

Population Change - Osceola County - north



March 16, 2015



Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P. Corp., NRCAN, Esri, Japan, METI, Esri, China (Hong Kong), Esri, Thailand, TomTom, MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

Population Change - Osceola County - north

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

As funds from the Federal and State levels decline, it is important that a local government looks at the ways it can leverage other resources. Osceola County expects to receive approximately \$16 million in Federal and State funding through the Consolidated Plan period to address the priority needs and specific objectives as identified in the Strategic Plan. These funds are expected to leverage a significant amount of local, other State, and private funds.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,350,831	0	0	1,350,831	5,403,324	CDBG funds are leveraged with program funds from grant award recipients.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	657,395	0	0	657,395	2,629,580	HOME funds are leveraged with County Buy-In funding and a 25 percent match. The CHDO chosen for the HOME program will also be expected to contribute funding for the housing activities. SHIP funding can also be leveraged for HOME activities.
General Fund	public - local	Homeowner rehab	162,000	0	0	162,000	0	These County general fund monies are its buy-in to the program. The amount of buy-in for the next HOME allocation is dependent on the future allocation which is not known at this time.
Section 8	public - federal	TBRA	1,400,000	0	0	1,400,000	4,200,000	Average annual distribution for Section 8 Tenant-Based Rental Assistance.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Shelter Plus Care	public - state	Homebuyer assistance Homeowner rehab Housing Multifamily rental rehab	913,432	0	0	913,432	913,342	Shelter Plus Care 1 and 2 funding that will be used to assist homeless veterans and address the needs of at-risk homeless individuals and families.
Other	public - state	Homeowner rehab	1,000,000	0	0	1,000,000	4,000,000	The County will leverage SHIP funds to meet the local 25 percent match requirement for the HOME Program. SHIP funding will be used in conjunction with HOME funds on various projects.
Other	public - state	Other	38,299	0	0	38,299	38,299	Emergency Shelter Grant funds from the State to provide various services to homeless individuals and families.

Table 51 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Non-profits and service agencies can provide monetary or in-kind match for their activities and projects. Match includes volunteer hours, outside contributions, donated items, etc. The 25 percent match requirement for the HOME program comes mainly from the County’s General Fund, but SHIP funding will also be used in some HOME projects and therefore also be a part of that 25 percent match requirement.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

There are no publically-owned lands or property that may be used to address the needs identified in the plan.

Discussion

As stated above, the County will use its General Fund monies and SHIP funds to meet the local 25 percent match requirement for the HOME Program. The cooperation between the programs enhances both the HOME and SHIP program's effectiveness by affording more residents housing opportunities that would otherwise not be available to them.

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
OSCEOLA COUNTY	Government	Economic Development Homelessness Ownership Planning Rental neighborhood improvements public facilities public services	Jurisdiction
City of St Cloud	Government	neighborhood improvements public facilities	Jurisdiction
KISSIMMEE	Government	Ownership Rental	Jurisdiction
Homeless Services Network	Continuum of care	Homelessness Ownership Rental	Region

Table 52 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

Through the county's recently opened Community HOPE Center, there is a renewed cooperation and coordination occurring among most of the social service agencies operating within the county. By creating a "one-stop" location where individuals and families can come to inquire about available assistance, these people immediately enter the HMIS system and are assessed for need by only one representative who then works to coordinate all eligible assistance available through the network of partner agencies. The Homeless Services Network (HNS), the lead agency in the area's Continuum of Care Network, continues to increase access points throughout the Osceola, Orange and Seminole County area. HNS has trained and continues training providers on the common assessment tool and thus is able to provide more and more live referrals for the HMIS.

Many of the agencies that deal with social service needs are not based in Osceola County. Those agencies are usually underfunded. Many perform the functions that were conducted by State agencies. These functions were given to mostly non-profit agencies and the State budget for those services was

cut. One of the largest gaps in the delivery system is for the homeless residential provider. There are not enough beds or vouchers to assist people that are in need.

The newly formed Osceola County HOME Consortium will now have another source of funding to partner with CHDO's, Veteran's service organizations, the Continuum of Care Network, and other affordable housing and homeless services organizations to improve the delivery of services for those in need.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	
Legal Assistance	X	X	
Mortgage Assistance	X	X	
Rental Assistance	X	X	
Utilities Assistance	X		
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	X
Child Care	X	X	
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation	X	X	
Other			

Table 53 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

A significant gap in the delivery of services is the lack of a homeless shelter in the County and the shortage of transitional housing and supportive housing. The Homeless Services Network (Continuum of Care) continues to work closely with such agencies as the Heart of Florida, Salvation Army and Coalition for the Homeless to establish Access Centers throughout the County. Access Centers have the ability to provide food stamp processing, Medicaid applications, and Temporary Assistance to Needy Families (TANF).

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The need for more funds means there is always a gap in the delivery of services for special needs populations and persons experiencing homelessness. There is also a severe lack of transportation for special needs populations to obtain supportive services. With the growing number of Access Centers, the County's Continuum of Care network is making progress in reaching those populations and is able to refer them to agencies that have the funds to assist.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

The strategy to overcoming the gaps in the institutional structure and service delivery system is for the County to work with non-profits to set up more Access Centers throughout the County. This coordination with providers of homeless services such as the Osceola Council on Aging, Help Now of Osceola, Helping Others Make the Effort, and the Community Hope Center helps to reduce unnecessary overlaps in the provision of services. The County also will also continue its efforts to recruit quality contractors to participate in its housing rehabilitation program.

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Public Facilities and Infrastructure	2015	2019	Non-Housing Community Development	Marydia Intercession City Campbell City Poinciana Tropical Park St. Cloud 435 Census Tract Buenaventura Lakes	Neighborhood Redevelopment Public Facilities		
2	General Public Services	2015	2019	Non-Housing Community Development	County-wide Activities	Public Services		
3	Owner-Occupied Rehabilitation	2015	2019	Affordable Housing	County-wide Activities	Affordable Housing		Homeowner Housing Rehabilitated: 100 Household Housing Unit
4	Program Administration	2015	2019	Program Administration	County-wide Activities			
5	Planning and Capacity Building	2015	2019	Planning and Capacity Building	County-wide Activities			

Table 54 – Goals Summary

Goal Descriptions

1	Goal Name	Public Facilities and Infrastructure
	Goal Description	Public Improvements include but are not limited to, streets, sidewalks, curbs and gutters, neighborhood parks and community centers, water and sewer lines, stormwater management systems, and utility lines.
2	Goal Name	General Public Services
	Goal Description	Eligible public service activities determined by the Board of County Commissioners to meet a high priority.
3	Goal Name	Owner-Occupied Rehabilitation
	Goal Description	Provide for the rehabilitation of single-family housing units owned and occupied by low- to moderate-income households on a county-wide basis.
4	Goal Name	Program Administration
	Goal Description	Program administration costs to carry out projects and activities under CDBG and HOME programs.
5	Goal Name	Planning and Capacity Building
	Goal Description	Planning and capacity building activities.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

The estimated number of extremely low-, low-, and moderate-income families assisted over the course of the Consolidated Plan period is 100.

**SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c)
Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary
Compliance Agreement)**

Osceola County does not have a Public Housing Authority.

Activities to Increase Resident Involvements

N/A

Is the public housing agency designated as troubled under 24 CFR part 902?

N/A

Plan to remove the 'troubled' designation

N/A

SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h)

Barriers to Affordable Housing

Osceola County has developed systems for review of local ordinances that may affect the cost of housing. This system forces County Departments to determine the cost of their proposed actions and allows the Board of County Commissioners to make an informed decision on all ordinances. These actions do affect the cost of housing. New building codes also affect the cost of housing, but they are mostly out of the County's hands. The State sets the building codes and the local governments must implement those codes. Over the last several years, the State has enacted various codes that have increased the cost of housing. New codes for windows, doors and even garage doors have increased the cost of those items and thus the cost of housing.

In December 2008, the Affordable Housing Advisory Committee (AHAC) prepared an Affordable Housing Incentive Plan that encourages affordable housing by providing strategies and incentives through local housing programs that respond to the needs of Osceola County. The AHAC updated that Incentive Plan in 2012 and has reviewed it again for the preparation of the County's Analysis of Impediments to Fair Housing Choice that will be submitted to HUD with this Consolidated Plan. Several of the recommendations from the original plan and its update have been implemented, such as expedited permitting; oversight by the Human Services Department of the Technical Review Staff; an inventory of surplus land was taken; and parking requirements were eased. However, a few recommendations are still being studied. They are:

- The County should explore establishing a Housing Trust Fund that uses part of the County's impact fees solely for the purpose of creating affordable housing in the County. The Fund could be used to offer short-term loans to affordable housing developers to pay the impact fees. The loan would be paid back when an affordable housing unit is sold.
- The County should explore partnering with an outside agency to establish a Community Land Trust within the County. The Land Trust would be operated and maintained by a non-profit agency that acquires and holds land for affordable housing. This Trust would lessen the cost of housing for residents by holding the land and only selling the housing unit.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

Osceola County is studying the above recommendations from the AHAC. It also continued to implement its Local Housing Assistance Plan (LHAP) as provide for in the SHIP program. Between the County's Consolidated Plan, its Analysis of Impediments to Fair Housing Choice, the SHIP program and the AHAC's Incentive Plan, the County is addressing affordable housing needs.

SP-60 Homelessness Strategy - 91.415, 91.215(d)

Describe how the jurisdiction's strategic plan goals contribute to:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The County will continue to support the Homeless Services Network, the lead agency in the area's Continuum of Care (CoC) network, in the opening of Access Centers so that the area's homeless services agencies can better coordinate the referral and service delivery process for clients unable to find the needed resources in Osceola 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.

Addressing the emergency and transitional housing needs of homeless persons

The County has received Emergency Shelter Grant funds from the State Department of Children and Families and Shelter Plus Care funds and will use that funding to coordinate with the area's Continuum of Care Network to provide shelter and services for the County's homeless. These funds will help such agencies as Transition House, Helping Others Make the Effort and Help Now provide the emergency and transitional housing that is needed by the homeless and victims of domestic violence and sexual assault.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

As noted above, the County will use its ESG and Shelter Plus Care funding to coordinate with the area's Continuum of Care Network to provide assistance to the homeless to make the transition to permanent housing and independent living. Non-profit agencies such as Transition House, the Hope Center and Housing 4 All will be very instrumental in preventing individuals and families who were homeless from becoming homeless again.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being

discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

The County will continue to fund its Rental/Utilities Assistance activity which provides assistance to residents who are in danger of becoming homeless due to their inability to pay monthly rent or utilities. Those who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs can be referred to the growing number of ACCESS points in the County to get the specific assistance that they require from various non-profit agencies.

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

The overall goal of Osceola County Consortium is to reduce or eliminate lead-based paint hazards and prevent childhood lead poisoning. This will be accomplished through a coordinated effort of public and private sectors. The County will follow procedures as specified in applicable regulations. During the execution of its CDBG and HOME activities, the County, the Cities of St. Cloud and Kissimmee and their contractors/representatives will provide all required notifications to owners and occupants and inspect for defective paint surfaces in pre-1978 properties. Any defective paint conditions found will be included in the scope of work and treatment provided to the defective areas. All paint inspections, risk assessments and clearance testing of suspect properties will be performed by licensed testing professionals.

How are the actions listed above related to the extent of lead poisoning and hazards?

Lead is a highly toxic metal that was used for many years in products found in and around the home. Lead may cause a range of health issues, from behavioral problems and learning disabilities to seizures and death. Children six years old and younger are most at risk because their bodies are still growing quickly. Table 9 – Risk of Lead-based Paint, in the Housing Market Analysis part of this Consolidated Plan indicates that 16 percent of owner occupied units and 22 percent of rental units are at risk of having lead-based paint. That accounts for a total of about 17,000 housing units. It is also indicated on Table 9 that only 179 housing units built before 1980 have children present.

How are the actions listed above integrated into housing policies and procedures?

The County will incorporate the current procedures for hazard reduction or Lead-Based Paint abatement guidelines as defined in 24 CFR Part 35. All housing proposed for rehabilitation with CDBG and HOME funds built before 1978 are first screened by the year constructed to determine possible lead paint hazard. A risk assessment will be performed by a certified lead-based paint housing specialist. If the house has lead-based paint, abatement of all lead-based paint surfaces or fixtures, and the removal of covering of lead-contaminated dust, the permanent containment or encapsulation of lead-based paint, the replacement of lead-based paint surfaces or fixtures, and the removal or covering of lead-contaminated soil.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

SP-80 Monitoring - 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

All sub-recipients of Osceola County CDBG and HOME funds will receive federal and local regulations relating to their specific activity, as well as an explanation on how these regulations apply to the particular project. Specific performance agreements will be executed with each sub-recipient, giving measurable objectives for the eligible activity to be completed and to ensure that the Federal requirements are clearly stated and responsibilities are understood by the sub-recipient. Each project will receive an annual monitoring and periodic monitoring during the course of the program year. All funding will be on a cost reimbursement basis. Documentation submitted with reimbursement requests will be reviewed for compliance with applicable regulations and measurable objectives prior to issuing of funds. Initial training will be provided prior to project commencement. On-site monitoring of selected sub-recipients will be scheduled and completed annually by the Project Manager. A checklist will be completed and reviewed to ensure all aspects of the activity are carried out in accordance with applicable regulations. A follow-up letter will be sent to the sub-recipient stating the outcome of the monitoring visit. In addition, any sub-recipient determined to be in need of additional training on how to meet grantee and federal requirements will receive technical assistance, in the form deemed most appropriate to the circumstances, by the Project Manager. Additional technical assistance, if needed or requested, will be given at the time of the annual monitoring.

All HOME-funded projects that are still covered by the period of affordability will be inspected as required to ensure that the unit is still in standard condition and that the improvements completed are still in good condition. By this action, the County ensures that the housing units are maintained to the housing codes in effect when they were constructed or rehabilitated.

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

As funds from the Federal and State levels decline, it is important that a local government looks at the ways it can leverage other resources. Osceola County expects to receive approximately \$16 million in Federal and State funding through the Consolidated Plan period to address the priority needs and specific objectives as identified in the Strategic Plan. These funds are expected to leverage a significant amount of local, other State, and private funds.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,350,831	0	0	1,350,831	5,403,324	CDBG funds are leveraged with program funds from grant award recipients.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	657,395	0	0	657,395	2,629,580	HOME funds are leveraged with County Buy-In funding and a 25 percent match. The CHDO chosen for the HOME program will also be expected to contribute funding for the housing activities. SHIP funding can also be leveraged for HOME activities.
General Fund	public - local	Homeowner rehab	162,000	0	0	162,000	0	These County general fund monies are its buy-in to the program. The amount of buy-in for the next HOME allocation is dependent on the future allocation which is not known at this time.
Section 8	public - federal	TBRA	1,400,000	0	0	1,400,000	4,200,000	Average annual distribution for Section 8 Tenant-Based Rental Assistance.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Shelter Plus Care	public - state	Homebuyer assistance Homeowner rehab Housing Multifamily rental rehab	913,432	0	0	913,432	913,342	Shelter Plus Care 1 and 2 funding that will be used to assist homeless veterans and address the needs of at-risk homeless individuals and families.
Other	public - state	Homeowner rehab	1,000,000	0	0	1,000,000	4,000,000	The County will leverage SHIP funds to meet the local 25 percent match requirement for the HOME Program. SHIP funding will be used in conjunction with HOME funds on various projects.
Other	public - state	Other	38,299	0	0	38,299	38,299	Emergency Shelter Grant funds from the State to provide various services to homeless individuals and families.

Table 55 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Non-profits and service agencies can provide monetary or in-kind match for their activities and projects. Match includes volunteer hours, outside contributions, donated items, etc. The 25 percent match requirement for the HOME program comes mainly from the County’s General Fund, but SHIP funding will also be used in some HOME projects and therefore also be a part of that 25 percent match requirement.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

There are no publically-owned lands or property that may be used to address the needs identified in the plan.

Discussion

As stated above, the County will use its General Fund monies and SHIP funds to meet the local 25 percent match requirement for the HOME Program. The cooperation between the programs enhances both the HOME and SHIP program's effectiveness by affording more residents housing opportunities that would otherwise not be available to them.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Public Facilities and Infrastructure	2015	2019	Non-Housing Community Development				
2	General Public Services	2015	2019	Non-Housing Community Development				
3	Program Administration	2015	2019	Program Administration				
4	Owner-Occupied Rehabilitation	2015	2019	Affordable Housing				
5	Planning and Capacity Building	2015	2019	Planning and Capacity Building				

Table 56 – Goals Summary

Goal Descriptions

1	Goal Name	Public Facilities and Infrastructure
	Goal Description	<p>Goals to address Community Development (non-housing) needs</p> <p>Public Facilities and Infrastructure: Fund and support activities that provide or improve public facilities in low income areas. Public facilities include, but are not limited to senior centers, health clinics, centers for the disabled, parks, recreation facilities and community centers. Infrastructure activities include, but are not limited to water/sewer, street and flood/drainage improvements.</p> <p>Economic Development: Support the expansion of economic development programs such as job creation & retention, employment training, small business loans/grants, and entrepreneurship in the community.</p>
2	Goal Name	General Public Services
	Goal Description	<p>Goal to address Public Service needs</p> <p>Provide support for activities from government and non-profit agencies that provide services to low income residents. Services may include, but are not limited to health, childcare, housing and rental assistance.</p> <p>Provide rental assistance to low, very low, and very very low income renters by continuing to operate the Section 8 rental assistance voucher program.</p> <p>Provide rental assistance to low and very low income homeless clients that have the potential to become self-sustainable in an income qualified rental unit.</p> <p>Provide emergency rental assistance to low and very low income renters that have incurred a hardship, but now show the ability to be self-reliant.</p>
3	Goal Name	Program Administration
	Goal Description	<p>Goal to effectively manage program funding and to promote fair housing activities</p> <p>Facilitate fair housing workshops/seminars; sponsor regional Fair Housing Summit activities; and provide fair housing education and outreach activities.</p> <p>Conduct research, analysis, and assessments in areas of need as a preamble to selecting project activities</p>

4	Goal Name	Owner-Occupied Rehabilitation
	Goal Description	<p>Goals for providing decent and affordable housing</p> <p>Improve and preserve the housing stock by providing housing rehabilitation loans and grants to low and moderate income homeowners.</p> <p>Address the special housing needs of the disabled and senior citizens.</p> <p>Recommend education for homeowners so that they are better prepared to maintain a safe and sanitary dwelling.</p> <p>Coordinate with the Osceola County Affordable Housing Advisory Committee to continue identifying incentives for the development of affordable housing.</p>
5	Goal Name	Planning and Capacity Building
	Goal Description	<p>Goals for providing decent and affordable housing</p> <p>Coordinate with the Osceola County Affordable Housing Advisory Committee to continue identifying incentives for the development of affordable housing.</p> <p>Provide a housing assessment and market study</p> <p>Establish partnerships with private investors, community housing development organizations and other entities to increase affordable housing stock</p>

AP-35 Projects - 91.420, 91.220(d)

Introduction

#	Project Name
1	Program Administration
2	Osceola County Health Clinic Operations
3	2015-16 Rental Assistance (2 mo. emergency or 1st mo.)
4	2015-16 Rental Assistance (Deposit)
5	St. Cloud 10th Street and Kentucky Ave. Stormwater Improvement
6	Buenaventura Lakes Drainage Improvements
7	Boggy Creek Road Sidewalk Improvements
8	North Roma Way Sidewalk Improvements
9	Osceola Parkway Sidewalk Improvement: Orange Blossom Trail to Michigan Ave.
10	Koa Street Sidewalk Improvements
11	Poinciana Community Center

Table 57 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

AP-38 Project Summary
Project Summary Information

1	Project Name	Program Administration
	Target Area	Marydia Intercession City Campbell City Poinciana Tropical Park St. Cloud 435 Census Tract West 192 Buenaventura Lakes County-wide Activities
	Goals Supported	Program Administration
	Needs Addressed	Program Administration
	Funding	:
	Description	Program administration for the Community Development Block Grant (CDBG) and for the HOME Program will be used to oversee and manage the projects designated for funding. CDBG administration will also be used to promote fair housing practices and to overcome impediments outlined in the Analysis of Impediments. Fair Housing activities include but are not limited to outreach and education, activities with the Osceola School District students, and studies related to affordable housing and the housing market.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	Hundreds of families/households within Osceola County will receive an indirect benefit from the administration of public services that support Osceola County Health Clinics, LMI rental assistance, neighborhood public infrastructure projects, neighborhood public facility projects, county-wide owner-occupied housing rehabilitation projects, the reduction of slum and blight on a spot basis and various fair housing activities.
	Location Description	The administration of the grant serves county-wide locations with a concentration of projects within LMI designated census tracts.
Planned Activities	Planned activities include but are not limited to supporting Osceola County Health Clinics, county-wide LMI rental assistance, neighborhood public infrastructure projects, neighborhood public facility projects, county-wide owner-occupied housing rehabilitation projects, the reduction of slum and blight on a spot basis and various fair housing activities.	
2	Project Name	Osceola County Health Clinic Operations

	Target Area	Buenaventura Lakes
	Goals Supported	General Public Services
	Needs Addressed	Public Services
	Funding	:
	Description	Operational assistance will be provided to support the Osceola County Health Clinics in order to maintain hours of operation and satisfactory levels of service.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
3	Project Name	2015-16 Rental Assistance (2 mo. emergency or 1st mo.)
	Target Area	County-wide Activities
	Goals Supported	General Public Services
	Needs Addressed	Public Services
	Funding	:
	Description	Assistance to LMI households that are in jeopardy of becoming evicted due to a hardship that caused them to become behind on their rent; assistance to LMI households that are homeless and need assistance to get into a rental unit.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 25 low income or very low income families will be assisted.
	Location Description	This program is county-wide to include rentals within unincorporated Osceola County and the City of St. Cloud.
	Planned Activities	Provide rental assistance to help renters maintain their housing, or to assist homeless households to get into an affordable rental unit.
4	Project Name	2015-16 Rental Assistance (Deposit)
	Target Area	County-wide Activities

	Goals Supported	General Public Services
	Needs Addressed	Public Services
	Funding	:
	Description	Assist homeless households to get into an affordable rental unit.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	Approximately ten low or very low income households will be assisted.
	Location Description	This is a county-wide benefit that will include rental units located within unincorporated Osceola County and/or the city of St. Cloud.
	Planned Activities	Low and very low income homeless households will be assisted with rental deposit for an affordable rental unit.
5	Project Name	St. Cloud 10th Street and Kentucky Ave. Stormwater Improvement
	Target Area	St. Cloud 435 Census Tract
	Goals Supported	Public Facilities and Infrastructure
	Needs Addressed	Neighborhood Redevelopment
	Funding	:
	Description	Stormwater improvements to the intersection of 10th Street and Kentucky Avenue in St. Cloud will include upsizing the inlet at the SE corner of Kentucky and installing approximately 700' of pipe and five to seven inlets.
	Target Date	9/30/2017
	Estimate the number and type of families that will benefit from the proposed activities	Neighborhood benefit that takes place in census tract 435.
	Location Description	Intercession of 10th Street and Kentucky Avenue in St. Cloud.
	Planned Activities	
6	Project Name	Buenaventura Lakes Drainage Improvements
	Target Area	Buenaventura Lakes
	Goals Supported	Public Facilities and Infrastructure
	Needs Addressed	Neighborhood Redevelopment

	Funding	:
	Description	The correction of drainage issues at various locations within the Buenaventura Lakes area was identified at the March 12, 2015 Community Meeting as the number one priority. Osceola County Public Works department will evaluate the drainage problems and make the necessary repairs.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	Families living in the neighborhoods located within designated LMI Census Tracts 425, 426.01 and 427.02 may benefit from drainage improvements.
	Planned Activities	Assessment of various drainage issues will be conducted and repairs will be made to correct the situations.
7	Project Name	Boggy Creek Road Sidewalk Improvements
	Target Area	
	Goals Supported	Public Facilities and Infrastructure
	Needs Addressed	Neighborhood Redevelopment
	Funding	:
	Description	Sidewalk improvements will be made along Boggy Creek Road from Fells Cove to Majestic Oaks Drive.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	Sidewalk improvements will be made along Boggy Creek Road between Fells Cove and Majestic Oaks Drive. This project is located in designated LMI Census Tract 426.01.
Planned Activities	This sidewalk improvement project is ready for construction.	
8	Project Name	North Roma Way Sidewalk Improvements
	Target Area	Intercession City
	Goals Supported	Public Facilities and Infrastructure

	Needs Addressed	Neighborhood Redevelopment
	Funding	:
	Description	Sidewalk improvements are needed along North Roma Way from Ormskirt Blvd. to Oren Brown Road.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	The sidewalk improvement will extend along North Roma Way from Ormskirt Blvd to Oren Brown Road.
	Planned Activities	The funding will be used to for the Design portion of the sidewalk improvements along North Roma Way from Ormskirt Blvd to Oren Brown Road.
9	Project Name	Osceola Parkway Sidewalk Improvement: Orange Blossom Trail to Michigan Ave.
	Target Area	Marydia
	Goals Supported	Public Facilities and Infrastructure
	Needs Addressed	Neighborhood Redevelopment
	Funding	:
	Description	Sidewalk improvements along Osceola Parkway between Orange Blossom Trail and Michigan Avenue.
	Target Date	9/29/2017
	Estimate the number and type of families that will benefit from the proposed activities	Families living in the area of Census Tract 423 will benefit.
	Location Description	This sidewalk project is located in designated LMI Census Tract 423.
	Planned Activities	Improve sidewalk conditions to provide a continuous, safe walkway along the busy highway, Osceola Parkway between Orange Blossom trail and Michigan Avenue.
10	Project Name	Koa Street Sidewalk Improvements
	Target Area	Poinciana
	Goals Supported	Public Facilities and Infrastructure

	Needs Addressed	Neighborhood Redevelopment
	Funding	:
	Description	Improve sidewalk conditions on the portion of Koa Street between New Castle Road and Berkshire.
	Target Date	9/29/2017
	Estimate the number and type of families that will benefit from the proposed activities	Residents and children walking to school will benefit from these sidewalk improvements.
	Location Description	This sidewalk project is located in LMI Census Tract 411.
	Planned Activities	Improve sidewalk condition along Koa Street from New Castle Road to Berkshire.
11	Project Name	Poinciana Community Center
	Target Area	Poinciana
	Goals Supported	Public Facilities and Infrastructure
	Needs Addressed	Neighborhood Redevelopment Public Facilities
	Funding	:
	Description	Design costs for new Poinciana Community Center located on Vance Harmon Park. Construction of the Community Center portion of the master plan.
	Target Date	9/28/2018
	Estimate the number and type of families that will benefit from the proposed activities	3,200 LMI Poinciana households will benefit.
	Location Description	Vance Harmon Park is located within LMI Census Tract 411.
	Planned Activities	A master plan design will be developed to revamp the entire park. The Association of Poinciana has been contracted to fund the aquatic portion of this development. The County is funding the Community Center design and construction. The design of the Community Center portion of the master plan and the portions of the construction of the Community Center will be funded with CDBG dollars.

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Geographic Distribution

Target Area	Percentage of Funds
Marydia	14
Intercession City	4
Campbell City	
Poinciana	22
Tropical Park	
St. Cloud 435 Census Tract	13
West 192	
Buenaventura Lakes	14
County-wide Activities	33

Table 58 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion

Affordable Housing

AP-55 Affordable Housing - 91.420, 91.220(g)

Introduction

One Year Goals for the Number of Households to be Supported
Homeless
Non-Homeless
Special-Needs
Total

Table 59 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through
Rental Assistance
The Production of New Units
Rehab of Existing Units
Acquisition of Existing Units
Total

Table 60 - One Year Goals for Affordable Housing by Support Type

Discussion

AP-60 Public Housing - 91.420, 91.220(h)

Introduction

Actions planned during the next year to address the needs to public housing

Actions to encourage public housing residents to become more involved in management and participate in homeownership

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Discussion

AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)

Introduction

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Addressing the emergency shelter and transitional housing needs of homeless persons

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Discussion

AP-75 Barriers to affordable housing - 91.420, 91.220(j)

Introduction

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

Discussion

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

Actions planned to foster and maintain affordable housing

Actions planned to reduce lead-based paint hazards

Actions planned to reduce the number of poverty-level families

Actions planned to develop institutional structure

Actions planned to enhance coordination between public and private housing and social service agencies

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan
3. The amount of surplus funds from urban renewal settlements
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.
5. The amount of income from float-funded activities

Total Program Income

Other CDBG Requirements

1. The amount of urgent need activities

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:
2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:
3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:
4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

Discussion

Appendix - Alternate/Local Data Sources

Executive Summary

ES-05 Executive Summary - 91.200(c), 91.220(b)

1. Introduction

This FY 2015-2019 Consolidated Plan recognizes the City's eleventh year as a Community Development Block Grant (CDBG) entitlement community and HUD's CDBG program 40th anniversary. This Plan represents and summarizes the goals, objectives, outcomes and obstacles identified by citizens, public service providers, the City's Housing Advisory Board, City program staff and elected officials.

The overall goal of the community development programs contained within this Plan is to develop and improve viable urban communities by:

- Providing safe, decent, affordable housing and a suitable living environment and expanding economic opportunities principally for low- and moderate-income persons. This Plan envisions the creation and expansion of partnerships among all levels of government and the private sector, including for-profit and non-profit organizations.

Safe, decent, affordable housing must include assisting homeless persons in obtaining appropriate housing and assisting persons at risk of homelessness; retention of the City's affordable housing stock; and increasing the availability of permanent affordable housing for low- and moderate-income households.

- Providing a suitable living environment by improving the safety and livability of neighborhoods; increasing and improving access to quality public and private facilities and services; and preserving and restoring properties of special historic, architectural, or aesthetic value.

- Expanding economic opportunities that include the creation and retention of jobs; provision of public services concerned with empowering and permanently improving the financial stability of low- and moderate-income persons by providing education and training; and improving and expanding access to capital and credit for development activities that promote long-term economic and social viability of the community.

This Consolidated Plan will help the City of Kissimmee make decisions regarding the use of U.S. Department of Housing and Urban Development (HUD) funding for housing, social services, infrastructure improvements and other community development services.

2. Summary of the objectives and outcomes identified in the Plan

As part of the development of this Plan, the City held two public meetings to discuss the direction of the Plan and interviewed and surveyed local public service agencies. Based on the information gathered during this consultation process, as well as data collected for this Plan, three overall priorities were identified to guide the activities managed by the Consolidated Plan over the next five years:

Priority One: Improve availability and accessibility of affordable housing to persons of low- and moderate-income

Priority Two: Promote preservation/sustainability of the city's existing housing stock

Priority Three: Improve availability and accessibility of diverse employment opportunities with higher paying wages

3. Evaluation of past performance

The City has met with the Housing Advisory Board to evaluate past performance and activities and agencies funded by the City. Activities funded by the City have benefitted low- and moderate-income individuals, households and neighborhoods. A major multi-year, phased drainage project continues and is anticipated to be completed by December 2014.

In addition, a newly-funded public service agency very successfully addressed the burgeoning issue of homelessness within the area by providing full scholarships to individuals currently residing in local hotels and motels to complete certification training to become Certified Nursing Assistants. The program successfully graduated nineteen individuals who also received immediate job placement in their new field. Each of these households can now work in a growing industry with constant demand and are able to significantly and permanently improve their financial stability.

4. Summary of citizen participation process and consultation process

The City of Kissimmee requested completion of the community needs surveys from area public service agencies, conducted small-group and one-on-one meetings with other agencies and met regularly with an organization coalition of these agencies to garner an "in the field" perspective of the immediate, short term and long term needs exhibited within our community. The information gathered from these interactions and data collection efforts result in the selection of priorities and objectives outlined in this Plan.

5. Summary of public comments

An ad was placed in the Osceola News Gazette on July 13, 2014 announcing a 30-day comment period. Two public hearings were also held, one on January 22, 2014 and the second on August 5, 2014. No public comments were received.

6. Summary of comments or views not accepted and the reasons for not accepting them

The City of Kissimmee's 2015-2019 Consolidated Plan represents summaries of the objectives and outcomes identified by citizen, advisory committee, public service providers and city staff.

7. Summary

The Process

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	KISSIMMEE	
CDBG Administrator	KISSIMMEE	Development Services Department
HOPWA Administrator		
HOME Administrator		
HOPWA-C Administrator		

Table 61– Responsible Agencies

Narrative

Consolidated Plan Public Contact Information

Nancy Jewell, CDBG Coordinator, City of Kissimmee. 101 Church Street, Kissimmee, FL 34741. Phone: (407) 518-2156. Fax: (407) 518-2497. Email: njewell@kissimmee.org

Correction: City of Kissimmee is NOT lead agency for Osceola County HOME Consortium.

PR-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

The City of Kissimmee is an active partner with Community Vision (a local coalition-building organization) and its Capacity Commission. This group of funders and providers of services to low- and moderate-income households and citizens in need to bring about greater awareness of trending needs, and to coordinate the provision of services to those who require it.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The City of Kissimmee is an active partner with the local Continuum of Care Coalition, the Homeless Services Network, as they continue to routinely assess the community's homeless and chronically homeless populations. The City is also participating in the Central Florida Regional Commission on Homelessness (in coordination with Seminole County, Orange County, Osceola County, and all municipalities within this tri-county area) to coordinate efforts, pool resources and bring a larger number of additional stakeholders to the table to create impactful, lasting initiatives to address the Central Florida region's significant and growing homeless populations.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

N/A

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 62– Agencies, groups, organizations who participated

1	Agency/Group/Organization	Central Florida Regional Commission on Homelessness
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
2	Agency/Group/Organization	Community HOPE Center
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless

	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
3	Agency/Group/Organization	Osceola County Health Department
	Agency/Group/Organization Type	Services-Health Other government - State Other government - County
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
4	Agency/Group/Organization	COVENANT HOUSE OF CENTRAL FLORIDA, INC.
	Agency/Group/Organization Type	Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Needs - Unaccompanied youth

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
5	Agency/Group/Organization	School District of Osceola County
	Agency/Group/Organization Type	Services-Children Services-Education Other government - County
	What section of the Plan was addressed by Consultation?	K-12 Education
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
6	Agency/Group/Organization	Community Vision
	Agency/Group/Organization Type	Local Non-Profit Coalition Builder
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs Economic Development Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
7	Agency/Group/Organization	Second Harvest Food Bank of Central Florida
	Agency/Group/Organization Type	Services - Food Pantry
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
8	Agency/Group/Organization	Osceola County Human Services
	Agency/Group/Organization Type	Other government - County

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs HOPWA Strategy Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
9	Agency/Group/Organization	Helping Others Make the Effort
	Agency/Group/Organization Type	Services - Housing Services-Victims of Domestic Violence Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
10	Agency/Group/Organization	Heart of Florida United Way
	Agency/Group/Organization Type	Regional organization

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
11	Agency/Group/Organization	Homeless Services Network of Central Florida
	Agency/Group/Organization Type	Services-homeless CoC
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
12	Agency/Group/Organization	Habitat for Humanity, Osceola
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
13	Agency/Group/Organization	Healthy Start Coalition of Osceola County
	Agency/Group/Organization Type	Services-Children Services-Education

	What section of the Plan was addressed by Consultation?	Childcare, k-12 Education
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
14	Agency/Group/Organization	Help Now of Osceola, Inc.
	Agency/Group/Organization Type	Housing Services - Victims
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
15	Agency/Group/Organization	The Transition House, Inc.
	Agency/Group/Organization Type	Housing Services-Health
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	

Identify any Agency Types not consulted and provide rationale for not consulting

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care		

Table 63– Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))

The City of Kissimmee has established a cooperative partnership with the Osceola County Human Services Department and continues to work closely to compare community needs and collaborate on projects and activities that mutually benefit each entity.

Narrative

PR-15 Citizen Participation - 91.401, 91.105, 91.200(c)

**1. Summary of citizen participation process/Efforts made to broaden citizen participation
Summarize citizen participation process and how it impacted goal-setting**

The City held one public meeting on January 22, 2014 to collect input from the community regarding needs and priorities. A 30-day comment period was advertised in the Osceola News Gazette and a public hearing was held on August 5, 2014 to provide one additional opportunity for input prior to City Commission adoption of the 5-year Consolidated Plan and the 1-year Action Plan.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Non-targeted/broad community	No one attended	No comments received	N/A	
2	Public Hearing	Non-targeted/broad community	No responses were received	No comments were received	N/A	

Table 64– Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

Through analysis of results from community needs surveys submitted, and discussion with the city's Housing Advisory Board, and city staff, it is determined thta the city's existing public facilities are adequate and meeting the needs of its citizens.

Recent large public facility projects undertaken by the city within the past five years have resulted in all needed improvements to existing facilities and the addition of all new facilities identified as needed.

How were these needs determined?

Describe the jurisdiction's need for Public Improvements:

Analysis of submitted community needs surveys and discussions with the city's Housing Advisory Board and city staff have determined that although there are needed public improvements, all of these needed improvements require close coordination with County, State and Federal agencies before these needed upgrades and improvements can be completed.

By nature of the city's location, there are several main arterial roadways that serve as statewide thoroughfares. Owned by the County or the State but maintained by the City, the only method of addressing needed improvements requires formal requests for inclusion in the County and/or State Capital Improvement Plans.

How were these needs determined?

Describe the jurisdiction's need for Public Services:

With a majority population consisting of households with incomes below 80% of the Area Median Income and clear determination of the need for additional affordable housing, public services within the area should primarily be focused on the development of affordable rental housing and job training/vocational training programs to address the area's most pressing two issues: predominance of low-wage jobs and significant need for affordable housing.

How were these needs determined?

Based on the needs analysis above, describe the State's needs in Colonias

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The City of Kissimmee has recently experienced a marked shortage of affordable rental housing for low- and moderate-income households. This shortage is driven by a number of market factors including the dramatic number of foreclosures – 4,163 units, according to RealtyTrac – that have driven households who previously owned homes into the rental housing market and rising rents resulting from high occupancy rates.

Data collected through local, regional and state sources, the Shimberg Center for Affordable Housing at the University of Florida, Florida Housing Finance Corporation, The Florida Association of Realtors, RealtyTrac and the National Low Income Housing Coalition’s 2014 Out of Reach publication all provide market data relevant to Kissimmee, Osceola County and the State of Florida. Additionally, HUD also provides data for the Orlando-Kissimmee-Sanford Metropolitan Statistical Area.

The following analysis describes the significant characteristics of the Kissimmee housing market in terms of supply, demand, condition, and the cost of housing. The analysis also identifies the number of units currently assisted by local, state or federally-funded programs.

According to U.S. Census data, of the existing housing units within the City, 23% are indicated as having at least one major issue.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	135	73	1	0	-1
Arts, Entertainment, Accommodations	7,455	2,698	38	18	-20
Construction	707	862	4	6	2
Education and Health Care Services	2,451	4,154	13	28	15
Finance, Insurance, and Real Estate	1,360	942	7	6	-1
Information	363	167	2	1	-1
Manufacturing	668	208	3	1	-2
Other Services	595	495	3	3	0
Professional, Scientific, Management Services	1,118	717	6	5	-1
Public Administration	0	0	0	0	0
Retail Trade	3,147	3,773	16	26	10
Transportation and Warehousing	719	218	4	1	-3
Wholesale Trade	792	485	4	3	-1
Total	19,510	14,792	--	--	--

Table 65 - Business Activity

Data Source: 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	31,836
Civilian Employed Population 16 years and over	28,513
Unemployment Rate	10.44
Unemployment Rate for Ages 16-24	27.45
Unemployment Rate for Ages 25-65	7.25

Table 66 - Labor Force

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	3,505
Farming, fisheries and forestry occupations	1,188
Service	4,348
Sales and office	8,466
Construction, extraction, maintenance and repair	3,108
Production, transportation and material moving	1,668

Table 67 – Occupations by Sector

Data Source: 2007-2011 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	15,418	57%
30-59 Minutes	9,981	37%

Travel Time	Number	Percentage
60 or More Minutes	1,697	6%
Total	27,096	100%

Table 68 - Travel Time

Data Source: 2007-2011 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	3,261	274	1,452
High school graduate (includes equivalency)	7,726	804	2,459
Some college or Associate's degree	7,953	941	1,838
Bachelor's degree or higher	3,906	271	705

Table 69 - Educational Attainment by Employment Status

Data Source: 2007-2011 ACS

Educational Attainment by Age

	Age				
	18-24 yrs	25-34 yrs	35-44 yrs	45-65 yrs	65+ yrs
Less than 9th grade	198	551	510	952	1,402
9th to 12th grade, no diploma	1,526	922	722	1,330	974
High school graduate, GED, or alternative	2,597	3,132	3,353	4,504	1,940
Some college, no degree	1,951	2,149	2,173	2,940	802
Associate's degree	295	1,207	1,332	931	146
Bachelor's degree	234	1,204	1,059	1,597	359
Graduate or professional degree	0	222	292	508	138

Table 70 - Educational Attainment by Age

Data Source: 2007-2011 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	18,980
High school graduate (includes equivalency)	23,244
Some college or Associate's degree	26,031
Bachelor's degree	34,347
Graduate or professional degree	49,808

Table 71 – Median Earnings in the Past 12 Months

Data Source: 2007-2011 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

As a result of its proximity to many of the Central Florida theme parks, Kissimmee finds itself as the desired area for many of the service industry employment sectors to live. It comes as no surprise that Arts, Entertainment and Accommodations and Retail Sales are identified as the area's major employment sectors.

HUD has established a consortium of 25 Continuums of Care that are considered "destination/vacation" locations, because it has begun to recognize that both family and individual homelessness have unique characteristics in locations like Branson, Orlando, Las Vegas, and Newport Beach, that may require different strategies than "non-destination" locations.

Describe the workforce and infrastructure needs of the business community:

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

The recent and ongoing development of the Lake Nona Medical city is a landmark for the Central Florida area and is located within 20 miles of the City of Kissimmee. This cluster of healthcare and bioscience facilities will provide opportunity for thousands of jobs.

In addition, the City of Kissimmee is identified among the routes to be added to the newly created SunRail commuter rail service. Phase 1 of SunRail currently runs from the city of Sanford in Seminole County to south Orlando. Phase 2 includes four new commuter rail stations in Osceola County, including one station in the heart of the City of Kissimmee's downtown redevelopment area. It is anticipated that this new commuter rail station will increase demand for upscale housing and retail near the station that will stimulate hundreds of new job opportunities.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

Valencia College in Kissimmee has been instrumental in identifying new industry and job trends and has reacted quickly to adjust to market needs by providing appropriate and timely education courses related to these trends.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

Yes

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Kissimmee is part of the East Central Florida Regional Planning Council. Kissimmee's Economic Development Director, Belinda Kirkegard, as well as the City of Kissimmee Chamber of Commerce President are members of the CEDS Strategy Committee. The CEDS encourages communities to

consider affordable housing as it promotes regional economic development activities. The Center for Neighborhood Technology (CNT) has developed a tool for communities to use called the H+T index. This index combines housing and transportation costs to measure the true cost of housing based on its location. This index can then be used to decide where to help finance low- and moderate-income housing and decide whether to otherwise fund other projects/activities intended to assist low- and moderate-income citizens.

In addition, the City has a well-organized economic development program outside of federal funding that includes multiple incentives to attract new businesses in industries that generally have higher paid wages. The city has targeted six industries that if will offer incentives if the business establishes a location within Kissimmee and creates jobs.

The Targeted Industries include: Preparatory High School; Post-Secondary Educational Institutions; Aeronautical; Medical Specialties; Clean-Technologies or Alternative Energies; and Manufacturing.

In order to receive incentives, the potential businesses within these targeted industries must: create at least 10 new jobs and pay an average annual wage that is 115% higher than the local county average wage.

The City of Kissimmee also intends to explore the use of the HUD Section 108 loan program to assist in securing new businesses and jobs and has indicated that one of its three priorities for this 5-year Consolidated Plan planning period is increased economic development projects and activities that will provide greater diversity of employment opportunities.

Discussion

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

No.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

No.

What are the characteristics of the market in these areas/neighborhoods?

Are there any community assets in these areas/neighborhoods?

Are there other strategic opportunities in any of these areas?

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The general priorities and needs for allocating investment are economic development and affordable housing.

the rationale for establishing the allocation priorities given to each category of priority needs, particularly among extremely low income, very low income, low income and moderate income households is a housing market analysis, a poverty and income demographic analysis, and consultation with City departments, sub-recipients and other social service agencies.

Obstacles to meeting underserved needs include less federal and state funding sources.

Priorities and specific objectives the City of Kissimmee intends to initiate during the time period covered by this Plan include economic development activities and the development of affordable rental housing. The City will use its CDBG funding, funds from the State Housing Initiatives Partnership (SHIP) program, the HOME Investment Partnership program, and perhaps bank financing (utilizing HUD's Section 108 loan program) to accomplish its goals.

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

Table 72 - Geographic Priority Areas

1	Area Name:	City of Kissimmee
	Area Type:	City-wide
	Other Target Area Description:	City-wide
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	

General Allocation Priorities

Describe the basis for allocating investments geographically within the state

Of the ten Census Tracts contained within the boundaries of the City of Kissimmee, all but 2 Census Tracts are indicating as having at least 51% low- and moderate-income households.

As reflected in the US Census ACS 3-year estimate for 2012, 52% of the total population of the City of Kissimmee is at or below the Area Median Income.

The City of Kissimmee will prioritize its allocation of funding to the following activities:

Economic Development

Affordable Housing

Housing Preservation (Code Enforcement, Clearance & Demolition, Historic Preservation)

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table 73 – Priority Needs Summary

1	Priority Need Name	Affordable Housing
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	Geographic Areas Affected	City-wide
	Associated Goals	Affordable Housing Development

	Description	<p>The Consolidated Plan indicates the general priorities for allocating investment of available resources among different needs. Priority needs are those that will be addressed by the goals outlined in the Strategic Plan:</p> <p><u>Affordable Housing:</u></p> <ul style="list-style-type: none"> • Rental Assistance • Production of new units • Rehabilitation of existing units
	Basis for Relative Priority	
2	Priority Need Name	Homeless Prevention
	Priority Level	High
	Population	<p>Extremely Low Low Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence</p>
	Geographic Areas Affected	City-wide

	Associated Goals	Affordable Housing Development
	Description	The disparity between income earned and housing costs has resulted in a great number of individuals and families living in area hotels/motels. The City has determined that this is a high priority need that will be addressed using all available resources.
	Basis for Relative Priority	
3	Priority Need Name	Public Services
	Priority Level	High
	Population	Extremely Low Low Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	Geographic Areas Affected	City-wide

	Associated Goals	Affordable Housing Development Economic Development Public Services
	Description	Area agencies work diligently with very few financial resources to assist the city's homeless and low-income households. The city will provide available public service funding to these agencies to continue their work.
	Basis for Relative Priority	
4	Priority Need Name	Economic Development
	Priority Level	High
	Population	Extremely Low Low Large Families Families with Children Individuals Families with Children veterans
	Geographic Areas Affected	City-wide
	Associated Goals	Economic Development
	Description	Disparity between household income and housing and other living expenses results in a significantly high percentage of the city's population to be financially burdened and threatened with homelessness. Currently, much of the city's employment opportunity is in service-related fields that pay lower wages. The city will allocate resources intended to (1) attract new businesses with employment opportunities that pay higher wages, (2) provide job training/educational opportunities to citizens in an effort to permanently move them from low wage jobs to higher paying, permanent employment opportunities.
	Basis for Relative Priority	

Narrative (Optional)

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	513,694	0	0	513,694	2,500,000	
Section 108	public - federal	Economic Development	2,500,000	0	0	2,500,000	2,500,000	
Other	public - federal	Acquisition Admin and Planning Housing	262,958	0	0	262,958	1,300,000	
Other	public - state	Admin and Planning Housing	300,000	0	0	300,000	1,500,000	

Table 74 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

All available funds listed above will be leveraged to the fullest extent possible.

It is anticipated that the City's SHIP program will be used as the required match for HUD HOME Investment Partnerships Program funding.

If appropriate, describe publically owned land or property located within the state that may be used to address the needs identified in the plan

Upon review of publicly owned land or property, the City has determined that there are no parcels or structures that can be used to address the needs identified in this Plan.

Discussion

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
Community HOPE Center	Non-profit organizations	Homelessness Non-homeless special needs Rental public services	Other
Osceola Council on Aging	Non-profit organizations	Homelessness Non-homeless special needs Rental public services	Other
Community Vision	Non-profit organizations	public services	Other
Help Now of Osceola	Non-profit organizations	Homelessness public services	Other
Helping Others Make the Effort	Non-profit organizations	Homelessness Rental	Other

Table 75 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

Through the county's recently opened Community HOPE Center, there is a renewed cooperation and coordination occurring among most of the social service agencies operating within the county. By creating a "one-stop" location where individuals and families can come to inquire about available assistance, these people immediately enter the HMIS system and are assessed for need by only one representative who then works to coordinate all eligible assistance available through the network of partner agencies.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X		
Mortgage Assistance	X		
Rental Assistance	X	X	X

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Utilities Assistance	X		
Street Outreach Services			
Law Enforcement	X	X	X
Mobile Clinics	X		
Other Street Outreach Services	X	X	X
Supportive Services			
Alcohol & Drug Abuse	X	X	X
Child Care	X	X	
Education	X	X	X
Employment and Employment Training	X	X	X
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Transportation	X	X	
Other			

Table 76 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The opening of the Community HOPE Center has helped to coordinate services in a streamlined and efficient manner and eliminates the possibility of "double-dipping" by recipients of the assistance.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The overwhelming need within the entire county is the need to transform the culture of those who are homeless, precariously housed, and extremely low income from one of entitlement without personal participation to one where personal buy-in, commitment and action are expected in order to receive additional grants or assistance. These populations routinely exhibit poor financial habits and lack motivation to improve their personal wealth through vocational or educational training that would lead to improved, long-term financial strength and independence.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Economic Development	2015	2019	Non-Housing Community Development	City of Kissimmee	Public Services Economic Development	CDBG: \$200,000	Jobs created/retained: 100 Jobs Businesses assisted: 10 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Affordable Housing Development	2015	2019	Affordable Housing Homeless	City of Kissimmee	Affordable Housing Homeless Prevention Public Services	CDBG: \$80,000 HOME Investment Partnerships Program: \$350,000 State Housing Initiatives Partnership (SHIP) Program: \$900,000	Public service activities for Low/Moderate Income Housing Benefit: 100 Households Assisted Rental units constructed: 25 Household Housing Unit Homeowner Housing Rehabilitated: 20 Household Housing Unit Direct Financial Assistance to Homebuyers: 15 Households Assisted Tenant-based rental assistance / Rapid Rehousing: 30 Households Assisted Homelessness Prevention: 50 Persons Assisted
3	Housing Presevation	2015	2019	Affordable Housing	City of Kissimmee			

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Public Services	2015	2019	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	City of Kissimmee	Public Services	CDBG: \$394,735	Public service activities other than Low/Moderate Income Housing Benefit: 100 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 100 Households Assisted Homelessness Prevention: 50 Persons Assisted Jobs created/retained: 50 Jobs

Table 77 – Goals Summary

Goal Descriptions

1	Goal Name	Economic Development
	Goal Description	Economic Development
2	Goal Name	Affordable Housing Development
	Goal Description	Affordable Housing Development

3	Goal Name	Housing Presevation
	Goal Description	Housing Preservation and/or Elimination of Slum & Blight
4	Goal Name	Public Services
	Goal Description	The City of Kissimmee will continue to dedicate 15% of its annual allocation for awards to public service agencies providing assistance to the low and moderate income citizens of Kissimmee.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

The City of Kissimmee estimates that it will provide affordable housing to no less than 150 extremely low-, very low-, low-, and moderate-income families within the period covered within this Plan.

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

Although it is estimated that there are a number of housing units that may be affected by Lead-Based Paint hazards, the City will work with all of its subrecipients and funded agencies to ensure that these conditions are eliminated when rehabilitating affordable housing. All project contracts require that the developer comply with the Lead-Based Paint Poisoning Prevention Act.

How are the actions listed above integrated into housing policies and procedures?

These actions are aligned with the goals of this Consolidated Plan and are an integral part of the delivery of decent and safe housing for low- and moderate-income individuals and families.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

The City's goal is to fund programs and develop policies to reduce the number of people living in poverty. U.S. Census American Community Survey data indicates that approximately 25% of the City's population lives in poverty. Within this category, 16% are elderly. The City will partner with other city departments and subrecipients to reduce the number of poverty-level families.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

By providing (1) prevention strategies that allow households to avoid homelessness; (2) job training activities that permanently increase the earning potential of the household; and (3) economic incentives to businesses to relocate and/or expand to provide more high paying jobs, the City is actively working to reduce the number of people living in poverty.

SP-80 Monitoring - 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The City will conduct an on-going monitoring process in order to review the programmatic and financial aspects of activities.

The monitoring process is oriented towards resolving problems, offering technical assistance and promoting timely implementation of projects.

The City of Kissimmee will utilize a Risk Analysis Matrix to determine the risk associated with a Subrecipient or application submitted for funding. The City will utilize a ranking and rating criteria based on risk analysis as part of the process for selection of its Subrecipients.

Although no written agreement is required if a project/activity is awarded to a department within the City, CDBG staff will monitor the project/activity. This monitoring will include a review of all applicable requirements that the City implemented before funding the activity. These requirements will include (if applicable):

- a. Davis-Bacon compliance
- b. Environmental Review Record completion
- c. Compliance with federal procurement requirements
- d. Other cross-cutting measures, as identified by HUD

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	513,694	0	0	513,694	2,500,000	
Section 108	public - federal	Economic Development	2,500,000	0	0	2,500,000	2,500,000	
Other	public - federal	Acquisition Admin and Planning Housing	262,958	0	0	262,958	1,300,000	
Other	public - state	Admin and Planning Housing	300,000	0	0	300,000	1,500,000	

Table 78 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

All available funds listed above will be leveraged to the fullest extent possible.

It is anticipated that the City's SHIP program will be used as the required match for HUD HOME Investment Partnerships Program funding.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Upon review of publicly owned land or property, the City has determined that there are no parcels or structures that can be used to address the needs identified in this Plan.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Housing Presevation	2015	2019	Affordable Housing	City of Kissimmee	Affordable Housing	CDBG: \$175,000	Homeowner Housing Rehabilitated: 9 Household Housing Unit Housing Code Enforcement/Foreclosed Property Care: 750 Household Housing Unit
4	Public Services	2015	2019	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	City of Kissimmee	Public Services	CDBG: \$78,947	Public service activities other than Low/Moderate Income Housing Benefit: 45 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 25 Households Assisted
5	Economic Development	2015	2019	Non-Housing Community Development	City of Kissimmee	Economic Development	CDBG: \$167,107	Buildings Demolished: 12 Buildings
6	Affordable Housing Development	2015	2019	Affordable Housing Homeless	City of Kissimmee	Affordable Housing	HOME Investment Partnerships Program: \$249,810	Rental units constructed: 2 Household Housing Unit

Table 79 – Goals Summary

Goal Descriptions

1	Goal Name	Housing Presevation
	Goal Description	<p>The City of Kissimmee will address its Strategic Plan goal of Housing Preservation by providing funding for targeted Code Enforcement activities in an effort to preserve the city's existing housing stock and relevant commercial structures.</p> <p>The city also intends to acheive results for this Strategic Plan goal by providing funding for Historic Rehabilitation activities in this second year of a four-year plan. Each year of this plan targets a specific, historically significant neighborhood and offers low/moderate income homeowners with \$10,000 to be used to address needed renovations to their homes.</p>
4	Goal Name	Public Services
	Goal Description	The City of Kissimmee will allocate 15% of its annual allocation for funding to public service agencies providing assistance to low and moderate income persons.
5	Goal Name	Economic Development
	Goal Description	The City of Kissimmee will allocate funding for targeted Clearance and Demolition activities aimed at removing vacant, dilapidated homes and commercial structures in an effort to stimulate redevelopment.
6	Goal Name	Affordable Housing Development
	Goal Description	The City will utilize its HOME Investment Partnership program funding either independently or in partnership with Osceola County to develop affordable housing for low/moderate income households.

AP-35 Projects - 91.420, 91.220(d)

Introduction

The City of Kissimmee has carefully evaluated proposed activities for program year 2015/2016 and has selected the following activities for funding for this planning period:

#	Project Name
5	Community Hope Center - Rapid Re-Housing
7	Parks & Recreation - Summer of Dreams
8	Community Vision - Project OPEN
9	Planning and Administration
10	Historic Preservation
11	Clearance & Demolition
12	Code Enforcement

Table 80 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

AP-38 Project Summary

Project Summary Information

1	Project Name	Community Hope Center - Rapid Re-Housing
	Target Area	City of Kissimmee
	Goals Supported	Public Services
	Needs Addressed	Homeless Prevention Public Services
	Funding	CDBG: \$30,000
	Description	Direct rent assistance (not exceeding 3 months) to homeless and/or precariously housed individuals and families.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	It is anticipated that at least 50 households will directly benefit from this activity.
	Location Description	This activity will be carried out at the Community Hope Center located at 2198 Four Winds Blvd., Kissimmee, FL 34746
Planned Activities	Activities include financial assistance and services to prevent individuals and families from becoming homeless and help those who are experiencing homelessness to be quickly re-housed and stabilized.	
2	Project Name	Parks & Recreation - Summer of Dreams
	Target Area	City of Kissimmee
	Goals Supported	Public Services

	Needs Addressed	Public Services
	Funding	CDBG: \$20,000
	Description	The City of Kissimmee Parks and Recreation Department will provide full scholarships to 40 homeless children to attend the city's Summer recreation program.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	The City of Kissimmee anticipates that 40 homeless children (identified through the Osceola County School Board Families-in-Transition program) will benefit from this activity.
	Location Description	This activity will take place at the city's community center located at 717 N. Palm Avenue, Kissimmee, FL 34741.
	Planned Activities	A comprehensive 11-week Summer Camp Program which consists of recreational activities, enrichment opportunities, two meals per day, mentoring, and leadership opportunities.
3	Project Name	Community Vision - Project OPEN
	Target Area	City of Kissimmee
	Goals Supported	Public Services
	Needs Addressed	Homeless Prevention Public Services
	Funding	CDBG: \$28,947
	Description	Community Vision provides career path training for young men and women (with children) lacking financial resources and the support system necessary to work their way out of poverty through education.
	Target Date	9/30/2016

	Estimate the number and type of families that will benefit from the proposed activities	It is anticipated that 15 homeless, precariously housed, low- and moderate-income persons will benefit from this activity.
	Location Description	This activity will be undertaken at Technical Education Center Osceola (TECO) located at 501 Simpson Road, Kissimmee, FL 34744
	Planned Activities	This activity provides full scholarships for educational certification programs offered by TECO, transportation services, case management, child care services, interview preparation, and job placement.
4	Project Name	Planning and Administration
	Target Area	City of Kissimmee
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$105,263 HOME Investment Partnerships Program: \$13,148
	Description	Planning and administration of the CDBG and HOME programs.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	101 Church Street, Kissimmee, FL 34741
	Planned Activities	
5	Project Name	Historic Preservation
	Target Area	City of Kissimmee
	Goals Supported	Housing Presevation

	Needs Addressed	Affordable Housing
	Funding	CDBG: \$100,000
	Description	Rehabilitation of historically significant owner-occupied homes.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	It is anticipated that this activity will benefit at least 9 low- and moderate-income owner-occupant households.
	Location Description	101 Church Street, Kissimmee, FL 34741
	Planned Activities	Activities will include rehabilitation assistance in the amount of \$10,000 per applicant who owns a historically significant home.
6	Project Name	Clearance & Demolition
	Target Area	City of Kissimmee
	Goals Supported	Economic Development
	Needs Addressed	Economic Development
	Funding	CDBG: \$167,107
	Description	Clearance and demolition of dilapidated, vacant, unsafe residential and commercial structures.
	Target Date	9/30/2016
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Demolition of dilapidated, vacant, residential and commercial structures.
7	Project Name	Code Enforcement

Target Area	City of Kissimmee
Goals Supported	Housing Presevation
Needs Addressed	Affordable Housing
Funding	CDBG: \$75,000
Description	Code enforcement activities intended to assist in the preservation of existing housing stock and relevant commercial structures.
Target Date	9/30/2016
Estimate the number and type of families that will benefit from the proposed activities	
Location Description	
Planned Activities	Planned activities include identification of code violations on existing residential and commercial locations, assistance in remediating violations, and providing referral to appropriate resources necessary to correct code-related issues.

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

City-wide

Geographic Distribution

Target Area	Percentage of Funds
City of Kissimmee	80

Table 81 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

The City of Kissimmee works to provide incentives for job creation, training and assistance for existing industries, incubator programs for new businesses and tax abatements for eligible businesses.

These plans and incentives are designed to both attract new businesses to the city and to help existing businesses expand. The goals are to reduce unemployment and to increase the number of higher paying new jobs.

As an important component of this economic development effort, the University of Central Florida funds a Small Business Development Center (BDC) that teaches potential business people how to successfully start a new company. The University also provides state-funded customized training programs that train local residents (most of whom are unemployed or underemployed) to take specific new jobs at new or expanding programs.

In conjunction with the state's Welfare Transition Program and the workforce development program (Career Source Florida), Valencia State college offers classes on life skills and customized job training or the county's low income residents. These courses are designed to help under-skilled workers obtain jobs in the private sector.

Actions planned to foster and maintain affordable housing

The City continues to fund dedicated code enforcement activities. This effort provides a mechanism for identifying affordable housing units that may be lost if rehabilitation issues are not addressed.

For the second year, the city is also funding a historic rehabilitation program aimed at providing modest rehabilitation assistance to low- and moderate-income homeowners.

Actions planned to reduce lead-based paint hazards

The overall goal of the city is to reduce or eliminate lead-based paint hazards and prevent childhood lead poisoning. This will be accomplished through a coordinated effort of public and private sectors.

In every program where federal funds are expended on a housing unit, the City will incorporate the current procedures for hazard reduction or LBP abatement guidelines as defined in 24 CFR Part 35.

Actions planned to reduce the number of poverty-level families

This year marks the 3rd year that the city has funded a public service activity implemented by Community Vision. This program provides tuition assistance, intensive case management, transportation and child care services and job placement activities for homeless and precariously housed persons and families.

By providing this comprehensive economic development public service, the program has successfully and permanently moved households from poverty and provided additional opportunities for improved financial prosperity.

Actions planned to develop institutional structure

The City continues to work with its appointed Housing Advisory Board, the Affordable Housing Advisory Committee, community groups, and non-profit service providers to establish and implement the City's CDBG program.

Actions planned to enhance coordination between public and private housing and social service agencies

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	80.00%

Discussion

Appendix - Alternate/Local Data Sources