

# Executive Summary

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

### 1. Introduction

The City of Fort Walton Beach, Florida receives funding through the Community Development Block Grant (CDBG) from the U.S. Department of Housing and Urban Development. The City is considered an “entitlement community” with a prescribed formula for funding developed by HUD using select City demographic information. The funding from HUD is used for community development projects which reduce or reverse evidence of physical, social, or economic decline in low-income neighborhoods.

### 2. 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.

Every year, an Annual Action Plan is prepared to provide information concerning the intended use of the U.S. Department of Housing and Urban Development (HUD) program funds to address the needs identified in the 5-Year Consolidated Plan. This document provides an assessment of the housing and community development needs; a strategic plan for addressing these needs; and a specific one-year Action Plan for the use of the CDBG funds. The specific objectives outlined in the Consolidated Plan are as follows:

1. Provide decent housing - to assist homeless persons obtain appropriate housing and helping those who are at risk of becoming homeless; increasing the availability of permanent, affordable housing for low to moderate income families; and increasing the supply of supportive, non-discriminate housing.
2. Provide a suitable living environment – improving the quality and safety of neighborhoods; increasing access to public facilities and services; and reducing the isolation of low income groups within the city.
3. Expanding economic opportunities – creating jobs that are available to low to moderate income individuals; providing access to funds for development activities that promote economic viability for the community; and utilizing resources to empower low to moderate income persons to achieve self-sufficiency.

Overall, the Action Plan is consistent with the 5-year Consolidated Plan, which enforces the City's commitment to ensure that Fort Walton Beach neighborhoods are places of opportunity that offer decent, safe and affordable housing, promote strong, healthy families, and improve the quality of life of all residents.

### **3. Evaluation of past performance**

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

The City continually addresses the needs identified through the five-year consolidated plan and has successfully allocated annual resources in the first year of the consolidated plan. CDBG funds have been used to support code enforcement, housing rehabilitation, infrastructure, and neighborhood improvements, meeting the highest priority needs. The City met the timeliness standard for the 2017-2018 program year and is working to ensure that funds will be continue to be expended in a timely manner.

### **4. Summary of Citizen Participation Process and consultation process**

Summary from citizen participation section of plan.

The City of Fort Walton Beach has many processes for involving citizens in its decision making including neighborhood meetings, numerous board and committee meetings, and City Council meetings; all designed to solicit public comments both informally or by utilizing formal public hearings. Citizens' comments on the use of CDBG funds are specifically solicited by a way of a citizen advisory group. The Citizen's Advisory Committee (CAC) advises staff on the use of the City of Fort Walton Beach's annual CDBG fund allocation. Each year, the Citizen's Advisory Committee (CAC) comes together to plan for the CDBG budget for the coming fiscal year. The CAC reviews all applications submitted for the City's annual allocation of grant funds. At least three advertised public hearings or meetings are held each year to address housing and community development needs, development of proposed activities, and review of performance for the Community Development Block Grant (CDBG).

This year, the Citizen Advisory Committee met on June 25, 2018 to approve applications and finalize the budget for the 2018-2019 Annual Action Plan. To ensure broad-based participation, extensive communication efforts are used during the implementation of the City's Consolidated Plan citizen participation plan. Public notices for public hearings are published in the local newspaper and announced in local churches. The various printed notices notify where copies of the Consolidated Plan

are available and invite persons to either speak at the public hearings and/or submit written comments. Public hearings are handicap accessible and sign language interpretation is available at public hearings.

The Citizen's Advisory Committee continues to be at the core of the public participation process. The City's Community Development Block Grant staff promotes public awareness and opportunities for participation by making available documents such as the annual action plan, five-year consolidated plan, consolidated annual performance evaluation report, analysis of impediments to fair housing, etc., and by advertising their availability in the local news media and on the City website. The City continually strives to organize and present data in a manner that is easily understood and evaluated by our citizens and welcomes comments on the Annual Action Plan and how future reports might be improved.

#### **5. 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.

No public comments were received.

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

No public comments were received.

#### **7. Summary**

The City of Fort Walton Beach has been successful in utilizing CDBG funding to accomplish the five year goal to initiate projects which reduce or reverse evidence of physical, social, and economic decline in low income neighborhoods.

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

**1. 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
CDBG Administrator	FORT WALTON BEACH	Public Works/Planning

**Table 1 – Responsible Agencies**

**Narrative (optional)**

The City of Fort Walton Beach’s Public Works Department prepares the Annual Action Plan as part of a collaborative process to establish a unified vision of community development actions. This process creates the opportunity for strategic planning and citizen participation to take place in a comprehensive context at the local level. It also provides a method to measure progress of the various program goals, specific objectives, and annual goals set by the Engineering Services Department.

**Consolidated Plan Public Contact Information**

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

### **1. Introduction**

The City of Fort Walton Beach's Public Works Department prepares the Annual Action Plan as part of a collaborative process to establish a unified vision of community development actions. This process creates the opportunity for strategic planning and citizen participation to take place in a comprehensive context at the local level. It also provides a method to measure progress of the various program goals, specific objectives, and annual goals set by the Public Works Department.

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

The City of Fort Walton Beach works with many public and private agencies to administer the CDBG program and achieve the goals and objectives set forth in the plan. Table 1 below identifies the various agencies involved in the City's consultation process.

#### **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 is a long-standing member of the Okaloosa Walton Homeless CoC and city representatives serve on the Board of Directors and various CoC sub-committees. The City funds projects that support the provision of services to persons experiencing homelessness using CDBG and contracts directly with the lead agency for the CoC, Homelessness & Housing Alliance (HHA). The City of Fort Walton serves on the Initiative for Veterans of Okaloosa and Walton (IVOW) Taskforce which is dedicated to the elimination of veteran homelessness. The Mayor of Fort Walton Beach along with several other local Mayors and elected officials participated in the Mayor's Challenge to End Veteran Homelessness in 2015. The event was held at Fort Walton Beach City Hall. Since the Mayor's Challenge veteran homelessness in Fort Walton Beach has been reduced by 85% using a comprehensive approach that follows HUD and the VA's strategic recommendations. Although the City does not provide direct services to the homeless population the City has made a commitment to support making homelessness, brief, rare, and non-recurring by collaborating with the CoC and other community organizations, analyzing the data for the jurisdiction, providing awareness and advocacy, and funding through CDBG if eligible projects are submitted that meet community needs. The CoC collects data, operates the coordinated entry system, develops a strategic plan, performs gaps analysis, and facilitates the Homeless Management Information System. The CoC and the City have identified the following needs for the jurisdiction, increase access to housing through outreach and coordinated entry; increase affordable housing stock; increase the number of shelter beds to expedite housing placement and reduce the length of time homeless, reduce

the number of persons experiencing homeless and recidivism using Housing First, and increasing federal, state, and local funds for supportive housing

**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**

Fort Walton Beach is not a ESG entitlement community but the jurisdiction does receive ESG funding through the CoC by applying to the state Office on Homelessness. The planning committees, consisting of a diverse group of Stakeholders including the City determine ESG allocations based off of gaps analysis, multiple CoC data reports, and data collected through the coordinated entry system. The CoC Board which includes city representatives review the recommendations the planning committees submit and approves which of the ESG eligible components will be included in the solicitation. The CoC developed Written Standards for ESG and reviews them each year in collaboration with Stakeholders and the Board. The HUD approved standards include performance standards, a process for evaluating outcomes of projects, and low-barrier standards of care for all ESG funded activities. The CoC is awarded an HMIS project through the CoC Program but also has a fee schedule included in Written Standards and HMIS Policy and Procedure Manual for ESG

**2. 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**

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

1	<b>Agency/Group/Organization</b>	Fort Walton Beach Housing Authority
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City will review development sites proposed by FWBHA in the same manner as other applications for development proposed by a private developer.
2	<b>Agency/Group/Organization</b>	Okaloosa County Development Corporation
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	
3	<b>Agency/Group/Organization</b>	Fresh Start for Children & Families
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	
4	<b>Agency/Group/Organization</b>	Habitat for Humanity
	<b>Agency/Group/Organization Type</b>	Housing

	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	
5	<b>Agency/Group/Organization</b>	Shelter House Inc.
	<b>Agency/Group/Organization Type</b>	Services-Victims of Domestic Violence
	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	
6	<b>Agency/Group/Organization</b>	Striving for Perfection Ministries
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	

7	<b>Agency/Group/Organization</b>	Bridgeway Center Inc.
	<b>Agency/Group/Organization Type</b>	Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	
8	<b>Agency/Group/Organization</b>	Okaloosa/Walton Homeless CoC
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City consults with the CoC no less than quarterly to analyze data and unmet needs. The outcomes of the consultation include collaboration on the CoC's Annual Plan and the City's Consolidated Plan, data collection and analysis to identify unmet needs, develop strategies for increasing affordable housing, and ensuring both the city and the CoC are informed of any funding available for housing.

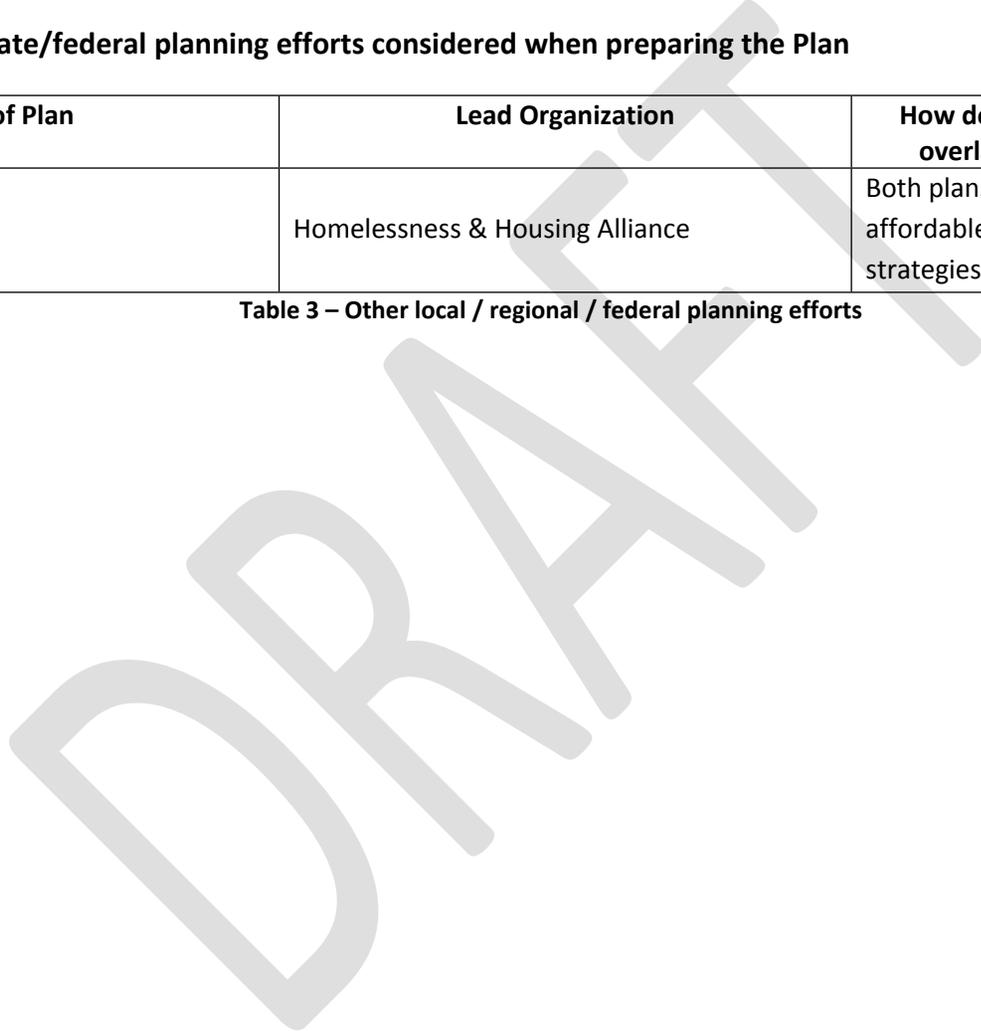
**Identify any Agency Types not consulted and provide rationale for not consulting**

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Homelessness & Housing Alliance	Both plans include increasing access to affordable, increasing economic stability, and strategies to reduce homelessness

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

**Narrative (optional)**



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

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

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Non-targeted/broad community	All applicants were invited to the public Citizen's Advisory Meeting. Two applicants attended the Citizen's Advisory Meeting. A separate public input meeting was also held. No one attended that meeting.	There were no public comments received.		
2	Newspaper Ad	Non-targeted/broad community		There were no comments received as a result of the newspaper ad.		

**Table 4 – Citizen Participation Outreach**

## Expected Resources

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

#### Introduction

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	138,113	0	0	138,113	0	

Table 5 - Expected Resources – Priority Table

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

The City of Fort Walton Beach will leverage federal funds through additional resources from available local & state funding sources

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

N/A

**Discussion**

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## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Expand Economic Opportunity	2015	2020	Non-Housing Community Development	FORT WALTON BEACH	Administration/Planning Youth Services Homeless Facilities Economic Opportunity	CDBG: \$138,113	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 70 Persons Assisted Public service activities other than Low/Moderate Income Housing Benefit: 10 Persons Assisted Homeless Person Overnight Shelter: 75 Persons Assisted Overnight/Emergency Shelter/Transitional Housing Beds added: 60 Beds Buildings Demolished: 10 Buildings

Table 6 – Goals Summary

#### Goal Descriptions

<b>1</b>	<b>Goal Name</b>	Expand Economic Opportunity
	<b>Goal Description</b>	

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# Projects

## AP-35 Projects – 91.220(d)

### Introduction

This year's activities were developed fully utilizing the citizen participation process. The program was advertised and applications for funding were received. City staff reviewed the applications and forwarded them to the Citizen's Advisory Committee (CAC) for review. The CAC then approved projects based on needs, priorities, and funding. The following is the final list of activities that were approved for the 2018-2019 CDBG program:

### Projects

#	Project Name
1	Planning & Administration
2	FWB Rec Center Youth Program
3	Inclement Weather Shelter
4	One Hopeful Place Facility Improvements
5	Okaloosa Head Start McGriff Kitchen Upgrades
6	City of Fort Walton Beach Nuisance Abatement

Table 7 - Project Information

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

**AP-38 Project Summary**  
**Project Summary Information**

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<b>1</b>	<b>Project Name</b>	Planning & Administration
	<b>Target Area</b>	FORT WALTON BEACH
	<b>Goals Supported</b>	Expand Economic Opportunity
	<b>Needs Addressed</b>	Administration/Planning
	<b>Funding</b>	CDBG: \$27,622
	<b>Description</b>	The City of Fort Walton Beach Public Works Department administers the CDBG program and is responsible for conducting all public hearings and meetings, advertising the report, advertising for and accepting applications, reviewing applications, staffing the Citizen Advisory Committee, administering funds to sub-grantees, preparing the Annual Action Plan each year, preparing the CAPER each year, and for preparing the Five Year Consolidated Plan every five years, among other administrative duties.
	<b>Target Date</b>	9/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	
<b>2</b>	<b>Project Name</b>	FWB Rec Center Youth Program
	<b>Target Area</b>	FORT WALTON BEACH
	<b>Goals Supported</b>	Expand Economic Opportunity
	<b>Needs Addressed</b>	Youth Services
	<b>Funding</b>	CDBG: \$4,000
	<b>Description</b>	The City of Fort Walton Beach Recreation Center hosts a summer program each year. Funds will be used to allow children from low/moderate income families to participate in the summer program and/or obtain annual memberships to the Recreation Center
	<b>Target Date</b>	9/30/2019

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	5-10 children from low to moderate income families will benefit from the youth program
	<b>Location Description</b>	This program is located at the City of Fort Walton Beach Recreation Center, located at 132 Jet Dr Fort Walton Beach
	<b>Planned Activities</b>	Funding will be used to allow children from low/moderate income families to participate in the summer program and/or obtain annual memberships to the Recreation Center.
<b>3</b>	<b>Project Name</b>	Inclement Weather Shelter
	<b>Target Area</b>	FORT WALTON BEACH
	<b>Goals Supported</b>	Expand Economic Opportunity
	<b>Needs Addressed</b>	Homeless Facilities
	<b>Funding</b>	CDBG: \$16,716
	<b>Description</b>	The Inclement Weather Shelter Program will provide safe, temporary shelter during inclement weather events at the campus of One Hopeful Place. HHA will utilize the shelter as an opportunity connect consumers to housing and services that could end their homelessness
	<b>Target Date</b>	9/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The program expects to benefit 60 homeless individuals during each shelter activation
	<b>Location Description</b>	This program is located at One Hopeful Place, 1564 Percy Coleman Rd Fort Walton Beach
	<b>Planned Activities</b>	Activation of inclement weather shelter and connection of consumers to housing and other services during shelter activation
<b>4</b>	<b>Project Name</b>	One Hopeful Place Facility Improvements
	<b>Target Area</b>	FORT WALTON BEACH
	<b>Goals Supported</b>	Expand Economic Opportunity
	<b>Needs Addressed</b>	Homeless Facilities
	<b>Funding</b>	CDBG: \$60,000

	<b>Description</b>	Facility improvements at One Hopeful Place
	<b>Target Date</b>	9/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	75 qualified individuals are expected to benefit
	<b>Location Description</b>	One Hopeful Place Community Resource Center, 1564 Percy Coleman Rd
	<b>Planned Activities</b>	Requested funding will be used to complete the interior of the phase II building to include bedrooms, common space, restrooms, industrial kitchen, and laundry facilities, along with any other necessary facility improvements
<b>5</b>	<b>Project Name</b>	Okaloosa Head Start McGriff Kitchen Upgrades
	<b>Target Area</b>	FORT WALTON BEACH
	<b>Goals Supported</b>	Expand Economic Opportunity
	<b>Needs Addressed</b>	Youth Services
	<b>Funding</b>	CDBG: \$19,957
	<b>Description</b>	Purchase of a walk in cooler, cooling rack, solid top table/cabinet, dish washer/garbage disposal.
	<b>Target Date</b>	9/30/2019
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	70 qualified children from low to moderate families are expected to benefit
	<b>Location Description</b>	Okaloosa Head Start McGriff Center, 22 McGriff St
	<b>Planned Activities</b>	Purchase of a walk in cooler, cooling rack, solid top table/cabinet, dish washer/garbage disposal.
<b>6</b>	<b>Project Name</b>	City of Fort Walton Beach Nuisance Abatement
	<b>Target Area</b>	FORT WALTON BEACH
	<b>Goals Supported</b>	Expand Economic Opportunity
	<b>Needs Addressed</b>	Economic Opportunity
	<b>Funding</b>	CDBG: \$9,816

<b>Description</b>	funding will be used to assist in the elimination of blight and deterioration of properties through the removal of unsafe conditions and by enhancing the appearance and conditions of structures.
<b>Target Date</b>	9/30/2019
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	This program expects to complete up to 10 nuisance abatement/rehabilitation projects.
<b>Location Description</b>	
<b>Planned Activities</b>	Demolition/clearance or rehabilitation of unsafe structures to assist in the elimination of blight and deterioration of properties.

## **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**

1. Target Area 1 - Hollywood Blvd NE (north), Elm Ave SE (east), Eglin Pkwy SE (west), Miracle Strip Pkwy SE & Santa Rosa Sound (south).
2. Target Area 2 - Hollywood Blvd SW (north), Beal Pkwy SW & Miracle Strip Pkwy SE (east), between Hollywood Blvd SW & Miracle Strip Pkwy SW (west), Santa Rosa Sound (south).
3. Target Area 3 – Sullivan St. NW (north), Jonquil Ave NW (east), Mary Esther Cutoff NW & one block W of Jonquil Ave NW (west), N of Bryn Mawr Blvd & Hollywood Blvd NW (south)
4. Target Area 4 – Specific properties between Racetrack Rd NW (north), James Lee Rd (east), Denton Blvd NW (west), and Bob Sikes Blvd (south)
5. Target Area 5 – Specific properties located between Lewis Turner Blvd (north), Hospital Rd (west), Fort Walton Beach Golf Course (east), & Racetrack Rd NW (south)

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
FORT WALTON BEACH	100

**Table 8 - Geographic Distribution**

## **Rationale for the priorities for allocating investments geographically**

CDBG funds are allocated throughout the corporate city limits, to address immediate needs through projects that benefit low to moderate income persons and/or areas.

### **Discussion**

The City of Fort Walton Beach will use CDBG funds to implement projects to address immediate needs. Funds may be used for eligible projects in any area within the City limits. Low to moderate income area benefit must be used within a low- to moderate-income (at least 51%) census tract area as defined by HUD. Although these areas have historically been the focus of funding priorities, the transition to the use of American Community Survey (ACS) data from U.S. Census Bureau data in 2014 resulted in a significant change of target area boundaries. With this change, the City now prioritizes funding priorities based on need & eligibility city wide.

## Affordable Housing

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

#### Introduction

The City’s Community Redevelopment Agency (CRA) encourages the private sector in their effort to secure additional public and private funds for affordable housing, community and economic development. No CDBG funds are allocated to provide homeless with affordable housing; however, the FWBHA and the City partnered to develop Sound Side Apartment Homes, a new 200-unit affordable housing project. Applicants for these programs are also advised of the rehabilitation services of the Okaloosa County Development Corporation, which also provides housing and rehabilitation services through the State Housing Initiative Partnership (SHIP) program and the HOME Investment Partnership Program.

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

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

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	0
Acquisition of Existing Units	0
Total	0

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

## **Discussion**

As per the requirements of the adopted SHIP Affordable Housing Incentive Plan, the City will undertake the following actions to remove barriers to affordable housing (these actions will not be funded through the CDBG program):

- a. Expedite processing of permits for affordable housing projects, and
- b. The modification of street requirements.

Other assistive strategies are:

- a. Down payment assistance and closing cost assistance;
- b. Acquisition of property for low- to moderate-income housing.

The CRA and the City Council updated the Community Redevelopment Agency Plan, which directs mixed-use development and strategies for affordable housing. As a result, the Land Development Code (LDC) was reviewed and updated in 2012 to streamline procedures. The 2012 LDC update included new mixed-use zoning districts and density/intensity bonus provisions which are intended to encourage the development of affordable housing.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The Fort Walton Beach Housing Authority (FWBHA) does not operate under the Comprehensive Grant Program. The FWBHA receives assistance through the Comprehensive Improvement Assistance Program (CIAP). The FWBHA has not been designated as "troubled" by HUD. The Fort Walton Beach Recreation Center Summer Enrichment program and after school tutoring are available and in close proximity to FWBHA residents. Also, the City previously partnered with the FWBHA to develop a 200-unit affordable housing development as described above.

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

Because of the limited amount of CDBG funds, they are not used to directly support the FWBHA or its programs.

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

The City works closely with the FWBHA and continues to encourage homeownership through the sponsorship of the Housing Expo each year.

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

The Fort Walton Beach Housing Authority has not been deemed as "troubled" by HUD.

### **Discussion**

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

### **Introduction**

The City works collaboratively with the Okaloosa Walton Homeless Continuum of Care (CoC) to develop an effective systemic approach to homelessness that will fill jurisdictional gaps in services identified by the CoC and its diverse group of Stakeholders. The City is providing CDBG funds and resources for services that are identified through gaps analysis and data collection. The City continues to assist in the development of strategic solutions to homelessness that reduce costs to the community and reduces homelessness. Although the City does not directly provide services to homeless households the City has agreements with the local Continuum of Care (CoC) and other service providers that cover our jurisdiction for the provision of services. The CoC and the city have identified the one-year goals based off the CoC's Annual Action Plan, however, these goals were determined to specifically meet the needs of the Fort Walton Beach community. The action for these goals will be funded through various federal, state, and local sources.

Under this category, the City will not undertake these activities but will support several operating agencies that are providing valuable services to prevent homelessness and to assist those who are already homeless. The City participates on the Okaloosa/Walton Continuum of Care Board and assists agencies who help the homeless with expertise to address community concerns. CDBG funds are not sufficient to provide actual funding for these types of programs. Some of these agencies provide limited shelter and comprehensive transitional permanent housing services to homeless families, many of which have female heads of households. Others are coordinating housing assistance for homeless and at-risk families by emphasizing prevention, shelter referrals, and relocation services.

### **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**

Community Outreach is vital in Fort Walton Beach due to the high number of unsheltered chronically homeless persons located in the city. Outreach is provided by various organizations and funding sources including Healthcare for Homeless Veterans, PATH, and Emergency Solutions Grant. The CoC coordinates outreach efforts to ensure all areas of the jurisdiction are covered in order to identify and engage each person experiencing homelessness in Fort Walton Beach. Unsheltered persons are often disconnected from services and either unaware of supports that exist in the community or unable to navigate the system without support. This prolongs the length of time they experience homelessness and increases costs to the community. Outreach teams provide information, advocacy, referral, and case management wherever the person identified is at the time. The assessment process determines the condition of the identified household so they can be connected to the appropriate services and housing. Outreach teams have been trained in cultural competency, motivational interviewing, crisis-

intervention, and trauma-informed care. All outreach teams participate in One Way Home, the local coordinated entry system. The data collected is used to match homeless households with the most appropriate housing intervention and services for that individual/household as quickly as possible. Outreach case workers maintain contact as often as possible and provide support services while they await housing placement or an available shelter bed to open. Referrals are made to support services, mainstream benefits, and behavioral health, and healthcare as needed. Assistance with mainstream benefits, obtaining identification, filling out housing application, housing navigation, and assisting in increasing income through SSI/SSDI and employment are provided whether the household is sheltered or unsheltered.

The data collected through outreach and coordinated entry also quantifies the number of households experiencing homelessness and the unmet needs in the area. It is vital that the City has accurate and up to date information so it can continue to support the efforts to end homelessness and ensure scarce resources are being maximized.

The City does not provide direct homelessness services, but works with various agencies that provide those services at the One Hopeful Place Community Resource Center campus.

### **Addressing the emergency shelter and transitional housing needs of homeless persons**

The City does not currently have enough shelter beds for all persons experiencing homelessness. It is a priority of the City to increase the number of beds available to reduce costs to the community and improve the health and circumstance of persons experiencing homelessness. Sheltered persons receive access to daily case management, phone, mail, internet, showers, laundry, counseling, and employment assistance. Housing providers are able to locate them when housing placement is available and many persons and households self-resolve while staying in shelters which allows the scarce housing resources in the community to assist those that cannot self-resolve.

One Hopeful Place is a shelter facility operated by Community Solutions Group. The City serves on the Board of Community Solutions of the Emerald Coast (the only shelter for single men in the area). The City has used CDBG funds to assist with expanding the campus to include a facility for women, and a medical clinic. The City has been very active in this endeavor in multiple ways, including leasing the property to Community Solutions. 20 new shelter beds for chronically homeless and veteran men were created through this project and it is currently undergoing further expansion. The facility provides case management, access to mail, phones, internet, showers, laundry, and other basic life needs. Some of the persons exiting the facility were able to gain employment save up money and locate housing with little or no financial assistance from other agencies, some were able to utilize the homeless preference for Section 8, others have been placed in HUD Permanent Supportive Housing, HUD-VASH, SSVF, ESG Rapid-Rehousing, or HHA's Housing Stabilization program. One Hopeful Place is also an access point for One Way Home, so all person residing at One Hopeful Place are assessed and added to the By-Name list to be referred for housing. One Hopeful Place also serves as the location for Inclement Weather Shelter in

Fort Walton Beach. CDBG funds were used to cover the costs of the 29 nights the inclement weather shelter opened. Six persons that were disconnected from services and engaged at the inclement weather shelter by outreach personnel were stably housed and remain stably housed at this time. All of the persons housed were chronically homeless with a disability and a high vulnerability indices. Four of them were placed in HUD Permanent Supportive Housing and 2 others were rapidly rehoused using state Challenge Grant funds.

Opportunity Place is a shelter for families located in Fort Walton Beach. Opportunity Place participates in the CoC, HMIS, and is also an access point for the coordinated entry system. Case management and support services are provided while households reside at Opportunity Place and the housing process functions the same as One Hopeful Place with some self-resolving and others being referred to supportive housing programs.

Fresh Start for Families is a transitional housing program for households with children and recently began accepting unaccompanied youth that qualify for the program.

Shelter House the Domestic Violence Shelter also makes referrals to One Way Home and Fort Walton Beach's Section 8 homeless preference. Shelter House collaborates with HHA and other service providers to ensure households exiting the facility are placed in safe housing as quickly as possible and are able to remain stable to avoid recidivism.

All of the facilities listed provide valuable data for required reporting and gaps analysis, participate in coordinated entry and the CoC, and meet a vital need in the community. Shelters reduce the cost of homelessness to the community while improving the health and well-being of residents, and expedite housing and linkage to mainstream benefits, and support services.

**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 CoC has developed and implemented a coordinated entry system, referred to locally as One Way Home. One Way Home is operated and funded by HHA but is a CoC-wide implementation that relies on outreach teams and access points funded and operated by other agencies. HHA maintains the by-name list (Supportive Housing Registry) which all housing programs agreed to take referrals from. One Way Home is a centralized intake system meaning the community has one list for housing programs. Households on the list are referred to the most appropriate housing intervention based off of the standardized assessment tool used by shelters and outreach teams and other trained assessors. The list is prioritized by vulnerability. School districts, hospitals, correctional facilities, behavioral health

providers, victim services, law enforcement, DJJ, child welfare, and PHA's refer to One Way Home and some have even been trained to complete the assessment and enter it into HMIS, where the list is housed. This reduces the length of time homeless. Matching homeless households with the right housing intervention for them also reduces recidivism. The CoC has been providing training on homeless diversion, and has eliminated all caps on providing support services and financial assistance. The CoC mandates that households receive support based on their individual needs and requires programs to provide that support until the household is independent and no longer needs assistance. If the household needs assistance after they have been exited from a program the CoC funds homeless prevention and housing stabilization to assist with maintaining housing and stability.

**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.**

The CoC implemented a Homeless Diversion program and is training all community organizations that are interested in diverting people from homelessness. Diversion techniques include landlord negotiation, mediation, family mediation, and other techniques designed to keep households out of the homeless assistance system. HHA employs an outreach worker who also provides in-reach services. In-reach is the development of discharge planning processes for individuals due for release from institutional settings in the community. HHA is working with law enforcement and the medical community, in addition to service organizations, in order to capture all the clients possible and provide case management and services tailored to each individual's needs prior to and upon discharge. Discharge Planning is recognized as essential in the homelessness continuum of care, both as a means to prevent homelessness and as a mechanism for identification of the chronic homeless who need support services along with affordable housing.

## **Discussion**

Although the City does not provide direct services to the homeless it does support the strategies and efforts outlined in the Con Plan. The City is using CDBG to provide public services to the homeless and also funding for the expansion of a facility that serves the homeless.

The City will not undertake these activities but will support several operating agencies that are providing valuable services to prevent homelessness and to assist those who are already homeless. The City participates on the Okaloosa/Walton Continuum of Care Board and assists agencies who help the homeless with expertise to address community concerns. CDBG funds are not sufficient to provide actual funding for these types of programs. Some of these agencies provide limited shelter and comprehensive transitional permanent housing services to homeless families, many of which have

female heads of households. Others are coordinating housing assistance for homeless and at-risk families by emphasizing prevention, shelter referrals, and relocation services.

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

### **Introduction:**

The City's Community Redevelopment Agency (CRA) encourages the private sector in their effort to secure additional public and private funds for affordable housing, community and economic development. No CDBG funds are allocated to provide homeless with affordable housing; however, the FWBHA and the City partnered to develop Sound Side Apartment Homes, a new 200-unit affordable housing project. Applicants for these programs are also advised of the rehabilitation services of the Okaloosa County Development Corporation, which also provides housing and rehabilitation services through the State Housing Initiative Partnership (SHIP) program and the HOME Investment Partnership Program.

### **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**

As per the requirements of the adopted SHIP Affordable Housing Incentive Plan, the City will undertake the following actions to remove barriers to affordable housing (these actions will not be funded through the CDBG program):

- a. Expedite processing of permits for affordable housing projects, and
- b. The modification of street requirements.

Other assistive strategies are:

- a. Down payment assistance and closing cost assistance;
- b. Acquisition of property for low- to moderate-income housing.

### **Discussion:**

The CRA and the City Council updated the Community Redevelopment Agency Plan, which directs mixed-use development and strategies for affordable housing. As a result, the Land Development Code (LDC) was reviewed and updated in 2012 to streamline procedures. The 2012 LDC update included new mixed-use zoning districts and density/intensity bonus provisions which are intended to encourage the development of affordable housing.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The primary target of activities funded by the CDBG program is improvement of living conditions for low- to moderate-income persons. The activities are focused on assisting persons in the community to obtain and maintain suitable housing and adequate living standards in stable or improving neighborhoods. The activities included in the Consolidated Plan are designed to overcome obstacles and meet the underserved needs of low- and moderate-income persons. Housing program activities for improvement of occupied housing, expansion of decent and attractive affordable housing stocks, and assistance to persons to enable them to live in decent and sustainable housing are direct methods to improve living conditions. Activities that improve infrastructure, improve the quality of life and raise the standard of living for all of the people in the neighborhood served by the infrastructure. Public services and facilities that meet community needs, particularly for the young and the elderly, provide a means by which persons may receive needed services and benefits that will enable them to live decently; and, in the case of children, develop the future capability to provide for themselves.

### **Actions planned to address obstacles to meeting underserved needs**

The primary obstacle to meeting underserved housing and community development needs of the City is available funding, which is shrinking each year. Demand for assistance exceeds the supply of available resources. The number of lower income individuals, families, and neighborhoods in need, coupled with the complexity of issues they face is steadily increasing in both scale and cost. The combination of these factors places substantial new burdens on an already strained housing and community development delivery system. The City developed a Resource Guide that identifies all of the various agencies and services within Okaloosa County. United Way now maintains the guide and it can be found on their web site at <http://www.united-way.org>.

The City plans to undertake activities to address obstacles to meeting underserved needs by funding the non-profit sub-recipient organizations previously identified.

### **Actions planned to foster and maintain affordable housing**

The City will continue to work with establishing public/private partnerships intended to increase the opportunity for the development of affordable housing.

### **Actions planned to reduce lead-based paint hazards**

The City's programs continue to include lead-based paint hazard education. The City provides copies of the booklet "Protect Your Family from Lead in Your Home". Each unit that will undergo painting and/or re-roofing will be evaluated for the presence of lead-based paint. If such hazards are determined to exist, the City will hire a certified consultant to remove the paint to the extent possible and repair the

surface.

Since there are no residential rehabilitation projects scheduled for FY 2018-19, the City will continue the lead-based paint compliance activities by performing the following actions in the coming year:

1. Distribution of 25 Lead-Safe Painting Pre Kits to Homeowners;
2. Participation in homeowner awareness events; and
3. Distribution of 25 additional lead hazard literature items to homeowners where children aged 6 or younger spend a significant amount of time in the home and encourage homeowners to have children tested for "elevated blood" condition.

### **Actions planned to reduce the number of poverty-level families**

The City does not plan to undertake activities which will reduce the number of poverty level families, develop institutional structure, and enhance coordination between public and private housing and social services agencies.

### **Actions planned to develop institutional structure**

The City funds services to extremely low, low-, and moderate-income families through non-profit organizations who provide services to these families. Funding may be sought by these organizations through an application process during the formation of the annual program. Funding for Public Service programs is highly competitive due to limited funds and an abundance of need. Therefore, the City has not solicited projects which target specific needs.

The City chartered the Fort Walton Beach Housing Authority (FWBHA) in 1968. The FWBHA is administered by seven commissioners appointed by the Mayor and City Council. The executive director, who manages the daily functions, is hired by the FWBHA Commissioners. Other than the appointment of the Commissioners, the FWBHA is an independent agency from the City.

The City is not involved in any hiring, contracting, or procurement activities of the FWBHA. Various Public Service activities of the FWBHA have been funded through the CDBG program to benefit the residents of public housing. The City will review development sites proposed by FWBHA in the same manner as other applications for development proposed by a private developer. The FWBHA and the City did partner and develop Soundside Apartment Homes, a 200-unit affordable housing development.

The City is not aware of any gaps in the institutional structure that will impact the priority needs which will be addressed by the City within the planning period.

### **Actions planned to enhance coordination between public and private housing and social**

## **service agencies**

The City does not plan to undertake activities which will reduce the number of poverty level families, develop institutional structure, and enhance coordination between public and private housing and social services agencies.

### **Discussion:**

The City's efforts have increased the number of lower income individuals, families, and neighborhoods in need, coupled with the complexity of issues they face is steadily increasing in both scale and cost. The combination of these factors places substantial new burdens on an already strained housing and community development delivery system. The City developed a Resource Guide that identifies all of the various agencies and services within Okaloosa County. United Way now maintains the guide and it can be found on their web site at <http://www.united-way.org>. The City plans to undertake activities to address obstacles to meeting underserved needs by funding the non-profit sub-recipient organizations previously identified.

## Program Specific Requirements

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

#### Introduction:

#### Community Development Block Grant Program (CDBG)

##### Reference 24 CFR 91.220(I)(1)

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

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

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%



