

Title: SHIP Annual Report

Report Status: Submitted

Levy County FY 2021/2022 Closeout

Form 1

SHIP Distribution Summary

Homeownership

Code	Strategy	Expended Amount	Units	Encumbered Amount	Units	Unencumbered Amount	Units
2	Purchase Assistance	\$120,000.00	4				
3	Owner Occupied Rehabilitation	\$257,913.00	11				

Homeownership Totals: \$377,913.00 15

Rentals

Code	Strategy	Expended Amount	Units	Encumbered Amount	Units	Unencumbered Amount	Units
Rental Totals:							

Subtotals: \$377,913.00 15

Additional Use of Funds

Use	Expended
Administrative	\$35,000.00
Homeownership Counseling	
Admin From Program Income	\$7,604.63
Admin From Disaster Funds	

Totals: \$420,517.63 15 \$0.00 \$0.00

Total Revenue (Actual and/or Anticipated) for Local SHIP Trust Fund

Source of Funds	Amount
State Annual Distribution	\$350,000.00
Program Income (Interest)	\$56.82
Program Income (Payments)	\$75,989.72
Recaptured Funds	\$0.00
Disaster Funds	
Other Funds	
Carryover funds from previous year	\$5,143.18
Total:	\$431,189.72

*** Carry Forward to Next Year: \$10,672.09**

NOTE: This carry forward amount will only be accurate when all revenue amounts and all expended, encumbered and unencumbered amounts have been added to Form 1

Form 2

Rental Unit Information

Description	Eff.	1 Bed	2 Bed	3 Bed	4 Bed
ELI	339	398	575	752	881
VLI	531	569	683	789	881
LOW	850	910	1,092	1,262	1,408
MOD	1,275	1,366	1,641	1,894	2,115
Up to 140%	1,487	1,594	1,914	2,210	2,467

Recap of Funding Sources for Units Produced ("Leveraging")

Source of Funds Produced through June 30th for Units	Amount of Funds Expended to Date	% of Total Value
SHIP Funds Expended	\$377,913.00	37.97%
Public Moneys Expended	\$0.00	.00%
Private Funds Expended	\$617,401.00	62.03%
Owner Contribution		.00%
Total Value of All Units	\$995,314.00	100.00%

SHIP Program Compliance Summary - Home Ownership/Construction/Rehab

Compliance Category	SHIP Funds	Trust Funds	% of Trust Fund	FL Statute Minimum %
Homeownership	\$377,913.00	\$355,143.18	106.41%	65%
Construction / Rehabilitation	\$287,913.00	\$355,143.18	81.07%	75%

Program Compliance - Income Set-Asides

Income Category	SHIP Funds	Total Available Funds % *
Extremely Low	\$52,600.00	12.20%
Very Low	\$103,250.00	23.95%
Low	\$126,408.00	29.32%
Moderate	\$95,655.00	22.18%
Over 120%-140%	\$0.00	.00%
Totals:	\$377,913.00	87.64%

Project Funding for Expended Funds Only

Income Category	Total Funds Mortgages, Loans & DPL's	Mortgages, Loans & DPL Unit #s	Total Funds SHIP Grants	SHIP Grant Unit #s	Total SHIP Funds Expended	Total # Units
Extremely Low	\$52,600.00	2		0	\$52,600.00	2
Very Low	\$103,250.00	4		0	\$103,250.00	4
Low	\$126,408.00	5		0	\$126,408.00	5
Moderate	\$95,655.00	4		0	\$95,655.00	4
Over 120%-140%		0		0	\$.00	0
Totals:	\$377,913.00	15	\$.00	0	\$377,913.00	15

Form 3

Number of Households/Units Produced

Strategy	List Unincorporated and Each Municipality						Total
		ELI	VLI	Low	Mod	Over 140%	
Purchase Assistance	Unincorporated		1	1	2		4
Owner Occupied Rehabilitation	Chiefland		1	1	1		3
Owner Occupied Rehabilitation	Unincorporated	1	2	3	1		7
Owner Occupied Rehabilitation	Williston	1					1
Totals:		2	4	5	4		15

Characteristics/Age (Head of Household)

Description	List Unincorporated and Each Municipality					Total
		0 - 25	26 - 40	41 - 61	62+	
Purchase Assistance	Unincorporated		3		1	4
Owner Occupied Rehabilitation	Chiefland			1	2	3
Owner Occupied Rehabilitation	Unincorporated		1	2	4	7
Owner Occupied Rehabilitation	Williston		1			1
Totals:			5	3	7	15

Family Size

Description	List Unincorporated and Each Municipality				Total
		1 Person	2- 4 People	5 + People	
Purchase Assistance	Unincorporated	1	2	1	4
Owner Occupied Rehabilitation	Chiefland	1	2		3
Owner Occupied Rehabilitation	Unincorporated	5	2		7

Owner Occupied Rehabilitation	Williston			1	1
Totals:		7	6	2	15

Race (Head of Household)

Description	List Unincorporated and Each Municipality	White	Black	Hispanic	Asian	Amer-Indian	Other	Total
Purchase Assistance	Unincorporated	1	2	1				4
Owner Occupied Rehabilitation	Chiefland	1		2				3
Owner Occupied Rehabilitation	Unincorporated	6	1					7
Owner Occupied Rehabilitation	Williston	1						1
Totals:		9	3	3				15

Demographics (Any Member of Household)

Description	List Unincorporated and Each Municipality	Farm Worker	Home-less	Elderly	Total
Purchase Assistance	Unincorporated			1	1
Owner Occupied Rehabilitation	Chiefland			2	2
Owner Occupied Rehabilitation	Unincorporated			3	3
Owner Occupied Rehabilitation	Williston				0
Totals:				6	6

Special Target Groups for Funds Expended (i.e. teachers, nurses, law enforcement, fire fighters, etc.) Set Aside

Description	Special Target Group	Expended Funds	Total # of Expended Units
Purchase Assistance	Nurse/Healthcare	30,000.00	1
Owner Occupied Rehabilitation	Military Veteran	28,823.00	1
Owner Occupied Rehabilitation	Service Industry	85,240.00	3

Form 4

Status of Incentive Strategies

Incentive	Description (If Other)	Category	Status	Year Adopted (or N/A)
Expedited permitting		Required	Implemented, in LHAP	2008
Ongoing review process		Required	Implemented, in LHAP	2008

Allowance of accessory dwelling units		AHAC Review	Adopted	2022
Allowance of flexible lot sizes		AHAC Review	Adopted	2001

Support Services

Levy County has partnered with various organization which provide services to SHIP applicants. The organizations include but are not limited to, the Central Florida Community Action Agency (CFCAA), ReBuilding Together, real estate agencies, contractors, bankers, housing agencies and title companies. These partnerships aid in maintaining a low administrative cost as well as improved working relationship. The Neighborhood Housing and Development Corporation (NHDC) has also partnered with the Levy County SHIP Program to assist with housing counselling. They provide referrals to individuals and community organizations pursuant to client applications and home buyers education.

Other Accomplishments

N/A

Availability for Public Inspection and Comments

The annual report will be made available for public review and comments at the Levy County SHIP office located at 355 Garner Street, Bronson Florida 32621 for a period of one week after it has been approved by FHFC. A notice will be placed in the local newspaper indicating its availability for the period October 21-25, 2024. The Levy County SHIP office will provide responses to the queries etc. and submit the same to FHFC.

Life-to-Date Homeownership Default and Foreclosure

Total SHIP Purchase Assistance Loans: **510**

Mortgage Foreclosures

A. Very low income households in foreclosure: **1**

B. Low income households in foreclosure: **4**

C. Moderate households in foreclosure: **3**

Foreclosed Loans Life-to-date: **8**

SHIP Program Foreclosure Percentage Rate Life to Date: **1.57**

Mortgage Defaults

A. Very low income households in default: **1**

B. Low income households in default: **4**

C. Moderate households in default: **3**

Defaulted Loans Life-to-date: **8**

SHIP Program Default Percentage Rate Life to Date: **1.57**

Strategies and Production Costs

Strategy	Average Cost
Owner Occupied Rehabilitation	\$23,446.64

Purchase Assistance	\$30,000.00
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Expended Funds

Total Unit Count: 15

Total Expended Amount: \$377,913.00

Strategy	Full Name	Address	City	Zip Code	Expended Funds	FY if Unit Already Counted
Purchase Assistance	Zuria Thomas	8550 NE 67th Lane	Bronson	32621	\$30,000.00	
Purchase Assistance	Brittany Cushion	2750 NE 165th Terrace	Williston	32696	\$30,000.00	
Purchase Assistance	Roberto Beltran Montes	2230 SE State Road 121	Morrison	32668	\$30,000.00	
Purchase Assistance	Shirley Reagan	7850 NW 167th Place	Trenton	32693	\$30,000.00	
Owner Occupied Rehabilitation	Gladys Shields	1617 NW 5th Street	Chiefland	32626	\$28,823.00	
Owner Occupied Rehabilitation	Linda Gore	1051 NW 130th Street	Chiefland	32629	\$22,600.00	
Owner Occupied Rehabilitation	Marsha Lynn Coviello	16950 NE 40th Street	Williston	32696	\$10,255.00	
Owner Occupied Rehabilitation	Rebecca Juarez	1520 NE 156th Terrace	Williston	32696	\$10,035.00	
Owner Occupied Rehabilitation	Patricia Howard	1441 NE 157th Terrace	Williston	32696	\$27,550.00	
Owner Occupied Rehabilitation	Dennis Connolly	3470 NW 160th Street	Chiefland	32626	\$30,000.00	
Owner Occupied Rehabilitation	Jetty Blake	320 NE 7th Avenue	Chiefland	32626	\$30,000.00	
Owner Occupied Rehabilitation	Laura Taylor	7290 SW 122nd Terrace	Cedar Key	32625	\$13,410.00	
Owner Occupied Rehabilitation	Roberto Santiago	119 SW 16th Avenue	Chiefland	32626	\$25,400.00	
Owner Occupied Rehabilitation	Lendy King	10330 NE 85th Street	Bronson	32621	\$29,840.00	
Owner Occupied Rehabilitation	Johnna Hogan	3940 NE 217 Court	Williston	32696	\$30,000.00	

Administration by Entity

Name	Business Type	Strategy Covered	Responsibility	Amount
Levy County BOCC	Local Government		100%	\$42,604.63

Program Income

Program Income Funds	
Loan Repayment:	\$75,989.72
Refinance:	
Foreclosure:	

Sale of Property:	
Interest Earned:	\$56.82
Total:	\$76,046.54

Number of Affordable Housing Applications

Number of Affordable Housing Applications	
Submitted	24
Approved	19
Denied	1

Explanation of Recaptured funds

Description	Amount
Total:	\$.00

Rental Developments

Development Name	Owner	Address	City	Zip Code	SHIP Amount	SHIP Units	Compliance Monitored By

Single Family Area Purchase Price

The average area purchase price of single family units:

Or

Not Applicable

Special Needs Breakdown

SHIP Expended and Encumbered for Special Needs Applicants

Code(s)	Strategies	Expended Amount	Units	Encumbered Amount	Units
3	Owner Occupied Rehabilitation	\$85,240.00	3		

Special Needs Category Breakdown by Strategy

Strategies	Special Needs Category	Expended Amount	Units	Encumbered Amount	Units
(3) Owner Occupied Rehabilitation	Receiving Social Security Disability Insurance	\$55,400.00	2		
(3) Owner Occupied Rehabilitation	Receiving Supplemental Security Income	\$29,840.00	1		

Provide a description of efforts to reduce homelessness:

The County has partnered with various organization which provide services to SHIP applicants. The organizations include but are not limited to, the Central Florida Community Action Agency (CFCAA), ReBuilding Together, real estate agencies, contractors, bankers, housing agencies and title companies. These partnerships aid in maintaining a low administrative cost as well as improved working relationship.

The Neighborhood Housing and Development Corporation (NHDC) has also partnered with the Levy County SHIP Program to assist with housing counselling. They provide referrals to individuals and community organizations pursuant to client applications and home buyers education.

Interim Year Data

Interim Year Data

Interim Year 1		
State Annual Distribution	\$422,117.00	
Program Income	\$55,112.17	
Program Funds Expended	\$291,547.00	
Program Funds Encumbered	\$150,000.00	
Total Administration Funds Expended	\$23,861.45	
Total Administration Funds Encumbered		
Homeownership Counseling		
Disaster Funds		
65% Homeownership Requirement	\$441,547.00	104.60%
75% Construction / Rehabilitation	\$411,547.00	97.50%
30% Very & Extremely Low Income Requirement	\$127,380.00	26.69%
30% Low Income Requirement	\$134,167.00	28.11%
20% Special Needs Requirement	\$43,875.00	10.39%
Carry Forward to Next Year		

LG Submitted Comments: