



## /// 2021/2022 ANNUAL ACTION PLAN

CITY OF CLEARWATER, FLORIDA  
JULY 2021



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# EXECUTIVE SUMMARY

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## AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

### INTRODUCTION

The City of Clearwater, Florida, has completed the planning process for the 2021/2022 Annual Action Plan as required by the U.S. Department of Housing and Urban Development (HUD). The purpose of the Annual Action Plan is to identify anticipated resources and proposed projects to address the goals, objectives, and strategies of the City's Consolidated Plan spanning program years 2020/2021-2024/2025. The Consolidated Plan guides the use of City resources to address housing and community development needs over a five-year period. The 2021/2022 Annual Action Plan covers the second year of the five-year period.

The Annual Action Plan is developed in a manner specified by HUD, and the City has followed the prescribed format in completing the plan. During the planning process, the City published a Notice of Funding Availability (NOFA) and conducted a subrecipient grant application workshop (i.e., technical assistance meeting) that specifically consulted housing and public service providers. The City also convened meetings of the Neighborhood and Affordable Housing Advisory Board (NAHAB) and Technical Review Committee to consider federal allocations and project applications and held public hearings with the NAHAB and City Council to approve the Annual Action Plan. The purpose of this process was to facilitate the submittal of applications for projects that will address the goals, objectives, and strategies during the second year of the Consolidated Plan's five-year period.

There are four (4) major areas of focus in the Consolidated Plan: Housing, Homelessness, Non-Housing Community Development and Non-Homeless Special Needs. The Annual Action Plan process requires the City to identify anticipated resources and proposed projects to address the priority needs for each area of focus. The planning process was critical in selecting projects to effectively address these priority needs.

### SUMMARIZE THE OBJECTIVES AND OUTCOMES IDENTIFIED IN THE PLAN

*This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis, or the strategic plan.*

The City of Clearwater Consolidated Plan is structured around seven (7) goals in administering the City's housing and community development programs. Each goal is accompanied by corresponding objectives toward meeting that goal. These goals and objectives are as follows:

#### **GOAL: PROGRAM ADMINISTRATION**

#### **ADMINISTER THE CITY OF CLEARWATER'S FEDERALLY FUNDED GRANT PROGRAMS TO IMPLEMENT THE GOALS OF THE FIVE-YEAR CONSOLIDATED PLAN.**

**GOAL: HOUSING**

**PROVIDE AVAILABILITY OF, AND ACCESSIBILITY TO, DECENT AFFORDABLE HOUSING FOR THE RESIDENTS OF THE CITY OF CLEARWATER.**

Objective 1: Preserve the existing housing stock.

Objective 2: Increase the availability of affordable housing units.

Objective 3: Assist qualified low- and moderate-income households to become homeowners through supporting agencies that provide housing counseling.

Objective 4: Provide mortgage assistance for low- and moderate-income homebuyers.

Objective 5: Provide rental and utility assistance for low- and moderate-income persons.

**GOAL: HOMELESSNESS**

**HELP TO PREVENT AND REDUCE HOMELESSNESS WITHIN THE CITY OF CLEARWATER.**

Objective 1: Support programs that offer shelter facilities and beds for the homeless.

Objective 2: Assist agencies that engage in homeless prevention and service programs.

**GOAL: NON-HOMELESS SPECIAL NEEDS**

**EXPAND THE ACCESSIBILITY AND COORDINATION OF SOCIAL SERVICES TO CITY OF CLEARWATER SPECIAL NEEDS POPULATIONS.**

Objective 1: Support construction, expansion, and improvement of facilities that assist the elderly, frail elderly, disabled, veterans, and other populations with special needs.

Objective 2: Support programs to assist the elderly, frail elderly, disabled, veterans, and other populations with special needs.

**GOAL: COMMUNITY DEVELOPMENT & PUBLIC SERVICES**

**ENHANCE THE LIVING ENVIRONMENT FOR PERSONS IN LOW- AND MODERATE-INCOME AREAS THROUGH COMMUNITY DEVELOPMENT ACTIVITIES, PUBLIC SERVICE PROGRAMS, AND ELIMINATION OF BLIGHT.**

Objective 1: Support the construction, expansion, and improvement of public facilities in low- and moderate-income areas.

Objective 2: Encourage and support programs that promote neighborhood safety and security, youth accountability and mentoring, and community outreach to underserved populations in low- and moderate-income areas.

Objective 3: Support agencies that offer meal and/or food bank services for persons and families of low- and moderate-income.

Objective 4: Support the construction, expansion, and improvement of public parks, infrastructure, and utilities in low- and moderate-income areas.

Objective 5: Eliminate blighted conditions through code enforcement and demolition in low- and moderate-income areas.

### **GOAL: ECONOMIC DEVELOPMENT**

#### **SUPPORT PROGRAMS THAT CREATE ECONOMIC OPPORTUNITIES IN THE CITY OF CLEARWATER, PARTICULARLY FOR PERSONS OF LOW- AND MODERATE-INCOME AND IN NEIGHBORHOOD REVITALIZATION STRATEGY AREAS.**

Objective 1: Support building façade programs in Neighborhood Revitalization Strategy Areas and low- and moderate-income areas.

Objective 2: Support non-profit organizations in developing facilities that support the local economy.

Objective 3: Support programs that create economic opportunity for low- to moderate-income persons, such as job training and entrepreneurship, small-business start-ups and incubators, and other economic development activities.

### **GOAL: EMERGENCY/DISASTER RESPONSE**

#### **PROVIDE ASSISTANCE PRIOR TO, DURING AND AFTER A COMMUNITY EMERGENCY AND/OR DISASTER EVENT TO PREPARE FOR AND/OR MITIGATE LOSS, PROTECT DURING AN EVENT, AND AID WITH RECOVERY.**

Objective 1: Provide assistance for activities that meet a particular urgent need or to prepare for, respond to, and recover from an event triggering a local, state, or national emergency declaration.

### **EVALUATION OF PAST PERFORMANCE**

*This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.*

The Economic Development and Housing Department oversees implementation of the CDBG and HOME programs. The previous Annual Action Plan covered the first year of the City's Consolidated Plan. The previous year has shown significant progress in the City's efforts to implement HUD entitlement

programs. The City is compliant with HUD regulations and continues to deliver housing and community development services in an efficient manner. Over the previous year, the City received an annual allocation of \$837,233 (with HUD Corrected Notice) in Community Development Block Grant (CDBG) funds and \$431,344 (with HUD Corrected Notice) in HOME Investment Partnerships (HOME). With those funds, approximately 11,000 people, 6,000 households, and 56 businesses are estimated to be assisted during program year 2020/2021.

With these funds, the Economic Development and Housing Department offered an array of housing programs and services providing the foundation needed to aid in promoting homeownership and/or sustainable neighborhoods:

- Homeowner rehabilitation, including emergency repairs and accessibility retrofitting for persons with disabilities
- Down payment and closing cost assistance for homebuyers
- Acquisition/new construction for affordable housing
- Fair housing activities
- Funding to grant subrecipients for public services, including activities that serve the homeless, persons with special needs, or persons of low and moderate income
- Funding for public facilities and infrastructure projects benefitting low- and moderate-income neighborhoods
- Economic development activities

The City has been successful in implementing these programs in the past and anticipates the continuation of such programs in the future. Over the next year, the City will use CDBG and HOME funds to meet the goals and objectives identified in the Consolidated Plan.

## **SUMMARY OF CITIZEN PARTICIPATION PROCESS AND CONSULTATION PROCESS**

*Summary from citizen participation section of plan.*

Comments and concerns raised during the citizen participation process were taken into consideration when developing the Annual Action Plan's anticipated resources and proposed projects. The Annual Action Plan is a collaborative process that involves a Notice of Funding Availability (NOFA), subrecipient applications, City staff and advisory board consideration of federal allocations and proposed projects, and identification of strategies for improved coordination and delivery. As part of this process, the City sought to identify projects and strategies to address the priority needs of the Consolidated Plan's Strategic Plan. Such priority needs were identified during the Consolidated Plan process based on past program performance, available housing and demographic data, public input, housing and service provider consultation, and community meetings and surveys. In addition, the City provided opportunity for citizen participation and comment, including public notices, a 30-day comment period, and solicited input and direction from City Departments, the NAHAB, and the City Council to establish action items for the second year.

## **SUMMARY OF PUBLIC COMMENTS**

*This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.*

Although there are many issues that are important to City of Clearwater residents, the following priority needs were identified in the Consolidated Plan and guided the 2021/2022 Annual Action Plan and projects selected:

- Affordable housing, housing rehabilitation, and alternative housing options
- Rental, down payment, and utilities assistance
- Housing, facilities, and services for the homeless
- Facilities and services for persons with special needs, including behavioral/mental health counseling and/or substance abuse treatment
- Services for populations that fall into “service gaps” such as youth aging out of foster care and the transportation disadvantaged
- Public facility improvements (e.g., parks, libraries, and community cultural/resource centers)
- Public infrastructure improvements (e.g., utilities, public safety, and transportation)
- Blight elimination/code enforcement
- Economic development (e.g., support for neighborhood-level commercial, incentives and financial assistance for small businesses and start-ups, façade improvements)

## **SUMMARY OF COMMENTS OR VIEWS NOT ACCEPTED AND THE REASONS FOR NOT ACCEPTING THEM**

All comments received by the City of Clearwater were considered and are, generally or specifically, addressed by the Annual Action Plan. Documentation of all comments received is included as an attachment (PDF format) to the Consolidated Plan submittal.

## **SUMMARY**

The goals, objectives, and strategies of the 2020/2021-2024/2025 Consolidated Plan were identified through an extensive citizen participation process that involved neighborhood residents, local housing and service providers, and regional partners. The Consolidated Plan guides the City’s use of CDBG resources through seven (7) goals. These goals are summarized as Program Administration, Housing, Homelessness, Non-Homeless Special Needs, Community Development and Public Services, Economic Development, and Emergency/Disaster Response. The 2021/2022 Annual Action Plan identifies anticipated resources and proposed projects to address those goals. Over the second year of the Consolidated Plan, the City will continue to deliver housing and community development activities that support housing rehabilitation and assistance, public facility and infrastructure improvements, economic development initiatives, and partnerships with an array of housing and public service providers.



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

### AGENCY/ENTITY RESPONSIBLE FOR PREPARING/ADMINISTERING THE CONSOLIDATED PLAN

Describe the agency/entity 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	City of Clearwater, FL	Economic Development and Housing Department/Housing Division

**Table 1 – Responsible Agencies**

### NARRATIVE (OPTIONAL)

The City of Clearwater, Florida, is the lead agency responsible for overseeing the development of the Annual Action Plan. The Economic Development and Housing Department is the internal department that is responsible for the day-to-day administration of CDBG and HOME funding (see **Table 1**). However, the Economic Development and Housing Department worked closely with both the City Council and the Neighborhood and Affordable Housing Advisory Board (NAHAB) in addition to residents and sub-recipients to develop a meaningful document.

The development of the Annual Action Plan was based on the previous Annual Action Plan, associated Consolidated Plan, and other relevant studies, plans and reports. Some of the primary documents included the City’s Neighborhood Revitalization Strategy Area documents, Local Housing Incentives Strategy and Local Housing Assistance Plan, and Economic Development Strategic Plan, and the Pinellas County Homeless Leadership Alliance’s reporting documents, among others.

To maximize citizen participation, City staff published a Notice of Funding Availability (NOFA), held a grant application workshop (i.e., technical assistance meeting), convened the NAHAB and Technical Review Committee to consider anticipated resources and proposed projects, held a 30-day public comment period, and held a public hearing with the City Council to approve the Annual Action Plan. As part of these efforts, low- and moderate-income residents, as well as service providers, were encouraged to provide input on the Annual Action Plan, anticipated resources, and proposed projects.

### CONSOLIDATED PLAN PUBLIC CONTACT INFORMATION

Inquiries, comments, or complaints concerning the Plan, any amendments, or performance reports, can be conveyed by contacting City staff at:

*City of Clearwater Economic Development and Housing Department  
600 Cleveland St, Suite 600 (6th Floor)  
Clearwater, FL 33755  
Telephone: (727) 562-4030*

*Fax: (727) 562-4037*

*Charles.Lane@MyClearwater.com*

*Business hours: 8:00 a.m. to 5:00 p.m., Monday through Friday*

Written complaints may also be made to the Jacksonville Field Office of the U.S. Department of Housing and Urban Development (HUD) at the following address:

*U.S. Department of Housing and Urban Development*

*Community Planning and Development Division*

*400 West Bay St., Ste. 1015*

*Jacksonville, FL 32202*

*Phone: (904) 232-2627*

*Fax: (904) 232-3759*

*Business hours: 8:00 a.m. to 4:30 p.m., Monday through Friday*

## AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

### INTRODUCTION

Partnering with other local, public, and private entities is vital to addressing the identified priority needs related to affordable housing, homelessness, special needs, and community development. Clearwater's Citizen Participation Plan incorporates the goals, policies, and implementation strategies that the City will undertake to encourage and ensure adequate citizen participation in the development of the Consolidated Plan, the Annual Action Plan, any substantial amendments to the Plans, and the Consolidated Annual Performance and Evaluation Report (CAPER).

Citizen participation provides a means of involving the citizens of Clearwater in an advisory capacity in all phases of HUD programs. Citizen participation in such efforts is essential if the activities to be undertaken are to be truly successful and responsive to the needs and concerns of the community. The Citizen Participation Plan provides for and encourages residents to explain their needs and voice their concerns. Emphasis is placed on persons of low- and moderate-income who are residents of low- and moderate-income areas in which funds are proposed to be used. However, at the same time, residents are reminded that their input is advisory and that final authority for decision-making rests with the City Council, who is responsible to both the citizens of Clearwater and the Federal government.

To promote citizen participation, the City published a notice of funding availability (NOFA), held a subrecipient grant application workshop (i.e., Technical Assistance Meeting), convened the Neighborhood and Affordable Housing Advisory Board (NAHAB) and Technical Review Committee to consider anticipated resources and proposed projects, published the draft Annual Action Plan for a 30-day public comment period, and held public hearings with the NAHAB and City Council to approve the Annual Action Plan.

The NOFA, subrecipient grant application workshop, and 30-day public comment period provided opportunities for citizens and interested parties to become knowledgeable about Clearwater's housing and community development programs and eligibility requirements. Participants were asked to provide input on how funds should be allocated to programs and projects related to affordable housing, homelessness, special needs, and community development.

### **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))**

Institutional coordination of the Annual Action Plan establishes a unified vision for community development. The City uses a collaborative process to shape various programs into effective, coordinated strategies. This process also facilitates the opportunity for planning and citizen participation to take place in a comprehensive context, attempting to reduce duplication of effort at the local level.

The City will implement this Annual Action Plan in coordination with public, private, and nonprofit agencies. Nonprofit agencies may include, but are not limited to, service providers and community housing development organizations. Private sector partners may include, but are not limited to, local financial institutions, developers, and local businesses. The City works closely with its partners to design programs that address identified needs.

**Table 2** outlines the types of agencies and organizations consulted throughout the program year and during the development of the Annual Action Plan. Organizations consulted included various service providers, Community Housing Development Organizations (CHDOs), Clearwater Housing Authority, Pinellas County Homeless Leadership Alliance, City Departments, NAHAB, and the City Council, among others.

**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 coordinated with the Pinellas County Homeless Leadership Alliance during development of the Consolidated Plan and through its most recent PIT and Homeless Assessment reports and with residents through community meetings. This consultation was pivotal in preparing the Needs Assessment and Strategic Plan components of the Consolidated Plan, which collectively inform the selection of projects for the 2021/2022 Annual Action Plan. The Clearwater Housing Authority was also consulted during the development of the Consolidated Plan through its most recent Public Housing Authority Plan and other HUD reports, which also inform the selection of projects for inclusion in the 2021/2022 Annual Action Plan.

**DESCRIBE CONSULTATION WITH THE CONTINUUM(S) OF CARE THAT SERVES THE JURISDICTION'S AREA IN DETERMINING HOW TO ALLOCATE ESG FUNDS, DEVELOP PERFORMANCE STANDARDS FOR AND EVALUATE OUTCOMES OF PROJECTS AND ACTIVITIES ASSISTED BY ESG FUNDS, AND DEVELOP FUNDING, POLICIES AND PROCEDURES FOR THE OPERATION AND ADMINISTRATION OF HMIS**

The City of Clearwater does not receive or administer an Emergency Shelter Grant (ESG). During the development of the Consolidated Plan, consultation with the Continuum of Care (CoC) included research of the Pinellas County Homeless Leadership Alliance (HLA) annual reports and plans, community meetings, public hearings, and notices. The Consolidated Plan establishes goals, objectives, and strategies to address homelessness, which inform the selection of projects for inclusion in the Annual Action Plan.

The HLA, as the lead agency for the area's CoC, utilizes the following system performance measures and procedural documents: HUD System Performance Measures, HUD CoC Project Priority Application Ranking System, NAEH Rapid Rehousing Performance Benchmarks and Program Standards, Annual Homeless Assessment Report (AHAR) and Homeless Management Information System (HMIS) data,

Annual Point-in-Time (PIT) Count Report, Housing Inventory Count, and other documents including the Federal Strategic Plan to Prevent and End Homelessness.

The HLA is comprised of 24 members, two executive officers, and 17 staff persons. The Board consists of two councils, the Providers Council and Funders Council, that work together to identify concerns and make policies and recommendations on homeless issues. The mission of the HLA is to coordinate all community partners, systems, and resources available with the goal of helping individuals and families to prevent, divert, and end homelessness in Pinellas County.

**DESCRIBE AGENCIES, GROUPS, ORGANIZATIONS, AND OTHERS WHO PARTICIPATED IN THE PROCESS AND DESCRIBE THE JURISDICTION’S CONSULTATIONS WITH HOUSING, SOCIAL SERVICE AGENCIES AND OTHER ENTITIES**

Agency / Group / Organization	Type	What section of the Plan was addressed by Consultation?	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?
Bright Community Trust	Housing	Housing Needs Assessment/Market Analysis	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
City of Clearwater, Economic Development and Housing Department	Other (City Departments)/ Grantee Department	All Sections	Internal Meetings with Economic Development and Housing Department Staff, Technical Review Committee Facilitation
Clearwater Housing Authority	PHA	Public Housing Needs/Market Analysis	Consultation, Research of Annual and 5-Year PHA Plans

Agency / Group / Organization	Type	What section of the Plan was addressed by Consultation?	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?
Clearwater Neighborhood Housing Services, Inc. (CNHS)	Services-Fair Housing	Housing Need Assessment/Public Housing Needs/Market Analysis	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
Directions for Living	Other (Services-Mental Health)	Non-Homeless Special Needs	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
Gulfcoast Legal Services	Other (Legal)	Housing Need Assessment/Homelessness Strategy/Market Analysis	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
Home Share Pinellas	Other (Services-Housing)	Housing Needs Assessment/Market Analysis	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment

Agency / Group / Organization	Type	What section of the Plan was addressed by Consultation?	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?
Hope Villages of America, Inc. (fka RCS Pinellas)	Housing/Other (Food Bank)	Homelessness Strategy/Homeless Needs-Chronically Homeless, Families with Children, Veterans, Unaccompanied Youth/Market Analysis	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
InterCultural Advocacy Institute (ICAI)/Hispanic Outreach Center	Services-Children/Services-Education/Other (Legal)/Other (Food Bank)	Market Analysis/Non-Housing Community Development Strategy	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
Mattie Williams Neighborhood Family Center (NFC)	Services-Children/Services-Education/Services-Employment	Market Analysis/Anti-Poverty Strategy/Non-Housing Community Development Strategy	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
Pinellas County Homeless Leadership Alliance	Services-Homeless/Continuum of Care	Homelessness Strategy/Homeless Needs-Chronically Homeless, Families with Children, Veterans, Unaccompanied Youth/Market Analysis	Consultation, Research of Reports and Plans, Email Outreach, Technical Review Committee Member

Agency / Group / Organization	Type	What section of the Plan was addressed by Consultation?	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?
Pinellas Opportunity Council/CHORE Services	Services-Elderly Persons	Non-Homeless Special Needs	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
R'Club Childcare, Inc.	Services-Children	Market Analysis/Non-Housing Community Development Strategy	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
St. Vincent DePaul Community Kitchen and Resource Center	Services-Homeless/Other (Soup Kitchen)	Homeless Needs- Chronically Homeless, Families with Children, Veterans, Unaccompanied Youth/Homelessness Strategy	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment
Tampa Bay Black Business Investment Corporation, Inc. (BBIC)	Other (Investment Corporation)	Market Analysis/Anti-Poverty Strategy/Non-Housing Community Development Strategy	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment



Agency / Group / Organization	Type	What section of the Plan was addressed by Consultation?	How was the Agency / Group / Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?
WestCare, Gulfcoast-Florida, Inc.	Services-Persons with HIV/AIDS/Services-Health/Other (Services-Mental Health)	Market Analysis	Email Outreach for NOFA/Technical Assistance Meeting, Opportunity to Apply or Comment

**Table 2 – Agencies, groups, organizations who participated**

**IDENTIFY ANY AGENCY TYPES NOT CONSULTED AND PROVIDE RATIONALE FOR NOT CONSULTING**

During the development of the Consolidated Plan, the City of Clearwater consulted with the lead agency for the CoC, local and county public housing authorities (PHAs), affordable housing providers, various social service providers, City departments, and civic leaders. Additionally, during the development of the 2021/2022 Action Plan, the citizens, including but not limited to low- and moderate-income residents and other entities impacted by housing and community development activities, were noticed of funding availability, a subrecipient grant application workshop (i.e., technical assistance meeting), posting of the draft Annual Action Plan for a 30-day comment period, and meetings and public hearings of the NAHAB and City Council. Such noticing occurred by email, City website, and newspaper advertisements. Other agencies and organizations not directly consulted were consulted indirectly by research of published plans and reports.

**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?
State Housing Initiatives Partnership (SHIP) Local Housing Incentives Strategy (2020) and Local Housing Assistance Plan (2021)	City of Clearwater/State of Florida	
Economic Development Strategic Plan (2011)	City of Clearwater	
Tampa Bay Comprehensive Economic Development Strategy (CEDS) (2017)	Tampa Bay Regional Planning Council	

**Table 3 – Other local / regional / federal planning efforts**

**NARRATIVE (OPTIONAL)**

Many of the programs and activities that will be carried out by the City of Clearwater during the second program year (2021/2022) will involve coordination with subrecipient agencies and organizations. The City actively works with subrecipients to support the City’s goals of affordable housing, reduced homelessness, accessible social services, enhanced living environment, and economic opportunity for low- and moderate-income persons. At a minimum, implicit in these goals is the City’s commitment to providing coordinated community, housing, and supportive services to its lower income residents. These services are provided through not only City-administered CDBG and HOME programs, but also through subrecipient partnerships, coordination with government and quasi-government agencies, and respective planning efforts (see **Table 3**).

The City will continue to encourage partnerships between governments, lenders, builders, developers, real estate professionals, and advocates for low-income persons. The City will continue to work with the building industry, banking industry, real estate industry, social service providers and other community groups to promote the development of affordable housing and related housing services.

## AP-12 Participation – 91.105, 91.200(c)

### **SUMMARY OF CITIZEN PARTICIPATION PROCESS/EFFORTS MADE TO BROADEN CITIZEN PARTICIPATION**

The development of the Annual Action Plan requires a citizen participation process to obtain input from residents and service providers that represent the City of Clearwater’s low- and moderate-income, homeless, or special needs populations. The following section describes the citizen participation process conducted by the City to develop the 2021/2022 Action Plan.

During the development of the 2021/2022 Action Plan, the City published a Notice of Funding Availability (NOFA) and held a subrecipient grant application workshop (i.e., technical assistance meeting) to collect applications for potential projects. The City of Clearwater’s Neighborhood and Affordable Housing Advisory Board (NAHAB) then convened to discuss the anticipated resources and applications for potential projects. Applicants were provided an opportunity to present their projects to the NAHAB for consideration. A Technical Review Committee also met to discuss project eligibility specific to the City’s federally funded programs. Once potential projects were recommended by the Technical Review Committee and selected by the NAHAB, the draft Annual Action Plan was posted for a 30-day comment period. At the conclusion of the 30-day comment period, public hearings were held with the NAHAB and City Council to approve the 2021/2022 Action Plan for submittal to HUD. Noticing of these events occurred by email, City website, and newspaper advertisements. Notices for public meetings/hearings included information for persons needing reasonable accommodations to participate. A summary of the citizen participation process is shown in **Table 4**. Copies of advertisements, meeting minutes, and other documentation are included in the **Appendix**.

### **SUMMARIZE CITIZEN PARTICIPATION PROCESS AND HOW IT IMPACTED GOAL SETTING**

Comments and concerns raised during the citizen participation process were taken into consideration when developing the Annual Action Plan. The 2021/2022 Action Plan is intended to support the goals, objectives, and strategies of the Five-Year Consolidated Plan, and to address the priority needs of the community. Applications for potential projects to be funded were considered by the NAHAB and Technical Review Committee, and were selected based on available funding, eligibility of proposed activities, and relevance to the Consolidated Plan. The selected projects support the City’s goals pertaining to housing, homelessness, non-homeless special needs, community development and public services, and economic development. Program administration activities, though not part of the application process, are also included in the 2021/2022 Action Plan. No activities pertaining to emergency/disaster response are included in the second-year Action Plan.

**CITIZEN PARTICIPATION OUTREACH**

Continued next page.

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)
	Other (Email Outreach)	Other (Service Providers/Subrecipients)	February 16, 2021	Notice of Funding Availability (NOFA)/Online Project Application Process emailed to service providers/subrecipients	N/A	N/A
2	Newspaper Ad	Non-Targeted/Broad Community	February 17, 2021	Notice of Funding Availability (NOFA)/Online Project Application Process published in Tampa Bay Times	N/A	N/A
3	Internet Outreach	Non-Targeted/Broad Community	February 17, 2021 thru March 18, 2021	Online Project Application Process made available on the City's website	N/A	<a href="http://www.myclearwater.com/affordablehousing">www.myclearwater.com/affordablehousing</a>
4	Public Meeting	Non-Targeted/Broad Community	March 3, 2021	City staff held Subrecipient Grant Application Workshop (i.e., Technical Assistance Meeting) for project applicants; provided information regarding the City's federally funded programs and application process	Attendance noted; see Appendix	N/A
5	Internet Outreach	Non-Targeted/Broad Community	April-May 2021	Notice of NAHAB meetings published online to City's website and Legistar calendar	N/A	<a href="https://clearwater.legistar.com/Calendar.aspx">https://clearwater.legistar.com/Calendar.aspx</a>
6	Public Hearing	Non-Targeted/Broad Community	April 13, 2021; NAHAB Meeting	Applicants presented potential projects to NAHAB and Technical Review Committee	All comments recorded; see Appendix for meeting agenda/minutes	N/A

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)
8	Public Hearing	Non-Targeted/Broad Community	May 11, 2021; NAHAB Meeting	Technical Review Committee provided recommendations to NAHAB; NAHAB provided input on project selection/budget allocations	All comments recorded; see Appendix for meeting agenda/minutes	N/A
10	Other (30-Day Public Comment Period)	Non-Targeted/Broad Community	June 13, 2021 thru July 12, 2021	Draft document made available on the City's website; no public comments received	No public comments received	<a href="http://www.myclearwater.com/affordablehousing">www.myclearwater.com/affordablehousing</a>
12	Public Hearing	Non-Targeted/Broad Community	July 15, 2021; City Council Meeting	Public hearing to receive City Council input on plan/approval	All comments recorded; see Appendix for meeting agenda/minutes	N/A

**Table 4 – Citizen Participation Outreach**

# EXPECTED RESOURCES

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## AP-15 Expected Resources – 91.220(c)(1,2)

### INTRODUCTION

The Annual Action Plan must identify the federal, state, local, and private resources expected to be available to the City to address the priority needs and goals identified in the Five-Year Consolidated Plan. These resources are summarized in **AP-15 (Table 5)**.

The City of Clearwater expects a total entitlement allocation of \$922,626 in CDBG funding for the 2021/2022 program year. Program income for CDBG is expected to be approximately \$99,100 (including \$71,600 from the revolving loan program and \$27,500 from other income). Approximately \$1,723,692 is expected from prior-year resources to be carried over (including \$587,783 from NSP3 conversion to CDBG in 2020). CDBG funds will be used for housing and community development activities including, but not limited to, housing rehabilitation, homebuyer education, public facilities and services, homeless and special needs activities, economic development, and administration of the City’s CDBG program.

The City of Clearwater expects a total entitlement allocation of \$452,259 in HOME funding for the 2021/2022 program year. Program income from HOME is expected to be approximately \$150,000, with approximately \$3,358,202 in prior-year resources to be carried-over. HOME funds will be used for housing activities such as housing acquisition or rehabilitation, new construction, down payment assistance, CHDO support, and administration of the City’s HOME program.

The 2021/2022 Action Plan represents “Year 2” of the 2020-2024 Consolidated Plan. The expected amount available during the remainder of the Consolidated Plan is based on the Consolidated Plan’s estimated amount remaining for the four-year period (i.e., 2021-2024) minus the expected entitlement allocation and program income for Year 2 (2021/2022).

The Annual Action Plan must summarize the City of Clearwater’s priority needs and the specific goals it intends to initiate and/or complete within Year 2 of the Consolidated Plan. These goals must be described in quantitative terms. The City has selected goal outcome indicators and quantities based on the anticipated performance measured of the 2021/2022 Annual Action Plan. See **AP-20 (Table 6)**.

**ANTICIPATED RESOURCES**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1, Annual Allocation: \$	Expected Amount Available Year 1, Program Income: \$	Expected Amount Available Year 1, Prior Year Resources: \$	Expected Amount Available Year 1, Total: \$	Expected Amount Available Remainder of Con Plan \$	Narrative Description
HOME	Public – Federal		\$452,259	\$150,000	\$3,358,202	\$3,960,461	\$1,421,741	
		Ownership, TBRA						

**Table 5 – Expected Resources – Priority Table**

*\*HUD 2021 Formula Allocation*

*Notes: Program income amounts are estimated amounts and actual amounts may differ if larger sums are received from loan payoffs. Prior year resource amounts were estimated based on activities to be encumbered by the end of September 2021. These amounts will be updated during the 2021 program year close-out.*



**EXPLAIN HOW FEDERAL FUNDS WILL LEVERAGE THOSE ADDITIONAL RESOURCES (PRIVATE, STATE, AND LOCAL FUNDS), INCLUDING A DESCRIPTION OF HOW MATCHING REQUIREMENTS WILL BE SATISFIED**

Other resources, such as private and non-federal public sources may become available to the City of Clearwater during the program year. For CDBG leveraging, these resources may include funding from State Housing Initiatives Partnership (SHIP), Community Redevelopment Agency (CRA), City departments (e.g., Engineering, Parks and Recreation, etc.), non-profit public facility or service providers, or other sources. The City will also look to leverage funds, if available, from lending institutions, homeowner contributions, SHIP, Community Housing Development Organizations (CHDOs), Public Housing Authority (PHA), and other housing partners/agencies against HOME dollars. The City shall assure that HUD requirements as they relate to non-Federal share will be utilized as referenced in 24 CFR 570.201(3)(g) for any project in which CDBG or HOME funding is used as the non-federal match. In the future, the City will continue to aggressively pursue funding from private, public, and federal sources to address housing and community development needs.

**IF APPROPRIATE, DESCRIBE PUBLICLY OWNED LAND OR PROPERTY LOCATED WITHIN THE JURISDICTION THAT MAY BE USED TO ADDRESS THE NEEDS IDENTIFIED IN THE PLAN**

The City of Clearwater owns properties within low- and moderate-income areas of its jurisdiction. The City also maintains an “Affordable Housing Inventory List” that is updated periodically by City resolution. As of the most recent iteration, Resolution No. 19-10, there are 19 properties on this list. These properties are vacant and located on the following streets: Martin Luther King, Jr. Ave., La Salle St. (2), Monroe Ave., Palm Bluff St., Nicholson St., Tafft Ave., N. Garden Dr., N. Madison Ave., S. Washington Ave., Grant St. (3), Marshall St., Vine Ave., Pierce St. (2), Pennsylvania Ave., N. Martin Luther King Jr. Blvd. As part of the City’s reporting for the SHIP program, the City’s Affordable Housing Advisory Committee (AHAC) regularly reviews this list for opportunities to support affordable housing production in coordination with local developers and other housing partners/agencies. The 19 properties on the list represent twelve development opportunities. Six sites have been donated for development of affordable housing and four sites are currently included in plans for development of affordable housing.

**DISCUSSION**

The City Clearwater’s anticipated funding allocation from CDBG and HOME will address many of the City’s goals, including those pertaining to housing, homelessness, non-homeless special needs, community development and public services, and economic development. Program administration activities, though not part of the application process, will also be funded. No activities pertaining to emergency/disaster response are included in the second-year Action Plan; however, this goal is reserved for future unforeseen needs should they arise. The City is fortunate to have a network of public service providers and partner agencies to help address these goals through financial leveraging with non-federal sources such as SHIP and other private, public, and federal sources.

# ANNUAL GOALS AND OBJECTIVES

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## AP-20 Annual Goals and Objectives

### GOALS SUMMARY INFORMATION

Continued next page.

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Housing	2021	2022	Affordable Housing; Public Housing	Citywide Low- and Moderate-Income Areas; North Greenwood NRSA	Housing Rehabilitation (Owner and Rental); Housing New Construction (Owner and Rental); Homeowner Assistance	CDBG: \$1,062,988; HOME: \$3,905,436; SHIP: \$1,016,057	

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Non-Homeless Special Needs	2021	2022	Non-Homeless Special Needs	Citywide Low- and Moderate-Income Areas	Behavioral/Mental Health/Substance Abuse Services; Facilities/Services for Seniors/Elderly; Facilities/Services for Persons with Disabilities; Case Management	CDBG: \$131,120	<b>Public Facility or</b>  <b>Housing Benefit:</b>

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Economic Development	2021	2022	Non-Housing Community Development	Citywide Low- and Moderate-Income Areas; North Greenwood NRSA; Lake Bellevue NRSA; Downtown Gateway NRSA	Building Facade Improvements; Economic Opportunity/Business Assistance	CDBG: \$463,536	<b>Facade treatment/business building rehabilitation: 4 Business; Businesses assisted: 80 Businesses Assisted</b>
				Response)				

**Table 6 – Goals Summary**

*\*Note: Includes funding from CDBG Revolving Loan Fund*

## GOAL DESCRIPTIONS

<b>Goal Name</b>	<b>Program Administration</b>
<b>Sort Order</b>	<b>2</b>
<b>Goal Name</b>	<b>Housing</b>
	Provide availability of and accessibility to decent affordable housing for the residents of the City of Clearwater.   CDBG - \$1,062,988*
<b>Sort Order</b>	<b>3</b>
<b>Goal Name</b>	<b>Homelessness</b>
	Help to prevent and reduce homelessness within the City of Clearwater.   CDBG - \$307,635
<b>Sort Order</b>	<b>4</b>
<b>Goal Name</b>	<b>Non Homeless Special Needs</b>
	Expand the accessibility and coordination of social services to City of Clearwater special needs populations.   CDBG - \$131,120
<b>Sort Order</b>	<b>5</b>
<b>Goal Name</b>	<b>Community Development and Public Services</b>
<b>Sort Order</b>	<b>6</b>
<b>Goal Name</b>	<b>Economic Development</b>
<b>Sort Order</b>	<b>7</b>
<b>Goal Name</b>	<b>Emergency/Disaster Response</b>
	Provide assistance prior to, during, and after a community emergency and/or disaster event to prepare for and/or mitigate loss, protect during and event, and aid with recovery.   CDBG - \$0   HOME - \$0 [Priority needs to be determined (TBD) based on urgent need.]

*\*Note: Includes funds in Revolving Loan Program (CDBG)*

**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 91.215(B)**

Through the available CDBG and HOME funding for the 2021/2022 program year, the City will provide affordable housing activities to support approximately 174 low- and moderate-income households. Activities to support low- and moderate-income households will include housing rehabilitation, new construction, and down payment assistance. Additionally, the City will fund public service activities to support 172 households through homebuyer education and counseling toward homeownership.



# PROJECTS

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## AP-35 Projects – 91.220(d)

### INTRODUCTION

The City's planned actions for the 2021/2022 Action Plan are intended to support housing and community development for the City's low- and moderate-income, homeless, and special needs populations.

The City will continue to operate its CDBG and HOME programs through the Economic Development and Housing Department, which will continue to provide funding for housing rehabilitation, housing construction, and homeownership assistance. These actions will further the goal of improving the availability of and accessibility to affordable housing in Clearwater.

As in the past, the City will continue to coordinate with housing and public service providers to address the needs of homeless and non-homeless special needs populations generally assumed to be low- and moderate-income. During the 2021/2022 program year, the City will fund activities that provide public services to the homeless and those at risk of becoming homeless, the elderly, persons with disabilities, persons with mental health or substance abuse challenges, and youth and families of low- and moderate-income. Planned community development activities include improvements to public facilities that serve these populations and economic development activities that support business assistance and building façade improvements.

The City's planned actions for the 2021/2022 Action Plan are summarized in **AP-35** and **AP-38** (see **Table 7**).

## PROJECTS

Sort Order	Project Name
1	City of Clearwater – CDBG General Administration/Planning
2	City of Clearwater – HOME General Administration/Planning
	City of Clearwater – Administration from Program Income
4	City of Clearwater – SHIP General Administration/Planning
	Bright Community Trust – DPA/Loan Processing
6	Bright Community Trust – Homebuyer Education
	Clearwater Neighborhood Housing Services – DPA/Loan Processing
8	Clearwater Neighborhood Housing Services – Homebuyer Education
9	Tampa Bay CDC – DPA/Loan Processing
10	Tampa Bay CDC – Homebuyer Education
11	Blue Sky – 610 Franklin St.
12	Washington Street Development
14	Owner-Occupied Land Acquisition
15	Owner-Occupied New Construction
16	Multi-Family Rehabilitation
17	Multi-Family Land Acquisition
18	Multi-Family New Construction
19	Down Payment Assistance – Existing Homes
20	Down Payment Assistance – Newly Constructed Homes
	CHDO Set-Aside – FY 21-22
22	Homeless Emergency Project – Affordable Supportive Housing Upgrades
24	St. Vincent de Paul – Community Kitchen and Resource Center (Services)
25	St. Vincent de Paul – Community Kitchen and Resource Center (Facilities)
26	HOPE Villages of America – Grace House (Services)
27	HOPE Villages of America – Grace House (Facilities, Renovation/Expansion)
28	Directions for Living
29	Pinellas Opportunity Council – Chore Services
30	WestCare Gulfcoast Florida – Turning Point
31	Clearwater Neighborhood Housing Services – Business Center Roof/Improvements
32	Gulf Coast Legal Services
33	InterCultural Advocacy Institute – Youth Leadership
34	Clearwater MLK Jr. Neighborhood Center (Facilities, Rehabilitation)
35	
36	Pinellas Ex-Offender Re-Entry Coalition (Facilities, Resource Center Upgrades)
37	
38	R’Club – Breeden Early Learning Academy Renovations
39	R’Club – Gateway Early Learning Academy Renovations
40	Façade Improvement Program
41	Hispanic Business Initiative Fund of Florida (Prospera) – Microenterprise Assistance
43	TBD – Economic Development Activities

**Table 7 – Project Information**

**DESCRIBE THE REASONS FOR ALLOCATION PRIORITIES AND ANY OBSTACLES TO ADDRESSING UNDERSERVED NEEDS**

The allocation priorities are focused on six (6) goals from the Consolidated Plan: program administration, housing, homelessness, non-homeless special needs, community development and public services, and economic development. No funding was allocated to emergency/disaster response; however, this goal is reserved for unforeseen urgent need activities. It is important to note that total funding for public services is capped at 15% of the total CDBG allocation. Total funding for activities related to administration is capped at 20% for CDBG and 10% for HOME.

<b>Strategic Plan Goal</b>	<b>CDBG + HOME (% of Total Funding)*</b>
Program Administration	\$239,550 (3.6%)
Housing	\$4,968,424 (74.1%)
Homelessness	\$307,635 (4.6%)
Non-Homeless Special Needs	\$131,120 (2.0%)
Community Development and Public Services	\$595,614 (8.9%)
Economic Development	\$463,536 (6.9%)
Emergency/Disaster Response	\$0 (0.0%)
<b>TOTAL</b>	<b>\$6,705,879</b>

*\*Includes program income and prior year resources. Excludes SHIP (State) resources. Percentages may not equal 100% due to rounding.*

The “Great Recession” reduced revenues for all levels of government (federal, state, and local). Reduced revenues have hindered the City’s ability to meet the needs of low- and moderate-income, homeless, and special needs populations. More recently, the COVID-19 pandemic further increased the needs of lower income residents. Combined, these events have generally increased the demand for public services, which places additional burden on public service agencies within the City. Although HUD previously waived public service and administration caps for some federally funded programs, these served as only temporary solutions to ongoing economic obstacles for lower income residents.

In Clearwater, the lack of available land and rapidly rising housing prices will continue to be an obstacle to affordable housing. Rapidly rising housing prices will also increase the need for affordable rental units for households priced out of the owner market. Affordable rental development projects are needed to offset the large proportion of high-end apartment complexes in the City.

## AP-38 Project Summary

### PROJECT SUMMARY INFORMATION

Sort Order	1
Project Name	City of Clearwater CDBG General Administration/Planning
Target Area	Citywide Low- and Moderate-Income Areas
Goals Supported	Program Administration
Needs Addressed	Program Administration
Funding	CDBG: \$184,525
Description	Administration of CDBG program.
Target Date	9/30/2022
Estimate the number and type...	Other: 0 other
Location Description	Citywide
Planned Activities	Administration of CDBG program
Sort Order	2
Project Name	City of Clearwater HOME General Administration/Planning
Target Area	Citywide Low- and Moderate-Income Areas
Goals Supported	Program Administration
Needs Addressed	Program Administration
Funding	HOME: \$45,225
Description	Administration of HOME program.
Target Date	9/30/2022
Estimate the number and type...	Other: 0 other
Location Description	Citywide
Planned Activities	Administration of HOME program
Sort Order	3
Project Name	City of Clearwater Administration from Program Income
Target Area	Citywide Low- and Moderate-Income Areas
Goals Supported	Program Administration
Needs Addressed	Program Administration
Funding	HOME: \$9,800; SHIP: \$8,250
Description	Administration of HOME program; funding from program income.
Target Date	9/30/2022
Estimate the number and type...	Other: 0 other
Location Description	Citywide
Planned Activities	Program administration
Sort Order	4
Project Name	City of Clearwater SHIP General Administration/Planning
Target Area	Citywide Low- and Moderate-Income Areas

<b>Goals Supported</b>	Program Administration
<b>Needs Addressed</b>	Program Administration
<b>Funding</b>	SHIP: \$77,923
<b>Description</b>	Administration of SHIP program.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Other: 0 other
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Program administration
<b>Sort Order</b>	5
<b>Project Name</b>	<b>Bright Community Trust DPA/Loan Processing</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Homeowner Assistance
<b>Funding</b>	HOME: \$7,875; SHIP: \$2,625
<b>Description</b>	Funding provided for Down Payment Assistance loan processing services for qualified low- to moderate-income homebuyers.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Direct Financial Assistance to Homebuyers: 6 households assisted
<b>Location Description</b>	2561 Nursery Rd., Suite D, Clearwater, FL 33764
<b>Planned Activities</b>	Down Payment Assistance program/administration
<b>Sort Order</b>	6
<b>Project Name</b>	<b>Bright Community Trust Homebuyer Education</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Homeowner Assistance
<b>Funding</b>	CDBG: \$15,000
<b>Description</b>	Funding provided for homeownership education and counseling for low- to moderate-income households.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Public Service Activities for Low/Moderate Income Housing Benefit: 10 households assisted
<b>Location Description</b>	2561 Nursery Rd., Suite D, Clearwater, FL 33764
<b>Planned Activities</b>	Homeownership education and counseling
<b>Sort Order</b>	7
<b>Project Name</b>	<b>Clearwater Neighborhood Housing Services DPA/Loan Processing</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas; North Greenwood NRSA
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Homeowner Assistance
<b>Funding</b>	HOME: \$7,875; SHIP: \$2,625
<b>Description</b>	Funding provided for Down Payment Assistance loan processing services for qualified low- to moderate-income homebuyers.
<b>Target Date</b>	9/30/2022

	Direct Financial Assistance to Homebuyers: 6 households assisted
<b>Location Description</b>	608 N. Garden Ave., Clearwater, FL 33755
<b>Planned Activities</b>	Down Payment Assistance program/administration
<b>Sort Order</b>	<b>8</b>
<b>Project Name</b>	<b>Clearwater Neighborhood Housing Services Homebuyer Education</b>
	Citywide Low- and Moderate-Income Areas; North Greenwood NRSA
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Homeowner Assistance
<b>Funding</b>	CDBG: \$15,000
	Funding provided for homeownership education and counseling for low- to moderate-income households.
<b>Target Date</b>	9/30/2022
	Public Service Activities for Low/Moderate Income Housing Benefit: 92 households
<b>Location Description</b>	608 N. Garden Ave., Clearwater, FL 33755
	Homeownership education and counseling
<b>Sort Order</b>	<b>9</b>
<b>Project Name</b>	<b>Tampa Bay CDC DPA/Loan Processing</b>
	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
	Homeowner Assistance
<b>Funding</b>	HOME: \$7,875; SHIP: \$2,625
	Funding provided for Down Payment Assistance loan processing services for qualified low- to moderate-income homebuyers.
<b>Target Date</b>	9/30/2022
	Direct Financial Assistance to Homebuyers: 6 households assisted
<b>Location Description</b>	2139 NE Coachman Rd., Clearwater, FL 33765
	Down Payment Assistance program/administration
<b>Sort Order</b>	<b>10</b>
<b>Project Name</b>	<b>Tampa Bay CDC Homebuyer Education</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
	Homeowner Assistance
<b>Funding</b>	CDBG: \$15,000
	Funding provided for homeownership education and counseling for low- to moderate-income households.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Public Service Activities for Low/Moderate Income Housing Benefit: 70 households assisted
<b>Location Description</b>	2139 NE Coachman Rd., Clearwater, FL 33765
<b>Planned Activities</b>	Homeownership education and counseling
<b>Sort Order</b>	<b>11</b>

<b>Project Name</b>	<b>Blue Sky 610 Franklin St.</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	
<b>Funding</b>	HOME: \$610,000
	610 Franklin St., Clearwater, FL 33756
	Construction of 81-unit project to supply affordable housing for rental
<b>Project Name</b>	<b>Washington Street Development</b>
<b>Project Name</b>	<b>Owner Occupied Rehabilitation</b>
<b>Project Name</b>	<b>Owner Occupied Land Acquisition</b>
<b>Funding</b>	CDBG (RLF): \$210,725; HOME: \$100,000; SHIP: \$60,000 [Federal Total: \$310,725]
<b>Target Date</b>	9/30/2022

<b>and type...</b>	Homeowner Housing Added: 8 household/housing unit
<b>Location Description</b>	Citywide
<b>Sort Order</b>	<b>15</b>
<b>Project Name</b>	<b>Owner Occupied New Construction</b>
<b>Goals Supported</b>	Housing
<b>Funding</b>	HOME: \$442,839; SHIP: \$216,956 [Federal Total: \$442,839]
<b>Target Date</b>	9/30/2022
<b>Location Description</b>	Citywide
<b>Sort Order</b>	<b>16</b>
<b>Project Name</b>	<b>Multi Family Rehabilitation</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	
<b>Funding</b>	CDBG (RLF): \$385,000; HOME: \$375,000; SHIP: \$210,000 [Federal Total: \$760,000]
<b>Description</b>	Funds provided as loans for the rehabilitation of multi-family housing.
<b>Target Date</b>	9/30/2022
	Rental Units Rehabilitated: 12 household/housing unit
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Rental housing rehabilitation
<b>Sort Order</b>	<b>17</b>
<b>Project Name</b>	<b>Multi Family Land Acquisition</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Housing New Construction (Owner and Rental)
<b>Funding</b>	CDBG (RLF): \$100,000; HOME: \$357,384; SHIP: \$60,000 [Federal Total: \$457,384]
<b>Target Date</b>	9/30/2022
	Funds provided as loans for land acquisition to construct multi-family units.
<b>Location Description</b>	Citywide
<b>Sort Order</b>	<b>18</b>
<b>Project Name</b>	<b>Multi Family New Construction</b>



<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Housing New Construction (Owner and Rental)
<b>Funding</b>	HOME: \$375,000; SHIP: \$206,851 [Total Federal: \$375,000]
<b>Description</b>	Funds provided as loans for construction of multi-family units.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Rental Units Constructed: 10 household/housing unit
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	New construction
<b>Sort Order</b>	<b>19</b>
<b>Project Name</b>	<b>Down Payment Assistance Existing Homes</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Homeowner Assistance
<b>Funding</b>	HOME: \$337,500; SHIP: \$84,375 [Total Federal: \$337,500]
<b>Description</b>	Funds to sponsor the processing of down payment assistance loans to eligible households.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Direct Financial Assistance to Homebuyers: 8 households assisted
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Down Payment Assistance program/administration (City-administered, existing homes)
<b>Sort Order</b>	<b>20</b>
<b>Project Name</b>	<b>Down Payment Assistance Newly Constructed Homes</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Homeowner Assistance
<b>Funding</b>	HOME: \$236,250; SHIP: \$60,000 [Total Federal: \$236,250]
<b>Description</b>	Funds to sponsor the processing of down payment assistance loans to eligible households.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Direct Financial Assistance to Homebuyers: 6 households assisted
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Down Payment Assistance program/administration (City-administered, newly constructed homes)
<b>Sort Order</b>	<b>21</b>
<b>Project Name</b>	<b>CHDO Set Aside FY 21 22</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Housing
<b>Needs Addressed</b>	Housing New Construction (Owner and Renter)
<b>Funding</b>	HOME: \$67,838

	Community Housing Development Organization (CHDO) Set-Aside. Funds mandated
<b>Target Date</b>	9/30/2022
<b>Estimate the number</b>	Homeowner Housing Added: 2 household/housing unit
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	CHDO Set-Aside
<b>Sort Order</b>	<b>22</b>
<b>Project Name</b>	<b>Homeless Emergency Project Affordable Supportive Housing Upgrades</b>
<b>Target Area</b>	North Greenwood NRSA
<b>Goals Supported</b>	Homelessness
<b>Needs Addressed</b>	Facilities/Services for Homeless Adults & Families
<b>Funding</b>	CDBG: \$61,588
	Public facility improvements to Homeless Emergency Project, Inc. (H.E.P.) affordable
<b>Target Date</b>	9/30/2022
<b>Estimate the number</b>	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing
<b>Location Description</b>	1211 & 1215 N. Betty Ln., Clearwater, FL 33755
<b>Planned Activities</b>	These improvements include: 1) installation of impact windows, and 2)
<b>Sort Order</b>	<b>23</b>
<b>Project Name</b>	<b>Kimberly Home Resident Advisor Salary Support</b>
	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Homelessness
<b>Needs Addressed</b>	Facilities/Services for Homeless Youth/Aging Out; Facilities/Services for Homeless Adults & Families; Case Management
<b>Funding</b>	CDBG: \$22,722
<b>Description</b>	Funding provided for a Resident Advisor to support the Transitional Housing Program.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Public Service Activities other than Low/Moderate Income Housing Benefit: 38 persons assisted
<b>Location Description</b>	1189 NE Cleveland St., Clearwater, FL 33755
<b>Planned Activities</b>	Funding is for the salary of the Resident Advisor, salary expenses, and cell phone, as well as housing expenses necessary to provide on-site 24/7 support for residents.
<b>Sort Order</b>	<b>24</b>
<b>Project Name</b>	<b>St. Vincent de Paul Community Kitchen and Resource Center (Services)</b>
<b>Target Area</b>	Downtown Gateway District NRSA
<b>Goals Supported</b>	Homelessness
<b>Needs Addressed</b>	Facilities/Services for Homeless Adults & Families; Case Management; Nutrition/Food Services
<b>Funding</b>	CDBG: \$19,213

<b>Description</b>	Funding provided for case management services to support the Community Kitchen Program to ensure long-term success for clients who are seeking opportunities for self-sufficiency.
<b>Target Date</b>	9/30/2022
	persons assisted
<b>Location Description</b>	1345 Park St., Clearwater, FL 33756
	participants of the STARS program of PERC. The mission of the St. Vincent de Paul and services in an environment that fosters self-sufficiency.
<b>Sort Order</b>	<b>25</b>
<b>Project Name</b>	<b>St. Vincent de Paul Community Kitchen and Resource Center (Facilities)</b>
<b>Target Area</b>	Downtown Gateway District NRSA
<b>Goals Supported</b>	Homelessness
<b>Funding</b>	CDBG: \$84,530
<b>Description</b>	Rehabilitation of the Community Kitchen and Resource Center
<b>Target Date</b>	9/30/2022
<b>Location Description</b>	1345 Park St., Clearwater, FL 33756
	These improvements include: 1) Renovation/expansion of client services office, 2)
<b>Sort Order</b>	<b>26</b>
<b>Project Name</b>	<b>HOPE Villages of America Grace House (Services)</b>
<b>Target Area</b>	Lake Bellevue NRSA
<b>Goals Supported</b>	Homelessness
	Facilities/Services for Homeless Adults & Families; Case Management; Employment
<b>Funding</b>	CDBG: \$21,582
<b>Target Date</b>	9/30/2022
<b>Location Description</b>	1552 S Myrtle Ave., Clearwater, FL 33756
<b>Planned Activities</b>	This includes providing housing to families facing homelessness, supplying participants with basic needs to allow them to save money for permanent housing. Grace House case management staff provides status assessment of each new family, including evaluating all root causes of homelessness, building relationships of trust, and guiding them to increased self-sufficiency; and provides resource coordination

	and job search/job preparation assistance so participants can secure gainful employment to stay stably housed once they leave the shelter.
<b>Sort Order</b>	<b>27</b>
<b>Project Name</b>	<b>HOPE Villages of America Grace House (Facilities, Renovation/Expansion)</b>
<b>Goals Supported</b>	Homelessness
<b>Funding</b>	CDBG: \$98,000
<b>Description</b>	Renovation and expansion of HVA Grace House to increase available emergency
<b>Target Date</b>	9/30/2022
<b>Estimate the number</b>	Public Facility or Infrastructure Activities other than Low/Moderate Housing Benefit:
<b>Location Description</b>	1552 S Myrtle Ave., Clearwater, FL 33756
<b>Sort Order</b>	<b>28</b>
<b>Project Name</b>	<b>Directions for Living</b>
<b>Goals Supported</b>	Non-Homeless Special Needs
<b>Needs Addressed</b>	Behavioral/Mental Health Services & Substance Abuse Services; Facilities/Services for
<b>Funding</b>	CDBG: \$83,398
<b>Target Date</b>	9/30/2022
<b>Estimate the number</b>	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing
<b>Location Description</b>	1437 S Belcher Rd., Clearwater, FL 33764
<b>Planned Activities</b>	These improvements include: 1) installing ADA-compliant automatic entry doors, 2)
<b>Sort Order</b>	<b>29</b>
<b>Project Name</b>	<b>Pinellas Opportunity Council Chore Services</b>
<b>Goals Supported</b>	Non-Homeless Special Needs
<b>Needs Addressed</b>	Facilities/Services for Seniors/Elderly
<b>Funding</b>	
<b>Description</b>	
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Public Service Activities other than Low/Moderate Income Housing Benefit: 29 persons assisted

<b>Sort Order</b>	<b>30</b>
<b>Project Name</b>	<b>WestCare Gulfcoast Florida Turning Point</b>
<b>Goals Supported</b>	Non-Homeless Special Needs
<b>Needs Addressed</b>	Behavioral/Mental Health Services & Substance Abuse Services; Case Management
<b>Funding</b>	CDBG: \$22,722
<b>Description</b>	
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Public Service Activities other than Low/Moderate Income Benefit: 800 persons assisted
<b>Location Description</b>	1801 5th Ave N., St Petersburg, FL 33713 (Citywide/Clearwater)
<b>Planned Activities</b>	Case management services
<b>Sort Order</b>	<b>31</b>
<b>Project Name</b>	<b>Clearwater Neighborhood Housing Services Business Center Roof/Improvements</b>
<b>Target Area</b>	North Greenwood NRSA
<b>Goals Supported</b>	Community Development & Public Services
<b>Needs Addressed</b>	Community Building/Facility Rehab/Retrofit
<b>Funding</b>	CDBG: \$55,500
<b>Description</b>	Replacement of failing roof at the CNHS Business Center.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 96 persons assisted
<b>Location Description</b>	1045 N Martin Luther King Jr Ave., Clearwater, FL 33755
<b>Planned Activities</b>	The main tenant is a Head Start Program agency. The agency is a child development and learning facility that offers a comprehensive child development program designed to support children who belong to families with limited income. The program provides services that include education, health, nutrition, and other social services that contribute to children's well-being. The new roof will create a better environment for the children and staff of the agency and allow the organization to continue to provide uninterrupted services to the children in the North Greenwood community who receive services at this Head Start Program.
<b>Sort Order</b>	<b>32</b>
<b>Project Name</b>	<b>Gulf Coast Legal Services</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Community Development & Public Services
<b>Needs Addressed</b>	Legal Services
<b>Funding</b>	CDBG: \$24,969
<b>Description</b>	Funding provided for salary support for a housing attorney, paralegal, supervising attorney, and financial stability attorney to provide legal services under the Housing Legal Services Program. This includes operating expenses associated with the FTEs assigned to the program.

<b>Location Description</b>	501 1st Ave. N., Suite 420, St. Petersburg, FL 33701 (Citywide/Clearwater)
<b>Planned Activities</b>	Salary support for Housing Legal Services Program that provides legal services
<b>Sort Order</b>	<b>33</b>
<b>Project Name</b>	<b>InterCultural Advocacy Institute Youth Leadership</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Community Development & Public Services
<b>Needs Addressed</b>	Facilities/Services for Youth
<b>Funding</b>	CDBG: \$25,000
<b>Target Date</b>	9/30/2022
<b>and type...</b>	Public Service Activities other than Low/Moderate Income Housing Benefit: 60 persons assisted
<b>Location Description</b>	612 Franklin St., Clearwater, FL 33756
<b>Planned Activities</b>	Salary support for Youth Leaders Partnership Program that provides youth services
<b>Sort Order</b>	<b>34</b>
<b>Project Name</b>	<b>Clearwater MLK Jr. Neighborhood Center (Facilities, Rehabilitation)</b>
<b>Target Area</b>	North Greenwood NRSA
<b>Goals Supported</b>	Community Development & Public Services
<b>Needs Addressed</b>	Community Building/Facility Rehab/Retrofit
<b>Funding</b>	CDBG: \$93,000
<b>Description</b>	
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	
<b>Location Description</b>	1201 Douglas Ave., Clearwater, FL 33755
	These improvements include: roof resurfacing to eliminate leaks in the facility roof, replacing two roof-top air conditioning units that service the rear and side office/work areas to make the space serviceable for participants, rehabilitate the main women's bathroom, and replace interior ceiling grids and tiles damaged by leaks.
<b>Sort Order</b>	<b>35</b>
<b>Project Name</b>	<b>Pinellas Ex Offender Re Entry Coalition (Services)</b>
<b>Target Area</b>	Downtown Gateway District NRSA
<b>Goals Supported</b>	Community Development & Public Services
	Case Management; Employment Assistance/Job Training
<b>Funding</b>	CDBG: \$20,352
<b>Description</b>	Funding provided for case management services to support the Success Training and Retention Services (STARS) Program for job training and placement.
<b>Target Date</b>	9/30/2022

<b>Estimate the number and type...</b>	Public Service Activities other than Low/Moderate Income Housing Benefit: 96 persons assisted
<b>Location Description</b>	1339 Park St., Clearwater, FL 33756
<b>Planned Activities</b>	Funds utilized for salary support of a Case Manager collaboratively with SVdP in support of clients from both the Community Kitchen Program at SVdP and the participants of the STARS program of PERC housed at the Resource Center of the SVdP campus.
<b>Sort Order</b>	<b>36</b>
<b>Project Name</b>	<b>Pinellas Ex Offender Re Entry Coalition (Facilities, Resource Center Upgrades)</b>
<b>Target Area</b>	Downtown Gateway District NRSA
<b>Goals Supported</b>	Community Development & Public Services
<b>Funding</b>	CDBG: \$98,000
<b>Target Date</b>	9/30/2022
<b>Location Description</b>	1339 Park St., Clearwater, FL 33756
<b>Sort Order</b>	<b>37</b>
<b>Project Name</b>	<b>Property Acquisition and Demolition Slum/Blight Removal</b>
<b>Goals Supported</b>	Community Development & Public Services
<b>Needs Addressed</b>	Code Enforcement/Blight Elimination
<b>Funding</b>	CDBG: \$180,884
<b>Target Date</b>	9/30/2022
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Property acquisition and demolition for removal of slum/blight
<b>Sort Order</b>	<b>38</b>
<b>Project Name</b>	<b>R'Club Breeden Early Learning Academy Renovations</b>
<b>Target Area</b>	North Greenwood NRSA
<b>Goals Supported</b>	Community Development & Public Services
<b>Needs Addressed</b>	Facilities/Services for Youth
<b>Funding</b>	CDBG: \$73,088
<b>Description</b>	Facility renovations to improve safety, access, and program quality at R'Club Child Care Early Learning Academy (Breeden location).

<b>Location Description</b>	1235 Holt Ave., Clearwater, FL 33755
<b>Sort Order</b>	<b>39</b>
<b>Project Name</b>	<b>R'Club Gateway Early Learning Academy Renovations</b>
	Downtown Gateway NRSA
<b>Goals Supported</b>	Community Development & Public Services
	Facilities/Services for Youth
<b>Funding</b>	CDBG: \$24,821
	Facility renovations to improve safety, access, and program quality at R'Club Child Care Early Learning Academy (Gateway location).
<b>Target Date</b>	9/30/2022
	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 50 persons assisted
<b>Location Description</b>	211 S. Missouri Ave., Clearwater, FL 33756
<b>Planned Activities</b>	These improvements include: 1) installation of outdoor shed on the playground, and 2) installation/replacement of new interior LED lighting.
<b>Sort Order</b>	<b>40</b>
<b>Project Name</b>	<b>Façade Improvement Program</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas; North Greenwood NRSA; Lake Bellevue NRSA; Downtown Gateway District NRSA
<b>Goals Supported</b>	Economic Development
<b>Needs Addressed</b>	Building Façade Improvements
<b>Funding</b>	CDBG: \$129,866
<b>Description</b>	Funds provided to support four (4) façade improvement projects.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Façade Treatment/Business Building Rehabilitation: 4 Businesses
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Commercial rehab/building façade improvements
<b>Sort Order</b>	<b>41</b>
<b>Project Name</b>	<b>Hispanic Business Initiative Fund of Florida (Prospera) Microenterprise Assistance</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas
<b>Goals Supported</b>	Economic Development
<b>Needs Addressed</b>	Economic Opportunity/Business Assistance
<b>Funding</b>	CDBG: \$50,000
<b>Description</b>	Funding provided for salary support to provide technical assistance to start-ups and micro and small business owners.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Businesses Assisted: 20 businesses



<b>Sort Order</b>	<b>42</b>
<b>Project Name</b>	<b>Tampa Bay Black Business Investment Corp. Microenterprise Assistance</b>
<b>Target Area</b>	North Greenwood NRSA; Lake Bellevue NRSA
<b>Goals Supported</b>	Economic Development
<b>Needs Addressed</b>	Economic Opportunity/Business Assistance
<b>Funding</b>	CDBG: \$50,000
<b>Description</b>	Funding provided for salary support for a Business Development Officer, CEO, Accountant, and Finance Administrator, as well as a contractual BBIC Business Development Consultant, to support the Small Business Capital Accelerator Project (CAP).
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Businesses Assisted: 50 businesses
<b>Location Description</b>	North Greenwood Aquatic & Recreation Complex, 900 N. Martin Luther King, Jr. Ave., Clearwater, FL 33755
<b>Planned Activities</b>	The CAP project delivers the CATCH Program, a 15-week entrepreneurship training program for small business owners primarily in the North Greenwood and Lake Bellevue areas (both NRSA), while providing training, technical assistance, and capital access.
<b>Sort Order</b>	<b>43</b>
<b>Project Name</b>	<b>TBD Economic Development Activities</b>
<b>Target Area</b>	Citywide Low- and Moderate-Income Areas; North Greenwood NRSA; Lake Bellevue NRSA; Downtown Gateway District NRSA
<b>Goals Supported</b>	Economic Development
<b>Needs Addressed</b>	Economic Opportunity/Business Assistance
<b>Funding</b>	CDBG (RLF): \$233,670
<b>Description</b>	Future economic development projects to be determined.
<b>Target Date</b>	9/30/2022
<b>Estimate the number and type...</b>	Businesses Assisted: 10 businesses
<b>Location Description</b>	TBD
<b>Planned Activities</b>	TBD

## AP-50 Geographic Distribution – 91.220(f)

### DESCRIPTION OF THE GEOGRAPHIC AREAS OF THE ENTITLEMENT (INCLUDING AREAS OF LOW-INCOME AND MINORITY CONCENTRATION) WHERE ASSISTANCE WILL BE DIRECTED

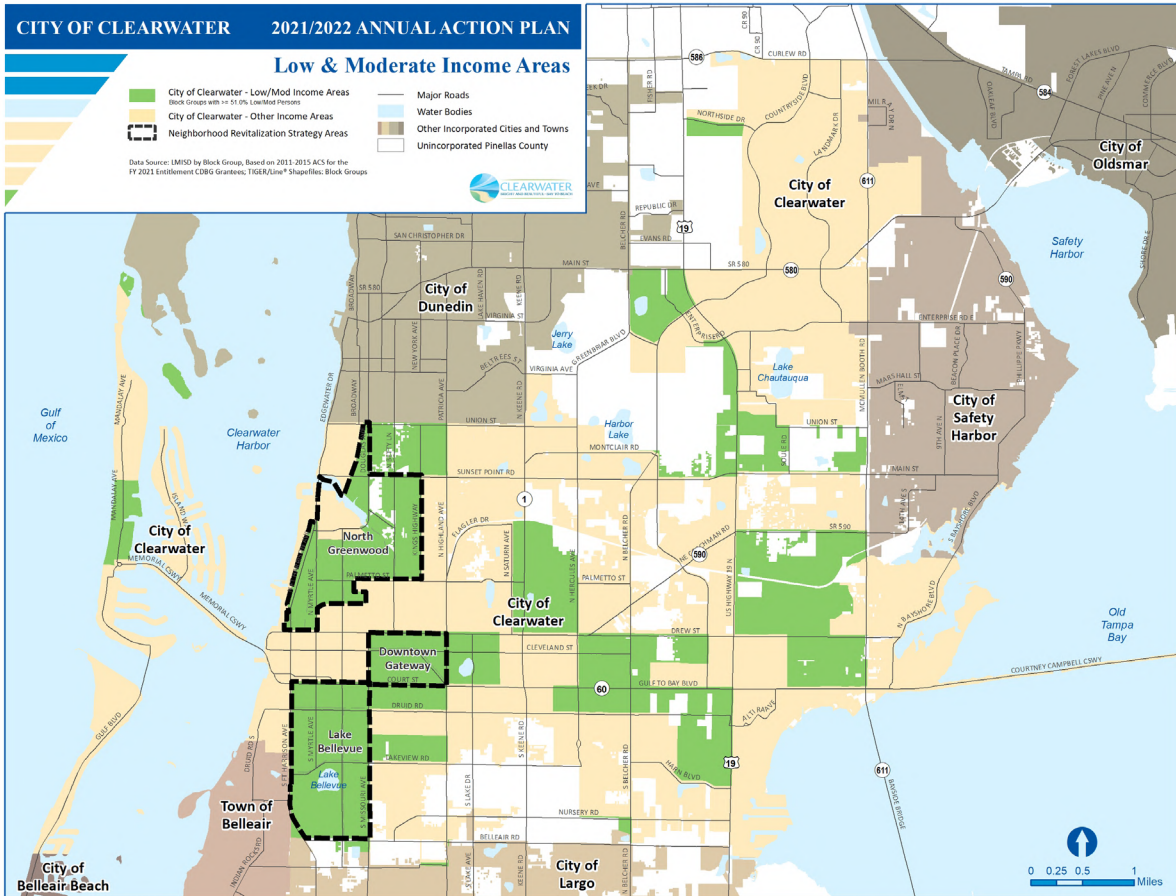
For the 2021/2022 Action Plan, the City of Clearwater will provide direct assistance to low- and moderate-income areas and approved Neighborhood Revitalization Strategy Areas (NRSAs) of the City. The geographic distribution of funding percentages shown in **Table 8** is misleading since few projects are solely concentrated in a specific NRSA. Most projects are not solely concentrated in a NRSA but are included in the citywide low- and moderate-income areas and multiple NRSAs. These percentages include projects that will benefit multiple areas. See **Map 1** titled, “Low- and Moderate-Income Areas” for a graphical representation of low- and moderate-income area locations. See **Map 2** titled, “Neighborhood Revitalization Strategy Areas Map” for the locations of the City’s strategy areas. [Maps are included in the **Appendix**.]

### GEOGRAPHIC DISTRIBUTION

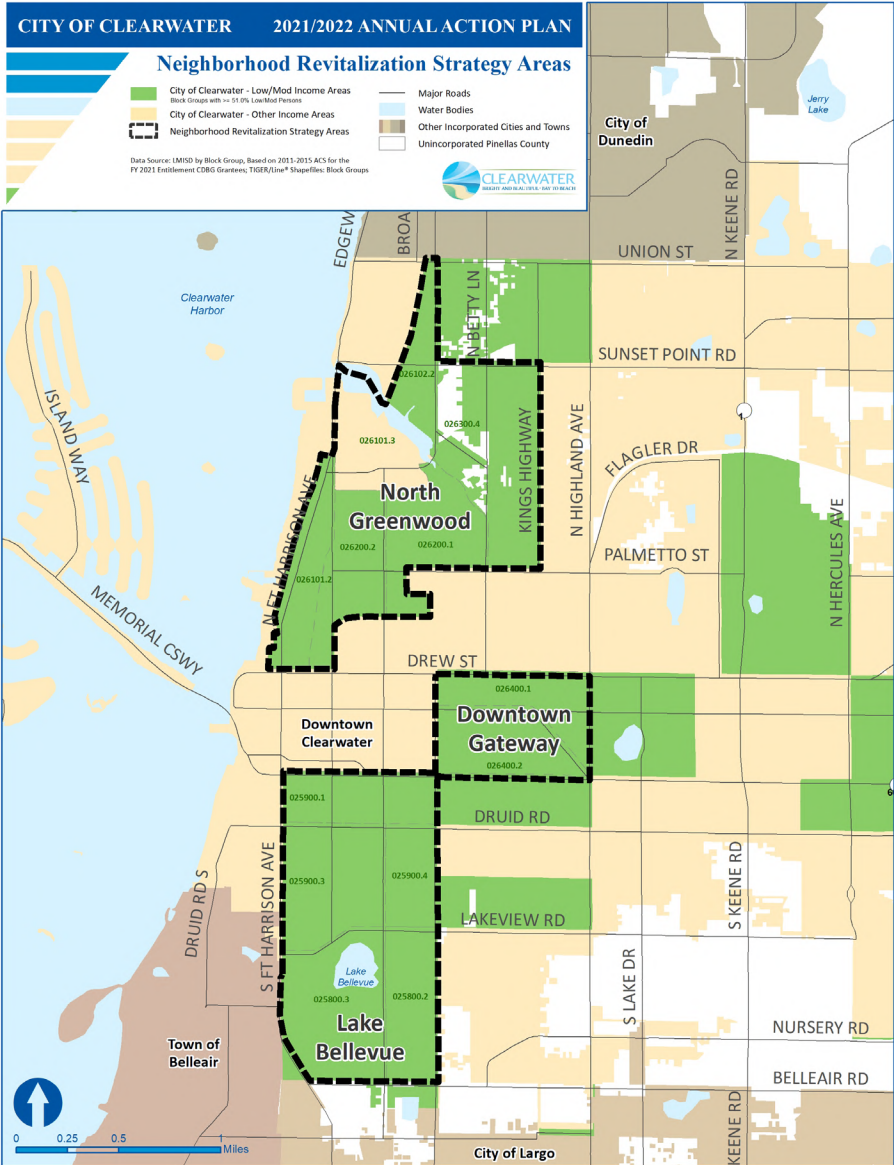
Target Area	Percentage of Funds
Lake Bellevue NRSA	4%
Citywide Low- and Moderate-Income Areas	85%

**Table 8 – Geographic Distribution**

Map 1 – Low- and Moderate-Income Areas



**Map 2 – Neighborhood Revitalization Strategy Areas Map**



## **RATIONALE FOR THE PRIORITIES FOR ALLOCATING INVESTMENTS GEOGRAPHICALLY**

Four (4) areas have been designated as either Local Target Areas or Strategy Areas within the City of Clearwater. These are Citywide Low- and Moderate-Income Areas, North Greenwood Neighborhood Revitalization Strategy Area, Lake Bellevue Neighborhood Revitalization Strategy Area, and Downtown Gateway District Neighborhood Revitalization Strategy Area. These neighborhoods were identified in previous Consolidated Plans and updated in the current 2020-2024 Consolidated Plan. The designation of Local Target Areas and Strategy Areas increases the potential for coordinated planning and investment. The areas selected for the 2020-2024 Consolidated Plan were confirmed through the citizen participation process, which included service provider and community meetings, as well as meetings with staff of the City's Economic Development and Housing Department. Each of these areas meets the eligibility requirements for low- and moderate-income benefit. While Local Target Areas and Strategy Areas allow the City to plan and invest in a coordinated manner, they do not limit the City from expending funds in other areas of Clearwater that also meet the eligibility requirements for low- and moderate-income benefit.

## **DISCUSSION**

The City of Clearwater has identified 43 projects to implement the goals of the Consolidated Plan's Strategic Plan during the second year of the 2020-2024 Consolidated Plan. These projects benefit low- and moderate-income persons Citywide and within the City's Neighborhood Revitalization Strategy Areas. Projects with Citywide benefit include activities related to housing, homelessness, non-homeless special needs, community development and public services, and economic development that meet the needs of income-eligible persons or households. Program administration activities also provide indirect Citywide benefit.

# AFFORDABLE HOUSING

## AP-55 Affordable Housing – 91.220(g)

### INTRODUCTION

The City of Clearwater places a high priority on providing housing assistance, such as homebuyer education/counseling and Fair Housing activities, to promote homeownership. Additionally, the City facilitates the construction of new affordable housing units to increase the supply of affordable housing and thereby address demand. These priority needs shall be addressed, in part, by local non-profit organizations and developers that construct affordable housing for lower-income, first-time homebuyers. The City will also continue to deliver its housing rehabilitation and down payment assistance programs to income-eligible households.

The Annual Action Plan must specify goals for the number of homeless, non-homeless, and special needs households to be supported during the program year. These numbers are shown in the following tables and are inclusive of the affordable housing activities shown in **AP-20**, in addition to other planned housing activities identified in **AP-35** and **AP-38**. Section **AP-55** (see **Table 9** and **Table 10**) indicates the number of households to be supported through specific activities, including rental assistance, production of new units, rehabilitation of existing units, or acquisition of existing units. For the purposes of this section, the term “affordable housing” is defined in the HOME regulations 24 CFR 92.252 for rental housing and 24 CFR 92.254 for homeownership. [This section replaces the former HUD Table 3B.]

One Year Goals	Number of Households to be Supported
Homeless	0
Non-Homeless	174
Special-Needs	0
<b>Total</b>	<b>174</b>

**Table 9 – One Year Goals for Affordable Housing by Support Requirement**

One Year Goals	Number of Households Supported Through
The Production of New Units	125
Acquisition of Existing Units	32
<b>Total</b>	<b>174</b>

**Table 10 – One Year Goals for Affordable Housing by Support Type**

## **DISCUSSION**

The City will continue to deliver its long-standing housing programs, including housing rehabilitation and down payment assistance, coordinate with non-profit organizations and developers that construct affordable housing, and support homebuyer education/counseling and Fair Housing activities. These housing activities will support 174 households through a combination of production of new units, rehabilitation of existing units, or acquisition of existing units through direct financial assistance to homebuyers. Additionally, the City will support 172 households through housing-related public services (e.g., homebuyer education/counseling).

## AP-60 Public Housing – 91.220(h)

### INTRODUCTION

This section of the Annual Action Plan describes what actions the City of Clearwater will take during the 2021/2022 program year to carry out the public housing strategy identified in the Consolidated Plan's Strategic Plan. The Clearwater Housing Authority (CHA) administers housing assistance for lower income persons and households in the greater Clearwater area. The operations of the CHA are funded through annual appropriations from the U.S. Department of Housing and Urban Development (HUD). Assistance includes public housing, tenant-based vouchers (Housing Choice Vouchers or HCVs), and special purpose voucher activities. Combined, these activities supply approximately 1,653 publicly assisted housing units in the greater Clearwater area. [Source: HUD PIC, HA Profiles, accessed June 2021]

### ACTIONS PLANNED DURING THE NEXT YEAR TO ADDRESS THE NEEDS TO PUBLIC HOUSING

The City of Clearwater works cooperatively with Pinellas County, the CHA, and private entities to provide public and subsidized housing within Clearwater. The CHA administers public housing for seniors and families in addition to the HCV program that provides financial rental assistance to income-eligible individuals and families. The CHA and other housing providers in the community continuously seek to rehabilitate the supply of housing affordable to lower-income residents. Although the CHA recently renovated some of its public housing units, the CHA is undergoing a voluntary conversion that started in 2020. During conversion, the CHA will ensure that residents are housed through vouchers and coordination with other housing providers. Any proceeds from the sale of public housing properties will be reinvested in affordable housing. The City will continue to coordinate housing referrals with the CHA, as well as the Pinellas County Housing Authority, in the delivery of the City's CDBG and HOME housing programs.

### ACTIONS TO ENCOURAGE PUBLIC HOUSING RESIDENTS TO BECOME MORE INVOLVED IN MANAGEMENT AND PARTICIPATE IN HOMEOWNERSHIP

The CHA has an ongoing management program in place to involve residents in its operations. Additionally, through the 2021/2022 Action Plan, the City of Clearwater will support homebuyer education/counseling, Fair Housing, and housing placement activities that could facilitate the transition from public housing to homeownership.

### IF THE PHA IS DESIGNATED AS TROUBLED, DESCRIBE THE MANNER IN WHICH FINANCIAL ASSISTANCE WILL BE PROVIDED OR OTHER ASSISTANCE

The Clearwater Housing Authority is not designated as troubled.

### DISCUSSION

Affordable housing needs are met by multiple service providers in the greater Clearwater area. The CHA currently administers public housing units and tenant-based vouchers (HCVs). Although the CHA is undergoing voluntary conversion of its public housing properties, the CHA will continue to administer vouchers and ensure that residents are housed in coordination with other housing providers. The City



will continue to coordinate referrals with the CHA to connect lower income residents with housing options.

# AP-65 Homeless and Other Special Needs Activities – 91.220(i)

## INTRODUCTION

This section of the Annual Action Plan describes what actions the City of Clearwater will take during the 2021/2022 program year to carry out the homeless strategy identified in the Consolidated Plan's Strategic Plan. Additionally, this section describes any action related to the supportive housing needs of non-homeless special needs persons at risk of homelessness.

The Pinellas County Homeless Leadership Alliance (HLA), a nonprofit 501(c)(3), serves as the Continuum of Care (CoC) Lead Agency, Collaborative Applicant, and HMIS Lead Agency. The HLA provides supplemental services, coordination, and funding management to carry out the policy goals of the CoC. The mission of the HLA is to provide leadership in the planning, development, and alignment of community advocacy, resources, and strategies to prevent, divert, and end homelessness in Pinellas County. The HLA, as the lead agency for the CoC, is the organization most suited to addressing the needs of homeless persons in the greater Clearwater area.

Consistent with the Consolidated Plan's Strategic Plan, the City of Clearwater will pursue the goal of helping to prevent and reduce homelessness in Clearwater. It is the City's objective to support the activities of the HLA and other members of the region's CoC that represents a countywide consortium of homeless service providers.

*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

The HLA conducts an annual Point-in-Time homeless count and prepares a Homeless Assessment Report, both of which document the extent of homelessness in the community. Furthermore, the City received input on homeless needs during the Consolidated Plan public meetings and community survey. The priority needs of the homeless include facilities/services for homeless adults and families, facilities/services for homeless youth and youth aging out of foster care, case management, nutrition/food services, and employment assistance/job training toward self-sufficiency.

Outreach to the homeless is done by the Continuum of Care's Street Outreach Teams that cover major parts of Pinellas County five days per week. The Street Outreach Teams are the center of the CoC's efforts to find and engage street homeless, in place, since late 2006. Each Street Outreach Team is composed of one law enforcement officer and one case manager. Additionally, Street Outreach Teams focus on finding unaccompanied youth. Relatedly, the Veterans Administration funds Veterans Outreach for that population.

All the outreach personnel meet bi-monthly to discuss problems, identify increases/decreases in specific populations, problem-solve, and meet with providers of emergency mats and beds. Law enforcement staff members train their police departments on working with street homeless persons. Once a street

homeless individual or family seeks assistance, they are encouraged to go to Safe Harbor, the County's emergency homeless shelter and jail diversion program where they are assigned a case manager for assessment and referral to services, etc. Unaccompanied youth are referred to Family Resources and other youth programs to get them off the street. Street Outreach Teams also process individuals for entrance to Pinellas Hope, another homeless shelter operated by Catholic Charities.

The HLA also partners with the Juvenile Welfare Board's Children's Services Council and 2-1-1 Tampa Bay Cares on the Family Services Initiative (FSI) that works with families in need. The goal of the FSI is to prevent homelessness while working on longer term issues and to have one place for families to make initial contact for help. FSI is publicized widely as the place for homeless and at-risk families to go for help. Homeless and at-risk families call 2-1-1 and are directed to specific triage staff for short assessment.

For the second-year Action Plan, the City of Clearwater will support four (4) case management activities, through Kimberly Home, Hope Villages of America (Grace House), St. Vincent de Paul Community Kitchen and Resource Center, and WestCare Gulfcoast Florida, to assess the individual needs of homeless and special needs persons at risk of homelessness, including unsheltered persons.

### **ADDRESSING THE EMERGENCY SHELTER AND TRANSITIONAL HOUSING NEEDS OF HOMELESS PERSONS**

As previously mentioned, the HLA annually conducts a Point-in-Time homeless count and prepares a Homeless Assessment Report, both of which document the extent of homelessness in the community. In addition to other metrics, these reports identify the number of individuals or families in emergency shelter or transitional housing.

In the Clearwater area, homeless facilities such as emergency shelter and transitional housing are provided by churches and non-profit organizations, including but not limited to Homeless Emergency Project (Homeless Empowerment Program or H.E.P.), Kimberly Home, Boley Centers, Hope Villages of America, Salvation Army, and Family Resources (SafePlace2B), among others. Additionally, the HLA maintains an online map-based directory targeted to homeless persons that includes contact information for emergency shelter, food and clothing assistance, and transitional housing services. This directory also includes a map of Pinellas Suncoast Transit Authority (PSTA) bus routes.

The City makes it a goal of the Consolidated Plan to prevent and reduce homelessness in Clearwater by supporting programs that offer shelter facilities and beds for the homeless, and by assisting agencies that engage in homeless prevention and service programs. For the second-year Action Plan, the City will support one (1) emergency shelter activity through Hope Villages of America by improving the Grace House facility that serves homeless adults and families, and one (1) transitional shelter activity by improving the Kimberly Home facility that serves homeless pregnant women.

**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**

The City will support, in coordination with the HLA, activities to end chronic homelessness in Clearwater. CoC member agencies actively work to assist homeless individuals and families with making the transition to more permanent housing and preventing such persons from becoming homeless again.

CoC member agencies support a “Housing First” approach to provide housing options regardless of whether individuals or families meet otherwise common prerequisites for housing. National resource around “Housing First” suggests that individuals and/or head-of-household members who have been homeless are more successful in achieving self-sufficiency when housing stability is acquired first, regardless of whether they are sober or financially self-sufficient in the beginning. Once their housing situation is stabilized, their ability to achieve sobriety, financial stability, or overcome other common barriers to housing dramatically improves. This is typically achieved by rapid-rehousing and other interim housing strategies such as targeted transitional or permanent supportive housing to obtain housing quickly, increase self-sufficiency, and stay housed.

For the second-year Action Plan, the City will support one (1) permanent supportive housing activity, through H.E.P., by improving a H.E.P. facility that provides housing to homeless persons with disabilities, including Veterans. Additionally, the City will continue to support an array of activities that, when combined, may shorten the duration of homelessness, help persons transition to more stable housing, and/or provide access to affordable housing. Such activities may include case management, emergency shelter and transitional housing, behavioral and mental health services, supportive services for the elderly, facilities for the disabled, referrals to appropriate housing providers, affordable housing unit construction or rehabilitation, homebuyer education, down payment assistance, and access to economic opportunities.

**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.**

For the second-year Action Plan, the City of Clearwater will continue to coordinate referrals for facilities and services available in the community that support lower-income individuals. In addition to

programmed case management activities through Kimberly Home, Hope Villages of America (Grace House), and WestCare Gulfcoast Florida, the City will support case management and facility improvements at the St. Vincent de Paul Community Kitchen and Resource Center, which is also used by the Pinellas Ex-Offender Re-Entry Coalition (PERC). The Community Kitchen and Resource Center provides not only case management, but referrals to other resources and programs depending on client needs. Such programs include PERC's STARS and MOVE UP programs, which provide job training and skills toward self-sufficiency.

The City will also continue to work with housing and homeless service providers to implement a cohesive, communitywide discharge coordination policy. Such policy must be successfully implemented to ensure that persons being released from publicly funded institutions do not become homeless upon release. Other examples of such efforts, in addition to PERC, include the Pinellas County Sheriff Department's Operation PAR, which allows ex-offenders to receive substance abuse treatment, and the State's "Transition from Prison to Community Initiative" (TPCI).

## **DISCUSSION**

For the second-year Action Plan, the City will support the following activities toward the goal of preventing and reducing homelessness:

- Homeless Emergency Project (Homeless Empowerment Program or H.E.P.) – Funding to improve permanent supportive housing facility for homeless individuals with disabilities, including Veterans (32 persons assisted).
- Hope Villages of America – Funding to renovate/expand Grace House emergency shelter (100 persons assisted) and salary support for case management (100 persons assisted).
- Kimberly Home – Salary support for case management at transitional housing facility (38 persons assisted).
- St. Vincent de Paul – Funding to renovate/expand Community Kitchen and Resource Center (490 persons assisted) and salary support for case management (96 persons assisted).

In total, these activities will assist an estimated 234 persons during the second-year Action Plan through case management to either prevent homelessness or reduce the duration of homelessness. Additionally, the City will support the rehabilitation of three (3) homeless facilities (H.E.P. Permanent Supportive Housing, Hope Villages of America Grace House, and St. Vincent de Paul Community Kitchen and Resource Center) that will serve 622 persons in total.

For the second-year Action Plan, the City has programmed an array of homeless activities to address the need for case management and facilities and services for homeless adults and families. The City will continue to coordinate with the HLA and Continuum of Care, including numerous homeless service providers operating in the greater Clearwater area.

## AP-75 Barriers to affordable housing – 91.220(j)

### INTRODUCTION

This section of the Annual Action Plan summarizes actions the City of Clearwater will undertake during the program year to reduce barriers to affordable housing and influence whether the cost of housing or the incentives to develop, maintain, or improve affordable housing are affected by public policies, particularly those of the local jurisdiction. Such policies may include land use controls, zoning ordinances, building codes, and policies that affect the return on residential investment.

### **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**

The City of Clearwater has several strategies that it utilizes to remove or ameliorate the negative effects of public policies that are barriers to affordable housing. These strategies are documented in the City's 2021 Local Housing Assistance Plan (LHAP), which is a reporting requirement of the State Housing Initiatives Partnership (SHIP) program. The City's ongoing actions to remove or ameliorate the barriers to affordable housing, as identified in the City's LHAP and Local Housing Incentive Strategies (LHIS) documents, include the following:

- Expedited review process for permitting
- Modification of fees
- Flexible densities
- Infrastructure capacity
- Accessory dwelling units
- Parking reductions
- Flexible lot configurations
- Modification of street requirements
- Pre-adoption policy consideration
- Inventory of public lands
- Proximity to transportation, employment, and mixed-use development
- Adaptive reuse
- Land development code
- Communication and marketing of affordable housing
- Financing
- Partnerships

These barriers to affordable housing are explained in more detail in the **SP-55** section of the Consolidated Plan, as well as the source LHAP and LHIS documents on file at the City's Economic Development and Housing Department.

## **DISCUSSION**

The City of Clearwater will continue to implement strategies to remove or ameliorate the negative effects of public policies that are barriers to affordable housing. These strategies are detailed in the City's 2021 LHAP report. Of note, the City recently coordinated with Pinellas County to prepare a regional Analysis of Impediments to Fair Housing Choice report, which was completed in 2020. The City also currently participates in the Advantage Pinellas Housing Compact and the Pinellas County Countywide Housing Strategy, which are joint programs for the provision of affordable housing.

## AP-85 Other Actions – 91.220(k)

### INTRODUCTION

This section of the Annual Action Plan describes the City of Clearwater’s planned actions to carry out the following strategies in the Consolidated Plan’s Strategic Plan:

- Foster and maintain affordable housing;
- Evaluate and reduce lead-based paint hazards;
- Reduce the number of poverty-level families;
- Develop institutional structure; and
- Enhance coordination.

In addition, the City has identified obstacles to meeting underserved needs and proposed actions to overcome those obstacles.

### ACTIONS PLANNED TO ADDRESS OBSTACLES TO MEETING UNDERSERVED NEEDS

The major obstacle to meeting underserved needs is the lack of financial resources among housing and public service providers that support the City of Clearwater’s institutional delivery structure.

To address such obstacles, the City will administer CDBG funds to pursue the goal of enhancing the living environment for persons in low- and moderate-income areas through community development activities, public service programs, and the elimination of blight. Priority will be given to the City’s Neighborhood Revitalization Strategy Areas, where need is greatest, when opportunities present. The City will also pursue the goal of expanding the accessibility and coordination of social services to the City’s special needs population.

Some of the programmed activities to meet underserved needs during the second year include, but are not limited to, the following:

- Clearwater Neighborhood Housing Services – Facility improvements to support a Head Start program in the North Greenwood NRSA
- Directions for Living – Facility improvements to support mental and behavioral health services
- Pinellas County Ex-Offender Re-Entry Program – Facility improvements and case management to support an ex-offender re-entry program in the Downtown Gateway District NRSA
- Clearwater MLK Jr. Neighborhood Center – Facility improvements to benefit low- and moderate-income residents of the North Greenwood NRSA
- R’Club Early Learning Academy – Facility improvements at two Early Learning Academy locations in the North Greenwood NRSA and Downtown Gateway District NRSA
- Pinellas Opportunity Council – Chore services program serving the elderly
- InterCultural Advocacy Institute – Salary support for leadership program benefitting low- and moderate-income youth
- Gulfcoast Legal Services – Salary support for legal services program benefitting low- and moderate-income persons



- WestCare Gulfcoast Florida – Case management services for substance abuse treatment

Additional activities to meet underserved needs are described previously with regard to homelessness (**AP-65**) and subsequently with regard to affordable housing and economic development (**AP-85**, as follows).

### **ACTIONS PLANNED TO FOSTER AND MAINTAIN AFFORDABLE HOUSING**

Consistent with the Consolidated Plan’s Strategic Plan, the City of Clearwater will pursue the goal of providing availability of, and access to, decent affordable housing for the residents of the City. To this end, the City has programmed 17 housing activities that meet the following objectives of the Strategic Plan:

- Preserve the existing housing stock.
- Increase the availability of affordable housing units.
- Assist qualified low- and moderate-income households to become homeowners through supporting agencies that provide housing counseling.
- Provide mortgage assistance for low- and moderate-income homebuyers.

Programmed activities to foster and maintain affordable housing during the second year include the following:

- Owner and renter housing rehabilitation program
- Construction of new owner and renter occupied housing
- Community Housing Development Organization (CHDO) housing activities
- Revolving Loan Program to offer loans for homeowners and non-profit agencies for eligible housing activities

These activities preserve the existing housing stock through rehabilitation of aging units, increase the availability of affordable housing through new construction, and improve access to affordable housing through homebuyer education and down payment assistance for qualified low- and moderate-income households.

### **ACTIONS PLANNED TO REDUCE LEAD-BASED PAINT HAZARDS**

The City will continue to include lead-based paint education and mitigation measures in all housing rehabilitation activities and, if needed, will identify and apply for additional funding resources to finance abatement. Contractors are required to be trained and certified to supervise removal of lead-based paint hazards to comply with HUD regulations. Furthermore, subrecipients of the City’s CDBG and HOME funding devise their own lead-based paint hazard programs to comply with HUD regulations for rehabilitation projects.

Additionally, the City will continue to coordinate with agencies in the Clearwater area that screen residents for elevated blood levels (EBL) and inspect housing units for lead-based paint hazards. These agencies include the Pinellas County Health Department and the Clearwater and Pinellas County housing authorities, among others.

## **ACTIONS PLANNED TO REDUCE THE NUMBER OF POVERTY-LEVEL FAMILIES**

According to the 2015-2019 American Community Survey (ACS) estimates, 15.4% of people living in the City of Clearwater are below poverty level. To combat this trend, the City will continue to coordinate with various agencies that support poverty-level families. These agencies also provide services to other homeless and non-homeless special needs populations, as well as low- and moderate-income families. Such services include referrals to affordable housing, employment assistance/job training, and other activities to promote economic opportunity.

Additionally, through the Economic Development and Housing Department, the City will promote economic opportunity by providing technical assistance to small businesses and job training programs. For the second-year Action Plan, the City will support such programs, including those offered by the Pinellas Ex-Offender Re-Entry Coalition (e.g., STARS and MOVE UP programs), Tampa Bay Black Business Investment Corp. (microenterprise assistance), and Hispanic Business Initiative Fund of Florida/Prospera (microenterprise assistance). The City will also support the InterCultural Advocacy Institute's Youth Leadership Partnership Program. These programs provide advocacy and mentoring toward self-sufficiency and academic, employment, and business success.

## **ACTIONS PLANNED TO DEVELOP INSTITUTIONAL STRUCTURE**

The City of Clearwater has a strong institutional delivery structure. The City will continue to work with its own departments and various housing and public service providers, as well as their programs, to expand opportunities and to make continuous improvements to the institutional delivery structure. Continued actions will include solicitation of feedback on referral processes and other means of coordination between such providers and the City of Clearwater.

For the second-year Action Plan, the City will support an array of activities that strengthen the institutional delivery structure's ability to serve persons of low- and moderate-income, persons with special needs, and the homeless. These activities include, but are not limited to, facilities and case management for homeless adults and families; mental and behavioral health services; public services for the elderly and youth; improvements to community buildings and resource centers; code enforcement/blight elimination; building façade improvements; economic opportunity and business assistance; housing legal services and referrals to appropriate housing providers; affordable housing unit construction or rehabilitation; homebuyer education; and down payment assistance.

## **ACTIONS PLANNED TO ENHANCE COORDINATION BETWEEN PUBLIC AND PRIVATE HOUSING AND SOCIAL SERVICE AGENCIES**

The City of Clearwater will continue to coordinate with housing and public service providers to develop an effective institutional delivery structure and enhance interagency coordination.

The City continues to work with regional housing authorities, such as the Clearwater Housing Authority and Pinellas County Housing Authority, to improve access to public housing and tenant-based rental assistance. Although the funding for public housing authorities is limited, and competition for affordable housing is high, these agencies continue to provide housing-related activities, such as rental assistance,

rehabilitation, and new construction, for low-income persons. Input from public housing authorities is regularly solicited during preparation of the City's Annual Action Plan.

Additionally, the City promotes coordination between non-profit and private for-profit housing providers through its Neighborhood and Affordable Housing Advisory Board (NAHAB), through the SHIP-mandated Affordable Housing Advisory Committee (AHAC) in conjunction with the LHAP and LHS reports, and through the annual Action Plan process. Moreover, annual meetings in conjunction with the Action Plan provide an opportunity for these providers to interact.

Public service providers in the greater Clearwater area provide a wide array of services for low- and moderate-income persons. These organization typically have a specific target population that they serve (e.g., the homeless, persons with special needs, low-income families, etc.), and accordingly possess a level of knowledge and expertise that is invaluable when identifying underserved needs. The continuation and expansion of these public services will be encouraged over the second year by means of matching programs with funding, as available. The City recognizes that improved coordination between housing and public service providers is regularly solicited during preparation of the City's annual Action Plan.

## **DISCUSSION**

For the second-year Action Plan, the City will support activities that will address underserved needs through community development and public services; foster and maintain affordable housing through rehabilitation, new construction, and homebuyer assistance; reduce lead-based paint hazards through responsible rehabilitation; reduce the number of poverty-level families through a combination of mentoring and economic development; and develop institutional delivery structure through a network of community partners, including the City and its departments. Additionally, the City will continue to encourage coordination between public housing authorities, non-profit and private for-profit housing providers, and public service providers through the NAHAB and AHAC, annual Action Plan participation, and regular day-to-day referrals through the Economic Development and Housing Department.

# PROGRAM SPECIFIC REQUIREMENTS

## AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

### INTRODUCTION

This section addresses the program-specific requirements for the Annual Action Plan.

### COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

#### REFERENCE 24 CFR 91.220(L)(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.

Available Program Income	Amount
	\$0
	\$0
	\$0
<b>Total Program Income</b>	<b>\$99,100</b>

### OTHER CDBG REQUIREMENTS

Overall Benefit	Amount
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% CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	87.9%

**HOME INVESTMENT PARTNERSHIP PROGRAM (HOME)  
REFERENCE 24 CFR 91.220(L)(2)**

- 1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:**

The City will use funding from the State Housing Initiatives Partnership (SHIP) program and/or the Pinellas County Housing Trust Fund for the matching requirements under the HOME program.

- 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:**

Recaptured funds are HOME funds which are recouped by the City when HOME-assisted homeownership housing does not continue to be the principal residence of the assisted homebuyer for the full affordability period. The City will use the recapture method to obtain these funds. The recapture provision is subject to the limitation that when the recapture requirement is triggered by a sale, voluntary or involuntary, of the housing unit, and there are no net proceeds or the net proceeds are insufficient to repay the HOME investment due, the City can only recapture the net proceeds, if any. The net proceeds are the sales price minus the superior loan repayment and closing costs. This language is included in the loan documents. Such funds will be placed in the City's HOME Investment Trust Fund. These funds will be used by the City for other eligible HOME activities.

- 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:**

See the response to number 2, above.

- 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:**

The City will not use HOME funds to refinance the existing debt for multi-family projects.

**DISCUSSION**

The City of Clearwater anticipates \$99,100 in program income (including \$71,600 from revolving loan program and \$27,500 from other income). Approximately \$1,723,692 is expected from prior-year resources to be carried over (including \$1,180,058 in the Revolving Loan Fund (RLF) and \$543,634 in other prior-year resources). Note that the carried-over RLF amount includes \$587,783 from NSP3 conversion to CDBG. Combined with the entitlement allocation of \$922,626, available CDBG funds total \$2,745,418.

The City has not identified funds for urgent need activities at this time. The percentage of overall benefit to low- and moderate-income persons is expected to be 87.9%. The City has calculated the percentage of overall benefit based on the second program year (2021/2022). This percentage excludes second-year activities related to the removal of slum and blight.

# APPENDIX

[Separate Attachments)

1. **Citizen Participation/Comments**
2. **Grantee Unique Appendices**
3. **SF-424 Forms and Certifications**

## **1. Citizen Participation Comments**

**CITY OF CLEARWATER**

**CITIZEN PARTICIPATION/COMMENTS**



# NOTICE OF FUNDING AVAILABILITY

## CITY OF CLEARWATER, FLORIDA

### FY 2021-2022 ANNUAL ACTION PLAN

# COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM AND HOME INVESTMENT PARTNERSHIPS PROGRAM

The City of Clearwater is estimated to receive **\$837,233** in grant allocation funds under the Community Development Block Grant (CDBG) Program and **\$431,344** in grant allocation funds under the HOME Investment Partnerships (HOME) Program for the Program Year (PY) 2021-2022 beginning October 1, 2021. Funds can only be used in the incorporated limits of the City of Clearwater. However, an agency that is located outside the City may receive funding if they provide documented services for city residents.

Federal funding authorization for the CDBG Program and the HOME Program is through the U. S. Department of Housing and Urban Development. In addition to the grant allocations, the City anticipates that it will receive program income from the federal CDBG and HOME Programs. Other program funds may be available through the Pinellas County Housing Trust Fund (PCHTF) Program in the amount of \$180,000.

These funds will primarily be used for housing, community and economic development activities. A portion of the funds listed above may be used for City conducted and/or sponsored projects and may not be available for allocation to applicants. Federal regulations applicable to these programs dictate funding availability for certain projects. Proposals for new projects will be accepted beginning on February 17, 2021. Suggestions for new projects/activities for FY 2021-2022 may be presented and should address one or more of the following strategies:

- Promote better livable opportunities in the Neighborhood Revitalization Strategy Areas (NRSA); NRSA maps can be located at [www.myclearwater.com/affordablehousing](http://www.myclearwater.com/affordablehousing)
- Promote affordable housing for renters and/or homebuyers
- Promote efforts/activities to end chronic homelessness
- Provide outreach and housing opportunities for homeless individuals and families
- Provide assistance to victims of domestic violence
- Promote economic opportunities for very low- to moderate- income individuals
- Provide assistance to the elderly, persons with disabilities and persons with HIV/AIDS
- Develop public facility projects in the NRSA's
- Promote efforts to reduce lead poisoning in children
- Promote opportunities to end poverty (job training, employability skills, educational attainment and other related activities)
- Promote opportunities to assist public housing residents to become self-sufficient
- Promote opportunities for individuals to reduce their dependency on alcohol and drugs
- Promote fair housing opportunities

Eligible activities may include, but are not limited to, rehabilitation and preservation of buildings and improvements, acquisition and disposition of real property, acquisition, construction, reconstruction, rehabilitation or installation of public facilities and improvements, economic activities and activities by subrecipients to carry out neighborhood revitalization, energy conservation projects and related projects.

Applications for organizations desiring to participate in the City of Clearwater Housing Pool for activities involving down payment assistance/gap financing, land acquisition, new construction and rehabilitation of single and multi-family housing will be accepted from eligible participants on a year-round basis while funds remain available.

The City will be utilizing an online application that can be found by clicking the Apply Here Using Neighborly Software button located at [www.myclearwater.com/affordablehousing](http://www.myclearwater.com/affordablehousing) beginning February 17, 2021. Additional information on utilizing Neighborly Software can be found under the Neighborly Software tab found on the website.

Applications must be submitted via the City's website no later than **11:59 p.m. on March 18, 2021**.

If you have any questions, please feel free to contact Irin Gomez, HUD Programs Administrator, at (727) 562-4032 or [irin.gomez@myclearwater.com](mailto:irin.gomez@myclearwater.com).

LEGAL NOTICE

**NOTICE OF FUNDING  
AVAILABILITY  
CITY OF CLEARWATER,  
FLORIDA  
FY 2021-2022 ANNUAL  
ACTION PLAN  
COMMUNITY DEVELOPMENT  
BLOCK GRANT PROGRAM  
AND  
HOME INVESTMENT  
PARTNERSHIPS PROGRAM**

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- Promote efforts to reduce lead poisoning in children
- Promote opportunities to end poverty (job training, employability skills, educational attainment and other related activities)
- Promote opportunities to assist public housing residents to become self-sufficient
- Promote opportunities for individuals to reduce their dependency on alcohol and drugs
- Promote fair housing opportunities

Eligible activities may include, but are not limited to, rehabilitation and preservation of buildings and improvements, acquisition and disposition of real property, acquisition, construction, reconstruction, rehabilitation or installation of public facilities and improvements, economic activities and activities by subrecipients to carry out neighborhood revitalization, energy conservation projects and related projects.

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2/17/2021

000110019-01

## Warner, Amanda

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**From:** Lane, Charles <Charles.Lane@myclearwater.com>  
**Sent:** Tuesday, February 16, 2021 2:07 PM  
**To:** Albert Lee; ALott@DirectionsforLiving.org; Amarela Peqini finance@hispanicoutreachcenter.org; Amy Meek (AMeek@habitatpwp.org); Anil Mehta; Ann Rood; Arthur O'Hara, MSW; Ashley Lowery; Augusto Sanabria; Belinda Becton-McAbee; Carmen Lundy (clearwatermlkcenter@gmail.com); Carolyn King; Carrie Vitale (carrie@tampabaycdc.org); Charles Young; Charrie Moscardini; Cheryl Hudson (clhudson@cnhs1.org); Debra Ballinger; Debra Johnson; Ellen Stoffer; Erika Escamilla (erikaep84@gmail.com); Fabian Yepez; Frances Pheeny; Francis Berrios (francisb@gulfcoastlegal.org); Isay Gulley; J. David Page; Jaclyn Boland; Jai Hinson; James Dates (james.dates@westcare.com); Janet Hooper; Jodi Duda; Kate Kelly; Kathleen Prossick; Kathleen Russell; Ken Rush; Kirk Smith; Libby Stone; Lisa Alchin; Lisa Lopez (accounting@kimberlyhome.org); Lisa Matzner; Malika McCluster (JNesbitt); Maranda Douglas (mdouglas@fyicp.org); Marta Labiosa; Melinda Perry; Michael Bauer; Michael Brown (mbrown@miraclesoutreach.org); Mike Sutton; mwalker@miraclesoutreach.org; Pat Weber; Peter Scalia; Renee Welch; Rhonda Cole; Sheldon Hershman; Summer Gray (sgray@directionsforliving.org); Sylvia Alvarez; Tammy Greer; Valentina Nishku (valentina.nishku@westcare.com); Wanda Weber; Wendy Merson (wmerson@directionsforliving.org); Dania Perez  
**Cc:** Sanderson, Denise; Gomez, Irin; Malcolm-Smith, Terry; Grande, Kara; Douglas, Brenda; Warner, Amanda; Napper, Robert  
**Subject:** Grant Application Period - City of Clearwater Economic Development & Housing Department  
**Attachments:** FY 2021-2022 CDBG - HOME NOFA-FINAL-02012021).pdf

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### This message originated from outside your organization

You are receiving this email because you are a potential grant applicant for the City of Clearwater's Community Development Block Grant (CDBG) program and/or the HOME Investment Partnership (HOME) program funded by the United States Department of Housing & Urban Development. Our grant application will go live tomorrow, February 17. A Notice of Funding Availability is attached. Starting tomorrow you will be able to access the City's Affordable Housing & Community Development landing page and start an application - [www.myclearwater.com/affordablehousing](http://www.myclearwater.com/affordablehousing)

There will also be a subrecipient training session scheduled for Wednesday, March 3. The training will be held on the Zoom platform and will be structured to help you complete an eligible application. If you plan to apply during this year's grant application period, your attendance at the training session is strongly encouraged. If you or a representative from your organization attends the meeting, your application will receive additional points as applications are reviewed and scored. A higher score may result in a higher percentage of a funding request being approved. Information regarding this training will be posted on the website (link above).

Thank you for your interest in assisting Clearwater residents.

Chuck Lane, Assistant Director  
Economic Development & Housing Department  
City of Clearwater  
One Clearwater Tower  
600 Cleveland St, Suite 600  
Clearwater, FL 33755

Office Phone - (727)562-4023  
Cell Phone - (727)742-1304  
Fax - (727)562-4037

## CLEARWATER COVID-19 INFORMATION



BRIGHT AND BEAUTIFUL

83°F

- NEWS & INFO
- RESIDENTS
- VISITORS
- BUSINESS
- GOVERNMENT
- HOW DO I...

- Affordable Housing
  - Neighborny Software
  - + Assistance Programs
  - Notice of SHIP Funding Availability
  - Plans and Reports
  - Where to get help
  - Maps
  - + Documents
  - + Homeless Initiative
  - Contact Us

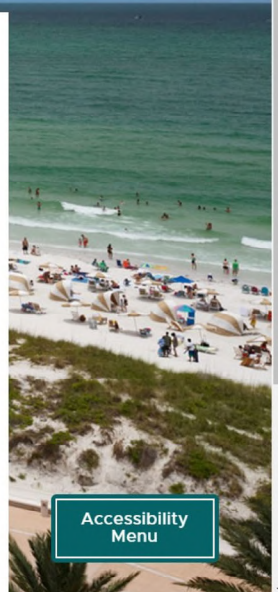
Government » City Departments » Affordable Housing »

## NEIGHBORLY SOFTWARE

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## Virtual Meeting (Zoom) Attendance

### March 3, 2021 - Subrecipient Grant Application Workshop (i.e., Technical Assistance Meeting)

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#	Organization
2	Artz 4 Life Academy
2	Bright Community Trust
6	Clearwater Neighborhood Housing Services, Inc.
2	Directions for Living
2	Homeless Emergency Project, Inc.
2	Gulfcoast Legal Services, Inc
1	Habitat for Humanity
2	Hope Villages of America (formerly RCS Pinellas)
2	InterCultural Advocacy Institute (dba: Hispanic Outreach Center)
1	Miracles Outreach CDC
2	MLK Center, North Greenwood
1	PCHA
1	Pinellas Opportunity Council - Chore Services Program
2	Prospera
1	R'Club Child Care, Inc. for Breeden Project/Gateway Project
1	Tampa Bay CDC
2	Tampa Bay BBIC
1	The Kimberly Home
1	Wade Trim (Non-Participatory Role)
2	WestCare Gulfcoast Florida, Inc

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**36 TOTAL ATTENDEES (NON-CITY STAFF)**

## Virtual Meeting (Zoom) Attendance

### April 15, 2021 - Technical Review Committee Meeting

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#	Organization
1	Clearwater City Clerk (City Staff)
2	Clearwater Economic Development and Housing Department (City Staff)
1	Clearwater Neighborhood Coordinator (City Staff)
1	Clearwater Urban Leadership Coalition
1	Homeless Leadership Alliance
1	Salvation Army (also member of NAHAB)
1	Wade Trim (Non-Participatory Role)

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**8 TOTAL ATTENDEES**

# City of Clearwater

*Main Library - Council Chambers  
100 N. Osceola Avenue  
Clearwater, FL 33755*



## Meeting Agenda

Tuesday, April 13, 2021

9:00 AM

Main Library - Council Chambers

### Neighborhood and Affordable Housing Advisory Board

**1. Call To Order**

**2. Approval of Minutes**

- 2.1 [ID#21-9043](#) Approve the March 9, 2021 NAHAB Meeting Minutes

**3. Citizens to be Heard Regarding Items Not on the Agenda**

**4. New Business Items**

- 4.1 [ID#21-9044](#) Presentation by Applicants for Community Development Block Grant funding for Public Service programs, Public Facility improvements and Economic Development programs.

**5. Old Business Items**

**6. Director's Report**

**7. Board Members to be Heard**

**8. Adjourn**



# City of Clearwater

*Main Library - Council Chambers  
100 N. Osceola Avenue  
Clearwater, FL 33755*



## Meeting Agenda

Tuesday, May 11, 2021

9:00 AM

Main Library - Council Chambers

### Neighborhood and Affordable Housing Advisory Board

**1. Call To Order**

**2. Approval of Minutes**

- 2.2 [ID#21-9189](#) Continue approval of the March 9, 2021 and April 13, 2021 NAHAB Meeting Minutes

**3. Citizens to be Heard Regarding Items Not on the Agenda**

**4. New Business Items**

- 4.1 [ID#21-9191](#) Approve the staff recommended funding allocations in preparation of the 2021/22 Annual Action Plan
- 4.2 [ID#21-9195](#) Staff Presentation by the City of Clearwater's Neighborhood Services Coordinator

**5. Old Business Items**

**6. Director's Report**

**7. Board Members to be Heard**

**8. Adjourn**

# CITY OF CLEARWATER

## PROPOSED PROGRAM YEAR 2021 ANNUAL ACTION PLAN

### 30-DAY PUBLIC COMMENT PERIOD

### PUBLIC HEARINGS

The City of Clearwater is hereby publishing the proposed Annual Action Plan (AAP) for Program Year (PY) 2021 to allocate federal funding from the Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME) under the U.S. Department of Housing and Urban Development (HUD). The AAP identifies projects and activities to be implemented by the City during PY 2021, which begins on October 1, 2021 and ends on September 30, 2022. In addition to the entitlement grant, funding allocations also include anticipated program income generated by the City's Revolving Loan Fund as well as prior-year (i.e., carryover) resources from projects that were either cancelled or completed under budget to be applied toward new projects. CDBG funds are used to provide decent housing, suitable living environments, and economic opportunities to principally benefit low- and moderate-income persons. HOME funds are used to foster private sector partnerships with for-profit and non-profit organizations to develop affordable housing.

The City of Clearwater anticipates an estimated \$922,626 in new CDBG funds, \$99,100 in CDBG program income, and \$1,723,692 in prior-year CDBG resources. The City also anticipates an estimated \$452,259 in new HOME funds, \$150,000 in HOME program income, and \$3,358,202 in prior-year HOME resources. These funds will be programmed to eligible activities under these grant programs.

The list below captures all proposed projects to be funded with CDBG and HOME resources in PY 2021. Funding for these and other projects are estimated resources only and funding amounts may increase or decrease based upon actual program income, prior-year adjustments, and/or final federal funding allocations. Due to these and other factors, the City of Clearwater reserves the right to add or delete projects and/or adjust funding allocations proportionally.

#### **ESTIMATED RESOURCES**

Community Development Block Grant (CDBG) - Entitlement	\$922,626
CDBG - Anticipated Program Income	\$99,100
CDBG - Prior-Year Resources	\$1,723,692
HOME Investment Partnerships Program (HOME) - Entitlement	\$452,259
HOME - Anticipated Program Income	\$150,000
HOME - Prior-Year Resources	\$3,358,202
<hr/>	
<b>TOTAL</b>	<b>\$6,705,879</b>

#### **PROPOSED PROJECTS**

##### **Program Administration**

CDBG	\$181,845
HOME (from Entitlement)	\$45,225
HOME (from Anticipated Program Income)	\$9,800

##### **Housing**

Bright Community Trust (Down Payment Assistance)	\$7,875
Bright Community Trust (Homebuyer Education)	\$15,000
Clearwater Neighborhood Housing Services (Down Payment Assistance)	\$7,875
Clearwater Neighborhood Housing Services (Homebuyer Education)	\$15,000
Tampa Bay Community Development Corp. (Down Payment Assistance)	\$7,875
Tampa Bay Community Development Corp. (Homebuyer Education)	\$15,000
Blue Sky (610 Franklin St.)	\$610,000
Washingon Street Development	\$880,000
Owner-Occupied Rehabilitation	\$422,263
Owner-Occupied Land Acquisition	\$310,725
Owner-Occupied New Construction	\$442,839
Multi-Family Rehabilitation	\$760,000
Multi-Family Land Acquisition	\$457,384
Multi-Family New Construction	\$375,000
Down Payment Assistance (City-Administered, Existing Homes)	\$337,500
Down Payment Assistance (City-Administered, Newly Constructed Homes)	\$236,250
Community Housing Development Organization (CHDO) Set-Aside	\$67,838

##### **Homelessness**

H.E.P. (Affordable Supportive Housing Upgrades)	\$61,588
The Kimberly Home (Resident Advisor Salary Support)	\$22,722
St. Vincent de Paul Community Kitchen and Resource Center (Services)	\$19,213
St. Vincent de Paul Community Kitchen and Resource Center (Facilities)	\$84,530
HOPE Villages/Grace House (Services)	\$21,582
HOPE Villages/Grace House (Facilities, Renovation/Expansion)	\$98,000

##### **Non-Homeless Special Needs**

Directions for Living (Exterior Safety and Security Improvements)	\$83,398
Pinellas Opportunity Council (Chore Services)	\$25,000
WestCare GulfCoast-Florida (Turning Point)	\$22,722

##### **Community Development and Public Services**

Clearwater Neighborhood Housing Services (Business Center Roof Replacement)	\$55,500
Gulf Coast Legal Services (Housing Legal Services)	\$24,969
InterCultural Advocacy Institute (Youth Leadership)	\$25,000
Clearwater MLK Community Center (Facilities, Rehabilitation)	\$93,000
Pinellas Ex-offender Re-entry Coalition (Services)	\$20,352
Pinellas Ex-offender Re-entry Coalition (Facilities, Resource Center Upgrades)	\$98,000
Property Acquisition and Demolition (Slum/Blight Removal)	\$180,884
R'Club (Breden and Gateway Renovations)	\$97,909

##### **Economic Development**

Façade Improvement Program	\$132,546
Hispanic Business Initiative Fund/Prospera (Technical Assistance)	\$50,000
Tampa Bay Black Business Investment Corp. (Technical Assistance)	\$50,000
TBD - Economic Development Projects	\$233,670

<b>TOTAL</b>	<b>\$6,705,879</b>
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The public comment period begins on June 13, 2021 and ends on July 12, 2021. Please send any comments to Chuck Lane, Assistant Director, City of Clearwater Economic Development and Housing Department, P.O. Box 4748, Clearwater, FL 33758-4748 or via telephone at (727) 562-4023 or via email at [charles.lane@myclearwater.com](mailto:charles.lane@myclearwater.com) before 5:00 p.m. on July 12, 2021.

A draft copy of the proposed City of Clearwater PY 2021 Annual Action Plan will be available for public comment beginning June 13, 2021 on the City's website at <https://www.myclearwater.com/government/city-departments/affordable-housing>

Due to the COVID-19 pandemic, hard copies will not be made available at public buildings for review during the public comment period; however, hard copies may be available upon request.

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LEGAL NOTICE

**CITY OF CLEARWATER  
PROPOSED PROGRAM YEAR 2021 ANNUAL ACTION PLAN  
30-DAY PUBLIC COMMENT PERIOD  
PUBLIC HEARINGS**

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# City of Clearwater

*Main Library - Council Chambers  
100 N. Osceola Avenue  
Clearwater, FL 33755*



## Meeting Minutes

Tuesday, July 13, 2021

9:00 AM

Main Library - Council Chambers

## Neighborhood and Affordable Housing Advisory Board

### Roll Call

**Present** 6 - Board Member Peter Scalia, Board Member Gabby Camacho, Vice Chair Kevin Chinault, Chair Camille Hebling, Board Member Carmen Santiago, and Board Member Linda Kemp

**Absent** 1 - Board Member Lindsay Dicus-Harrison

**Also Present** - Denise Sanderson – Economic Development & Housing Director, Chuck Lane – Economic Development & Housing Assistant Director, Patricia O. Sullivan – Board Reporter

Awaiting approval

#### 1. Call To Order

*The Chair called the meeting to order at 9:00 a.m. at the Main Library.*

To provide continuity for research, items are in agenda order although not necessarily discussed in that order.

#### 2. Approval of Minutes

- 2.1 Approve the Minutes of the March 9, 2021; April 13, 2021; and May 11, 2021 NAHAB Meetings

**Member Scalia moved to approve minutes of the March 9, April 13, and May 11, 2021 Neighborhood & Affordable Housing Advisory Board meetings as submitted in written summation. The motion was duly seconded and carried unanimously.**

#### 3. Citizens to be Heard Regarding Items Not on the Agenda: None.

#### 4. New Business Items

- 4.1 Recommend City Council approval of the Advantage Pinellas Housing Compact between the Municipalities within Pinellas County, the Pinellas County Board of County Commissioners and Forward Pinellas; and authorize appropriate officials to execute same.

Pinellas County staff organized a Countywide Housing Strategy Tactical Team to establish the framework and terms of a Countywide approach to affordable housing. City staff from the Economic Development and Housing Department and the Planning and Development Department participated in the Tactical Team meetings. The goal was to create an organized, countywide approach to meeting residents' needs for rental and ownership housing affordability.

Under the Compact, the parties agree to work toward developing strategies on several issues that impact availability and quality of housing as well as racial, social, economic, and geographic equality. Strategies include partnering with various stakeholders to implement the Compact and

coordinating among jurisdictions to develop goals, and shared terminology/definitions addressing affordable housing. The partners also agree to work toward developing a centralized data repository and performance metrics to identify needs and measure progress. While the Compact creates a coordinated framework for addressing affordable housing needs, the partners agree to do so while respecting the autonomy of each local jurisdiction.

City Staff is scheduled to recommend City Council approval of the Compact at the July 15 City Council Meeting.

*Economic Development & Housing Assistant Director Chuck Lane said local housing costs were soaring. He will continue serving on the County's affordable housing tactical team, working to meet its goal for a countywide approach to affordable housing.*

*Pinellas County Planning Division Manager Evan Johnson provided a PowerPoint presentation on Advantage Pinellas Housing, the countywide effort to coordinate multi-jurisdictional planning for affordable housing. He reviewed the Compact which will operate under the Forward Pinellas umbrella of transportation and housing. He said Compact strategies consider financial and regulatory incentives for public private relationships and multi-jurisdictional investment corridors. He said the Compact was being presented to partner governments for approval and an early 2022 start. He said digital outreach will continue and occasional discussions will be scheduled with the industry.*

*Mr. Johnson said the regulatory toolkit will depend on each jurisdiction's flexibility. He said the County was updating its affordable housing Code. By late fall, the Compact will be presented to the Board of County Commissioners for approval and for outreach work to begin to add partners.*

*In response to questions, Mr. Johnson said the County would support Clearwater if it updates its Code in response to developer requests to reduce timelines. He said development of a formal tool kit will be completed by mid-2022 and posted on the web. He said the network will share successes and roadblocks and the County will help to determine which methods work and which do not. He said Compact partners will cooperate and work together on problems. He said the County will provide participants with technical assistance and help with community initiatives. He said Forward Pinellas will begin the corridor planning process and then bring the plans local. He said the Compact proposes creative solutions, with each jurisdiction determining its own Code mechanics; jurisdictions will not be required to adopt Compact regulations. He said the Compact will encourage affordable housing development with less regulations where possible, starting in unincorporated Pinellas County.*

*Mr. Lane said the process will parallel the City's current efforts to update its comprehensive plan which will include items in the Compact.*

*It was commented that the Compact was a great idea; sharing information will serve County residents. Support was expressed for a countywide effort to develop workforce housing due to high local housing costs that force many employees to commute here from other counties.*

**Member Scalia moved to recommend City Council approval of the Advantage Pinellas Housing Compact between the municipalities within Pinellas County, the Pinellas County Board of County Commissioners and Forward Pinellas. The motion was duly seconded and carried unanimously.**

- 4.2** Recommend City Council approval of the City of Clearwater's FY2021/2022 Annual Action Plan, which is the second Action Plan of the FY2020/2021 - FY2024/2025 Consolidated Plan, to implement the goals and objectives set forth in the Consolidated Plan, and authorize the appropriate officials to enter into agreements with HUD and organizations approved for funding, together with authorization to execute administrative adjustments to same as needed.

On July 16, 2020, City Council approved the 2020/2021 - 2024/2025 Consolidated Plan (Consolidated Plan) identifying the city's goals and objectives with respect to the city's administration of HOME Investment Partnership (HOME) and Community Development Block Grant (CDBG) Program funds. Under the Consolidated Plan, the City is required by US Department of Housing and Urban Development (HUD) to create and implement a plan each year to identify the sources and uses of these funds for housing, community programs, and economic development. This plan, referred to as the Annual Action Plan, provides HUD with the City's housing budget and proposed expenditures based on the entitlement funds and estimated program income that the City will receive in the upcoming fiscal year to meet the goals and objectives established in the Consolidated Plan.

Funds will be used to develop viable communities and sustain existing ones. In addition, the funds will be used to provide safe, decent and affordable housing to assist extremely low- to moderate-income households. This year's Annual Action Plan allocates federal funds to provide housing opportunities to extremely low- to moderate-income households for new and existing homes, construction and/or renovation of public facilities, and to fund public services programs.

In FY 2021-2022, the City will receive \$922,626 in entitlement funds for the CDBG Program and \$452,259 in entitlement funds for the HOME Program. The City is also reprogramming: \$3,358,202 in prior year HOME entitlement and program income funding; \$150,000 in anticipated FY 2021-2022 HOME program income; \$543,634 in prior year CDBG entitlement and program



income funding; \$27,500 in anticipated FY2021-2022 CDBG program income; and \$1,180,058 in CDBG Revolving Loan Program funds. Funds provided through the CDBG Program may be used for housing, community and economic development, public services and facilities, acquisition, relocation and administration. Funds provided through the HOME Program are limited to housing-related activities and administration.

The City partners with several non-profit agencies to implement the goals and objectives established in the Consolidated Plan. To obtain these partners, the City annually publishes in February a Notice of Funding Availability in the local newspaper and on its website. This notice informs the public of the resources the City will make available and the eligible uses of these resources. It also informs them of the 30-day application period for requesting funds. The applications were due on March 18, 2021 with the City receiving 23 applications; 23 applications received an allocation of funding.

A Technical Review Committee (TRC) comprised of a professional in the social service and grants community, a member of the City's Neighborhood and Affordable Housing Advisory Board (NAHAB), a representative of the North Greenwood Community, the City Clerk and the City's Neighborhood Coordinator reviewed and ranked the applications. Applicants were provided an opportunity to present their proposed projects at the April 13, 2021 NAHAB meeting. City Housing staff also reviewed each application to ensure it met HUD's baseline requirements. With guidance from the TRC and NAHAB and based on available funding, City staff prepared recommended funding allocations. The NAHAB met on May 11, 2021 and approved the recommended allocations.

Each year the City may allocate up to 15% of its CDBG funds for Public Services activities. This year the City received fourteen requests for funding of public services from eleven public service providers in the amount \$240,230. \$226,560 was available to fund the fourteen activities. This amount is unusually high because the City converted remaining Neighborhood Stabilization Program funds to CDBG and was able to direct a portion of those funds towards public services. Staff recommends the following: allocation of funding at 100 percent to housing services providers to support housing program needs. Allocation of funding for the remaining eight organizations based on the tiered ranking of TRC scoring for which the three highest-ranked applicants are granted 100 percent funding, the next three highest-ranked applicants are funded at approximately 90 percent and the two lowest-ranked applicants are funded at approximately 85 percent.

The City received eight requests for funding of Public Facilities improvements. The TRC reviewed each application and recommended funding of each request as appropriate. Staff is recommending funding of all eligible components of each request. The total staff-recommended allocation of the eight projects is \$671,925. This investment will help daily

operations of each public Service Provider with improved facility functionality, efficiency, and safety features.

The Annual Action Plan serves as a budget for planned projects and identifies unallocated funds available for additional project(s) throughout the budget year. Staff requests authorization to make administrative adjustments during the budget year to fund additional project(s), including shifting funds between projects within budgetary segments. Staff will request Council approval for any administrative adjustments that exceed City Manager authority of \$100,000.

The FY2021/2022 Annual Action Plan is due to HUD on August 15, 2021. All organizations that will be receiving an allocation will have agreements prepared and executed by October 1, 2021. Staff will perform compliance monitoring with funded organizations on an annual basis.

At the City Council Meeting on July 15, 2021, staff will present the FY2021/2022 Annual Action Plan in a public hearing forum and will recommend City Council approval of the Plan.

*Mr. Lane provided a PowerPoint presentation on the Annual Action Plan.*

*It was commented that the TRC had done a great job and it was helpful that the City was able to distribute Action Plan funds to every nonprofit organization that submitted an application.*

**Member Camacho moved to recommend City Council approval of the City of Clearwater's FY2021/2022 Annual Action Plan, which is the second Action Plan of the FY2020/2021 - FY2024/2025 Consolidated Plan, to implement the goals and objectives set forth in the Consolidated Plan, and authorize the appropriate officials to enter into agreements with HUD and organizations approved for funding, together with authorization to execute administrative adjustments to same as needed. The motion was duly seconded and carried unanimously.**

**5. Old Business Items:** None.

**6. Director's Report**

*Mr. Lane reported the City had meetings scheduled in July throughout the City seeking community input for updates to the comprehensive plan.*

*In response to a question, Economic Development & Housing Director Denise Sanderson said the meetings will break into small interactive groups. It will take another 20 months to finalize the comprehensive plan updates.*

*Mr. Lane said he would report on responses to the RFP (Request for Proposals) issued for the development of 80 units on Cleveland Street.*

*Mr. Lane said the City had received half of the \$22-million anticipated from the American Rescue Plan Act. He anticipated receipt of \$1.6 million for housing; funds will be directed to struggling people facing the risk of homelessness. A City Task force was considering projects based on a list of objectives and constructive outcomes. Board member suggestions were welcomed.*

*Mr. Lane reported the Affordable Housing Advisory Committee would begin meeting in September. The website was upgraded as recommended by last year's committee.*

*Mr. Lane reported he would meet with Homeless Leadership Alliance of Pinellas CEO Amy Foster tomorrow regarding establishing a countywide list of housing resources for residents. The alliance meets monthly.*

*Concern was expressed that funds need to be set aside to help residents when the foreclosure moratorium is lifted; shelter space is inadequate to serve all of the families that will require help in the next few months. It was noted that all mortgage lenders handled foreclosures differently.*

*Mr. Lane hoped to expand the number of mortgage holders the City can help to include those earning more than 80 AMI (Area Median Income). It was difficult to prove that lost income was COVID related.*

*Mr. Lane said the August NAHAB meeting may be canceled.*

## **7. Board Members to be Heard:**

*Member Scalia thanked staff for NAHAB's successful year.*

## **8. Adjourn**

*The meeting adjourned at 9:50 a.m.*

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Chair  
Neighborhood & Affordable Housing Advisory Board

Attest:

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Board Reporter

# City of Clearwater

*Main Library - Council Chambers  
100 N. Osceola Avenue  
Clearwater, FL 33755*



## Action Summary

Thursday, July 15, 2021

6:00 PM

**Main Library - Council Chambers**

**City Council**

**1. Call to Order****2. Invocation****3. Pledge of Allegiance****4. Special recognitions and Presentations (Proclamations, service awards, or other special recognitions. Presentations by governmental agencies or groups providing formal updates to Council will be limited to ten minutes.)**

- 4.1 July Service Awards
- 4.2 Florida Municipal Achievement Award - Jordan Morang, Lauren Matzke, Chrissy Fisher, and Gina Clayton - Planning Department
- 4.3 End of Session Update - The Honorable Ed Hooper, Florida Senate

**5. Approval of Minutes**

- 5.1 Approve the minutes of the June 17, 2021 City Council Meeting as submitted in written summation by the City Clerk.  
**Approved**
- 5.2 Approve the minutes of the May 25, 2021 Strategic Planning Special Council Meeting.  
**Approved**
- 5.3 Approve the June 9, 2021 and June 14, 2021 Special Council Meeting Minutes regarding City Manager Candidates.  
**Approved**

**6. Citizens to be heard re items not on the agenda****7. Consent Agenda**

- 7.1 Approve the Advantage Pinellas Housing Compact between the municipalities within Pinellas County, the Pinellas County Board of County Commissioners and Forward Pinellas and authorize the appropriate officials to execute same. (consent)
- 7.2 Approve Architect of Record (AOR) Professional Services Agreements, as listed, to provide continuing professional architectural services for a four-year term pursuant to Request for Qualifications (RFQ) 39-21 and authorize the appropriate officials to execute same. (consent)
- 7.3 Approve a purchase order to Stryker Sales Corporation dba Stryker Medical of

Chicago, IL to procure forty Lifepak 1000 cardiac defibrillators pursuant to Clearwater Code of Ordinances 2.563(1)(c) Piggyback; declare thirty-five Stryker Lifepak 1000 cardiac defibrillators surplus and approve trade-in pursuant to Clearwater Code of Ordinances 2.623(7)(e), and authorize the appropriate officials to execute same. (consent)

- 7.4 Authorize a purchase order to EA Engineering, Science and Technology, Inc., PBC of Hunt Valley, MD for Bioassay Toxicity Testing and Consulting Services in an annual not-to-exceed amount of \$34,800.00 plus a 15% contingency in the amount of \$5,220.00 with the option for two, one-year renewals at the City's discretion pursuant to Invitation to Bid 30-21, Bioassay Toxicity Testing and Consulting Services, and authorize the appropriate officials to execute same. (consent)
- 7.5 Designate Vice Mayor Hamilton as the City's official voting delegate at the Florida League of Cities' Annual Conference, August 12-14, 2021. (consent)

#### Approval of the Consent Agenda

Approval of the Consent Agenda

**Approved as submitted.**

#### **Public Hearings - Not before 6:00 PM**

### **8. Administrative Public Hearings**

- 8.1 Adopt a tentative millage rate of 5.9550 mills for fiscal year 2021/22; set public hearing dates on the budget for September 16, 2021 and September 30, 2021, to be held no earlier than 5:00 p.m., and schedule a special work session on August 3, 2021 at 3 p.m. to fully discuss the proposed budget.  
**Approved**
- 8.2 Approve the City of Clearwater's Fiscal Year (FY) 2021/2022 Annual Action Plan, which is the second Action Plan of the FY2020/2021 - FY2024/2025 Consolidated Plan, to implement the goals and objectives set forth in the Consolidated Plan, and authorize the appropriate officials to enter into agreements with HUD and organizations approved for funding, together with authorization to execute administrative adjustments to same as needed.  
**Approved**
- 8.3 Approve the request from the property owner of 619, 629 and 631 Mandalay Avenue, Clearwater (Applicant), and the City of Clearwater (City), as their

interests may appear, to vacate an abutting 15-foot platted alley described as: that 15 Foot Alley lying Easterly and adjacent to Lots 1, 2, 3, 4, and 5 in Block B and Westerly of Lot 9 in Block B of a replat of Lots 1, 2, 3, 4, Block 86 and Lots 1 to 8, inclusive, Block 85, of Mandalay Unit No.5, as recorded in Plat Book 20, Page 27, and Blocks 85A and 86A of a replat of Lots 1 to 8, inclusive, Block 83, Lots 11 to 20, inclusive, Block 84, Lots 9 to 16, inclusive, Block 85, Lots 5, 6, 7, Block 86, and all of Blocks 76 to 82, inclusive, and 87 of Unit No. 5, Mandalay, as Recorded in Plat Book 20, Page 48; which replat is recorded in Plat Book 21, Page 13, Public Records of Pinellas County, Florida , and pass Ordinance 9477-21 on first reading. (VAC2021-10)

**Approved**

- 8.4** Approve the annexation, initial Future Land Use Map designations of Residential Low (RL) and Water/Drainage Feature Overlay and initial Zoning Atlas designation of Low Medium Density Residential (LMDR) District for 1732 Evans Drive; the annexation, initial Future Land Use Map designation of Residential Low (RL) and initial Zoning Atlas designation of Low Medium Density Residential (LMDR) District for 1800 Diane Drive; and pass Ordinances 9463-21, 9464-21, and 9465-21 on first reading. (ANX2021-04005)

**Approved**

- 8.5** Approve the annexation, initial Future Land Use Map designation of Residential Urban (RU) and initial Zoning Atlas designation of Low Medium Density Residential (LMDR) District for 2248 NE Coachman Road, together with certain abutting right-of-way of NE Coachman Road (SR 590) and pass Ordinances 9466-21, 9467-21, and 9468-21 on first reading. (ANX2021-04006)

**Approved**

- 8.6** Continue to a date uncertain: Approve the annexation, initial Future Land Use Map designation of Industrial Limited (IL) and initial Zoning Atlas designation of Industrial, Research and Technology (IRT) District for 1223 N. Hercules Avenue, Unit A, together with certain right-of-way of N. Hercules Avenue and pass Ordinances 9469-21, 9470-21, and 9471-21 on first reading. (ANX2021-05007)

**Continued to a date uncertain.**

- 8.7** Approve the annexation, initial Future Land Use Map designation of Residential Low (RL) and initial Zoning Atlas designation of Low Density Residential (LDR) District for 3467 Sweetwater Trail and pass Ordinances 9472-21, 9473-21, and 9474-21 on first reading. (ANX2021-05008)

**Approved**

- 8.8** Approve the contraction of the Clearwater Cay Community Development District and pass Ordinance 9437-21 on first reading.

**Approved**

## **9. Second Readings - Public Hearing**

- 9.1** Adopt Ordinance 9455-21 on second reading, vacating a sixty foot right of way easement as recorded in OR Book 3875 Page 36, of the Public Records of Pinellas County, Florida.  
**Adopted on second reading**
- 9.2** Adopt Ordinance 9456-21 on second reading, vacating a portion of a sanitary sewer easement described as a portion of land being a part of that certain easement recorded in OR Book 4223, Page 1499, of the Public Records of Pinellas County, Florida.  
**Adopted on second reading**
- 9.3** Adopt Ordinance 9457-21 on second reading, vacating a portion of a drainage and utility easement, described as a portion of land being a part of that certain drainage and utility easement recorded in OR Book 4055, Page 397 of the Public Records of Pinellas County, Florida.  
**Adopted on second reading**
- 9.4** Adopt Ordinance 9458-21 on second reading, vacating a portion of a sanitary sewer easement, described as a portion of land being a part of that certain easement recorded in OR Book 4055, Page 399 of the Public Records of Pinellas County, Florida.  
**Adopted on second reading**
- 9.5** Adopt Ordinance 9459-21 on second reading, vacating a water line easement as recorded in OR Book 20673, Page 1028 of the Public Records of Pinellas County, Florida.  
**Adopted on second reading**

## **10. City Manager Reports**

- 10.1** Accept a Drainage and Utility Easement from the property owners of Vue At Belleair Apartments for the construction, installation and maintenance of drainage and utility facilities on real property located at 1551 Flournoy Circle West, Clearwater and adopt Resolution 21-16.  
**Approved**
- 10.2** Accept a Water Line Easement from the property owners of Vue At Belleair apartments for the construction, installation, and maintenance of water line facilities on real property located at 1551 Flournoy Circle West, Clearwater and adopt Resolution 21-17.  
**Approved**
- 10.3** Accept two utility easements from Gulf to Bay LM, LLC for the construction, installation and maintenance of city utility facilities on real property located at 2188 Gulf to Bay Boulevard and adopt Resolution 21-18.  
**Approved**



- 10.4 Approve a proposal from Skanska, Inc., of Tampa, FL, for construction of Imagine Clearwater (17-0031-EN) at the Guaranteed Maximum Price (GMP) of \$55,370,250.00 per RFQ 52-19 and authorize the appropriate officials to execute same.  
**Approved**
- 10.5 Confirm the Declaration of a State of Emergency due to conditions surrounding Tropical Storm Elsa and adopt Resolution 21-28.  
**Approved**
- 10.6 Continued closure of Cleveland Street - Mike Lavery  
**Approved**

**11. City Attorney Reports****12. Other Council Action - Given.**

- 12.1 PSTA/Forward Pinellas Update - Councilmember Allbritton

**13. Closing comments by Councilmembers (limited to 3 minutes)****14. Closing Comments by Mayor****15. Adjourn**

## **2. Grantee Unique Appendices**

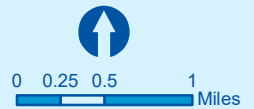
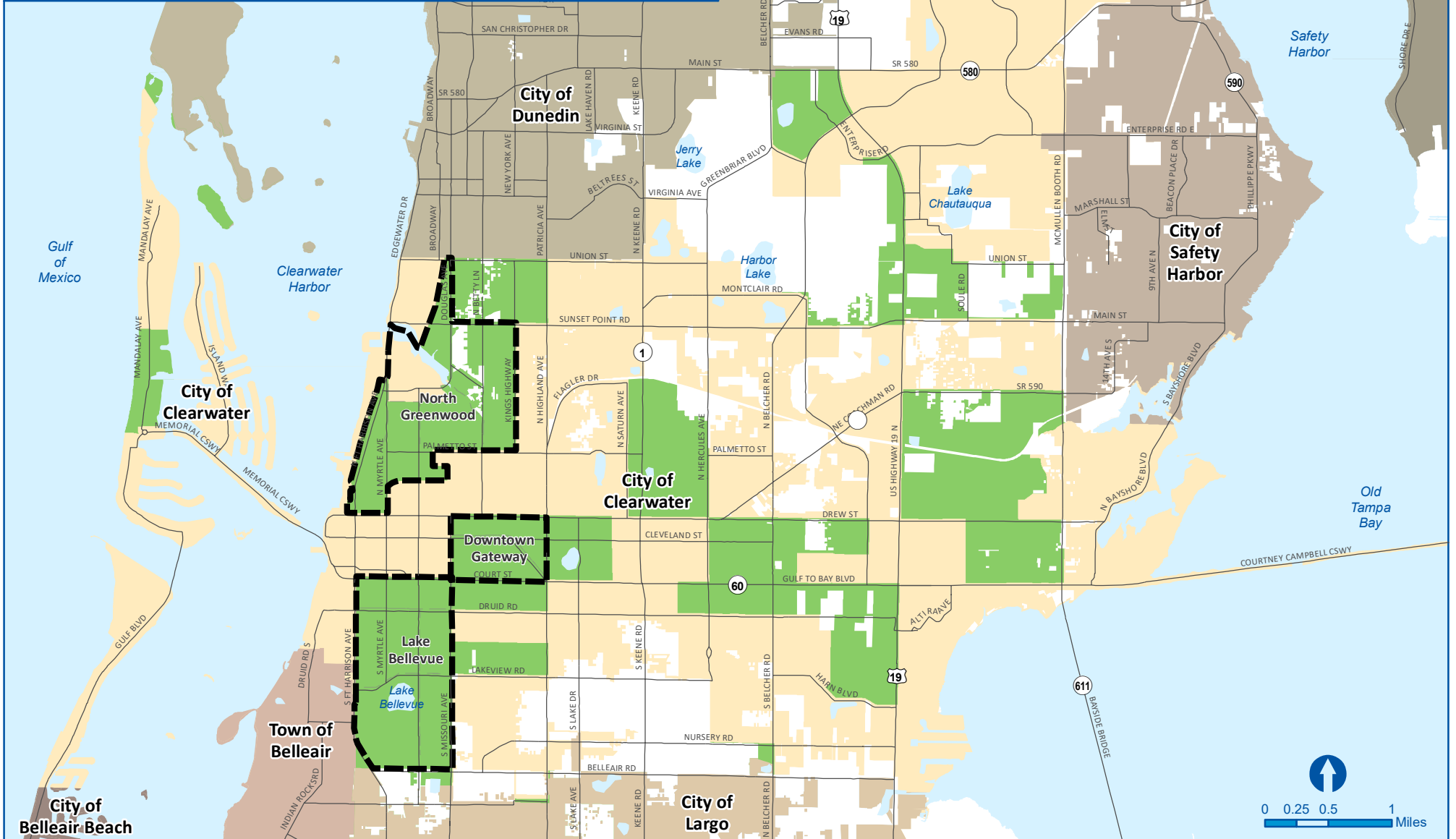
**CITY OF CLEARWATER**

**MAPS**

Low & Moderate Income Areas

- City of Clearwater - Low/Mod Income Areas  
Block Groups with  $\geq 51.0\%$  Low/Mod Persons
- City of Clearwater - Other Income Areas
- Neighborhood Revitalization Strategy Areas
- Major Roads
- Water Bodies
- Other Incorporated Cities and Towns
- Unincorporated Pinellas County

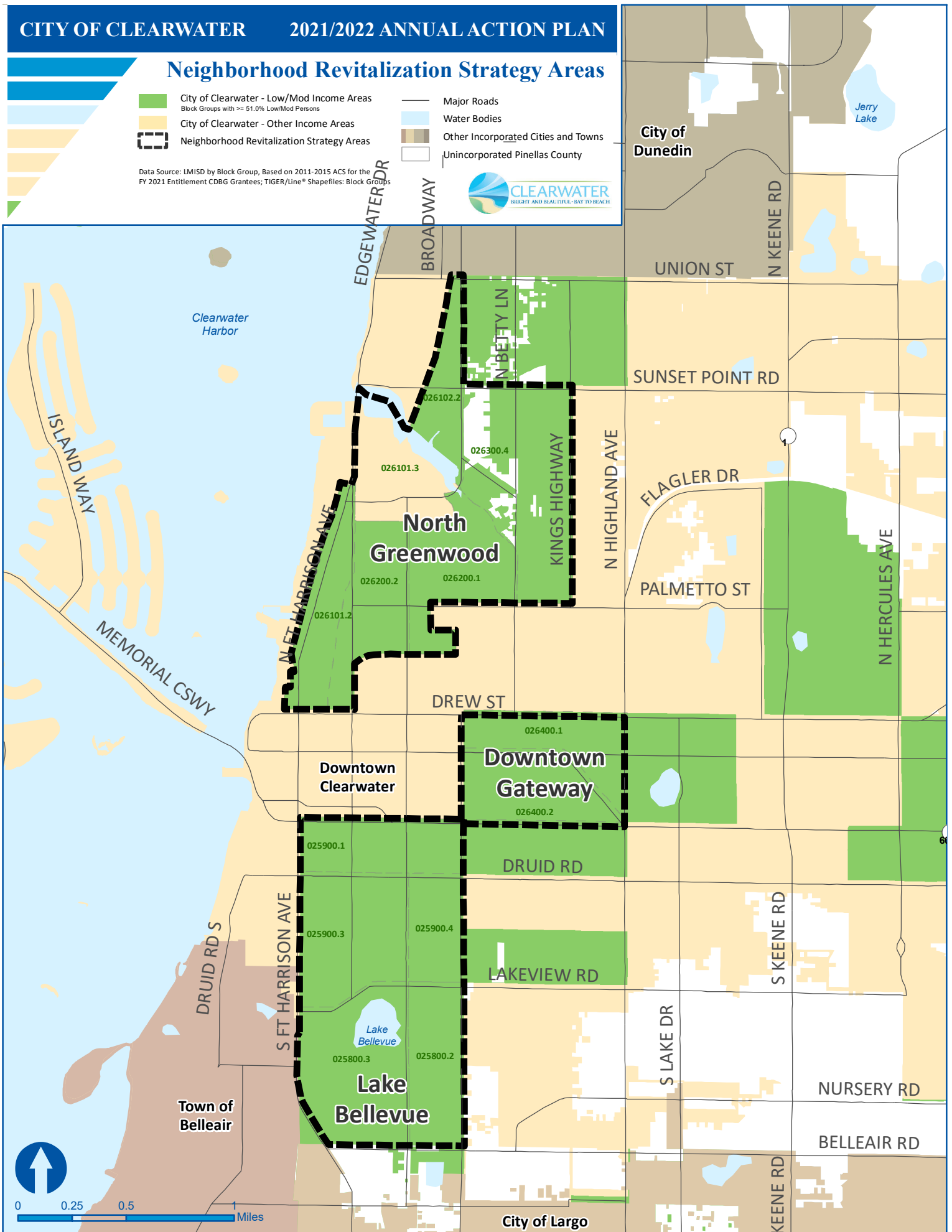
Data Source: LMISD by Block Group, Based on 2011-2015 ACS for the FY 2021 Entitlement CDBG Grantees; TIGER/Line® Shapefiles: Block Groups



### Neighborhood Revitalization Strategy Areas

- City of Clearwater - Low/Mod Income Areas  
Block Groups with >= 51.0% Low/Mod Persons
- City of Clearwater - Other Income Areas
- Neighborhood Revitalization Strategy Areas
- Major Roads
- Water Bodies
- Other Incorporated Cities and Towns
- Unincorporated Pinellas County

Data Source: LMISD by Block Group, Based on 2011-2015 ACS for the FY 2021 Entitlement CDBG Grantees; TIGER/Line® Shapefiles: Block Groups



0 0.25 0.5 Miles

### **3. SF-424 Forms and Certifications**

**CITY OF CLEARWATER**

**PLACEHOLDER**