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- Melinda Perry (MCN630)
- PIC Main
- Housing Agency
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Application | Application Review | **Remove from Inventory** | Reports

List Form HUD-52860 Supporting Documents Quality Checklist Submission

Field Office HA: **FL002 ST. PETERSBURG**  
 Application: **DDA0008158**  
 Application Status  
 Application Type: **Disposition** Processor: **SAC-Chicago**  
 Reviewer: **Sunny Grover**  
 Application Status: **Under Review** Status Date: **05/15/2017**

Section 1: General Information

OMB Approval No. 2577-0075  
 (exp. 07/31/2008)

Public reporting burden for this collection of information is estimated to average 16 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number.

This information is required to request permission to demolish or sell all or portion of a development (i.e., dwelling units, non-dwelling property or vacant land) owned and operated by a Housing Authority. The information requested in the application is based on requirements of Section 18 of the United States Housing Act of 1937, as amended and 24 CFR Part 970. HUD will use the information to determine whether, and under what circumstances, to permit HAs to demolish or sell all or a portion of a public housing development. Responses to the collection of information are statutory and regulatory to obtain a benefit. Approval of this application does not substitute approval for funding of the demolition or disposition action. The information requested does not lend itself to confidentiality.

1. Housing Authority: **FL002 ST. PETERSBURG** 2. Date of Application: **05/30/2017**

3. Address: **2001 Gandy Boulevard North**  
 City/Locality: **St. Petersburg**  
 State: **Florida** Zip Code: **33702**  
 4. Phone No: **(727) 323 - 3171** Ext. **219** Fax No: **(727) 209 - 6988**  
 Email Address: **tlove@stpeteha.org**

5. Executive Director's Name: **Tony Love**  
 Phone No: **(727) 323 - 3171** Ext. **219** Fax No: **(727) 209 - 6988**  
 Email Address: **tlove@stpeteha.org**

6. Primary Contact's Name: **Melinda Perry**  
 Phone No: **(727) 323 - 3171** Ext. **223** Fax No:  
 Email Address: **mperry@stpeteha.org**

\* Designates a required field.

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**List**      **Form HUD-52860** Supporting Documents Quality Checklist Submission

Melinda Perry (MCN630)  
PIC Main

Field Office HA: **FL002 ST. PETERSBURG**

Application: **DDA0008158**

**Application Status**

Application Type: **Disposition**      Processor: **SAC-Chicago**

Application Status: **Draft**      Status Date: **05/15/2017**

Housing Agency

Development

**Section 2: Long-Term Possible Impact of Proposed Action**

[Modify Section 2](#)

Inventory Removals

Enter the total number of units proposed for removal **31**

[Logoff](#)

**1. Performance Funding Subsidy (PFS)**

In FY 2016 , this HA received \$ **3464** per unit in PFS funds.

The HA realizes that after this activity takes place, PFS will decrease by \$ **107384** / year.

**2. Capital Fund Program**

In FY 2016 , this HA received \$ **948** per unit in Capital funds.

The HA realizes that after this activity takes place, Capital funding will decrease by \$ **29388** / year.

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Melinda Perry (MCN630)

PIC Main

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Inventory Removals

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Form HUD-52860 Supporting Documents Quality Checklist Submission

Field Office HA: **FL002 ST. PETERSBURG**

Application: **DDA0008158**

Application Status

Application Type: **Disposition**

Processor: **SAC-Chicago**

Application Status: **Draft**

Status Date: **05/15/2017**

**Section 3: Board Resolution, Environmental Review, and Local Government Consultation**

[Modify Section 3](#)

1. Board Resolution Number  
**2457**

2. Date of Board Resolution  
**05/25/2017**

3. Who is conducting the environmental review?

- Field Office under 24 CFR Part 50
- Responsible Entity under 24 CFR Part 58

If the environmental review is to be performed by a responsible entity, name the entity.

4. Jurisdictions covered by the HA (list all cities, counties, etc.):

**St. Petersburg**

5. Letter of Support from Appropriate Government Official is dated :**05/24/2017**.

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## **RESOLUTION #2457**

### **A RESOLUTION TO SUBMIT A DISPOSITION APPLICATION FOR THE THIRTY-ONE (31) HISTORIC VILLAGE UNITS AT JORDAN PARK APARTMENTS**

**WHEREAS**, the Jordan Park public housing development has substantial rehabilitation needs that cannot be funded through the public housing program; and

**WHEREAS**, the public housing program is being under-funded annually by Congress; and

**WHEREAS**, the St. Petersburg Housing Authority (SPHA) has to opportunity to convert from public housing to the more financially stable Section 8 project-based voucher (PBV) program, through the Rental Assistance Demonstration (RAD) program of the U.S. Department of Housing and Urban Development (HUD) and disposition of public housing and replacement with non-RAD PBV; and

**WHEREAS**, SPHA and HUD staffs have been discussing for many months the needs particularly of Jordan Park and possible comprehensive approaches to address public housing conditions and long-term viability; and

**WHEREAS**, SPHA and HUD staffs have determined that a reasonable means of proceeding is under a comprehensive approach that addresses all SPHA public housing units, including:

- RAD conversion with modest rehabilitation for one hundred thirty-three (133) scattered-site public housing units;
- RAD conversion with substantial rehabilitation for two hundred and six (206) Jordan Park public housing units, of which one hundred eighty-nine (189) units will be RAD PBV and seventeen (17) units will be non-RAD PBV awarded for project-basing from SPHA's current voucher pool; and
- disposition and replacement of thirty-one (31) Jordan Park formerly reconstructed public housing units, with sixty (60) units of new construction supported by non-RAD PBV, drawing upon thirty-one (31) tenant protection vouchers to be awarded by HUD and twenty-nine (29) vouchers from SPHA's current voucher pool.

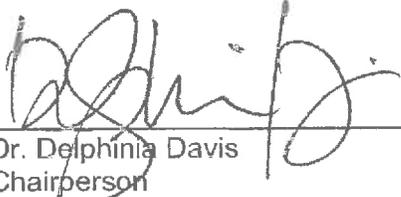
**WHEREAS**, the initiative, which will result in the preservation, rehabilitation or new construction of three hundred and ninety-nine (399) low-income units throughout St. Petersburg, also will be supported by 4% low-income housing tax credits, proceeds from a previous sale of public housing, and a commitment from the Pinellas County Land Trust (please see Attachments A and B); and

**WHEREAS**, the proposed disposition of thirty-one (31) units that were reconstructed rather than fully replaced with HOPE VI funds years ago will enable both 1-for-1 replacement of these units, drawing upon HUD-awarded tenant protection vouchers, and commitment of twenty-nine (29) vouchers from SPHA's current voucher pool to

build sixty (60) units of affordable housing for the elderly, a much-needed housing resource in South St. Petersburg, and will leverage additional resources to complete the comprehensive 399-unit affordable housing initiative.

**NOW, THEREFORE, BE IT RESOLVED** that the Board of Commissioners of the St. Petersburg Housing Authority hereby authorizes the Chief Executive Officer to submit an application to HUD for the disposition of thirty-one (31) units at Jordan Park as shown in Attachment B, and if successful, to apply for tenant protection vouchers in amounts for which SPHA may be eligible; and the Chief Executive Officer may undertake and cause others to undertake all reasonable actions to obtain HUD approval for these applications.

**APPROVED AND ADOPTED** this 25<sup>th</sup> day of May 2017.



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Dr. Delphinia Davis  
Chairperson



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Tony L. Love  
Secretary



CITY OF ST. PETERSBURG

CITY OF ST. PETERSBURG, FLORIDA

Office of the Mayor

RICK KRISEMAN, Mayor

May 24, 2017

Tony L. Love, Chief Executive Officer  
St. Petersburg Housing Authority  
2001 Gandy Boulevard North  
St. Petersburg, FL 33702

Re: Disposition of 31 units at Jordan Park (the Disposition)

Dear Mr. Love:

On behalf of the City of St. Petersburg, I am submitting this letter of support for the St. Petersburg Housing Authority's application to the U.S. Department of Housing and Urban Development (HUD) for the Disposition Plan, as it has been explained to me. I urge that HUD approve the Disposition promptly, along with the award of thirty-one (31) tenant protection vouchers to provide continued housing support for the current residents.

I understand that your plan is to demolish the 31 Historic Village units at Jordan Park, and rebuild a mid-rise development (3 stories), with about 60 units, for seniors. This plan not only rebuilds the units for the 31 families, but it also creates an additional 29 units of affordable housing for seniors. This 60 unit property will have project based vouchers attached to it. The remaining 206 Jordan Park units will be converted to the Rental Assistance Demonstration (RAD) program, which allows housing authorities to put debt on the property. The entire transaction will include 4% tax credits, prior public housing sale proceeds, Pinellas County Land Trust funds, and a mortgage.

The staff of the Housing Authority has informed me that these proposed actions will facilitate the Disposition to a private partnership that can use the equity from the sale of low-income housing tax credits and other resources to demolish the current thirty-one (31) units and produce sixty (60) new units for the elderly on this part of the Jordan Park site. This plan would be part of a larger transaction that would result in the substantial rehabilitation for continued use as low-income housing of the rest of the Jordan Park site, as well as the preservation of one hundred thirty-three (133) other low-income units. The proposed transaction will address serious needs for low-income housing in St. Petersburg, and more particularly, provide additional housing for the elderly St. Petersburg and for rehabilitation of the Jordan Park site so that current and future residents can benefit from much-needed improvements.

May 24, 2017  
Page 2

I offer my support with the understanding that you are already working with the current residents of Jordan Park to inform them of these plans and to receive their valuable input and support and that all plans will comply with the appropriate zoning and development regulations. The support and approval of the residents and the surrounding community is vital to the success of your plans and the City's support for renovation and the construction of new affordable housing units.

Thank you for your efforts to improve the living conditions of the residents of Jordan Park both now and for the future.

Sincerely,

A handwritten signature in black ink, appearing to read "Rick Kriseman". The signature is stylized with a large, looped initial "R" and a long horizontal stroke at the end.

Rick Kriseman  
Mayor



## Government Consultation

### Section 3, Line 4

The St. Petersburg Housing Authority (SPHA) Board of Commissioners approved a revised Annual Plan that includes disposing of thirty-one (31) public housing units in Jordan Park's Historic Village. SPHA's Chief Executive Officer, Mr. Tony L. Love, met with Mayor Rick Kriseman multiple times and discussed the plan to dispose of the units in order to demolish them and reconstruct approximately sixty (60) units in their place. The Mayor did not have any objections to SPHA's plan for disposition.

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Melinda Perry (MCN630)  
PIC Main

Field Office HA: **FL002 ST. PETERSBURG**  
 Application: **DDA0008158**  
 Development: **FL002000003 New Jordan Park 21A**

Housing Agency

**Application Status**

Application Type: **Disposition** Processor: **SAC-Chicago**  
 Application Status: **Draft** Status Date: **05/15/2017**

Development

**Section 4: Description of Property**

[Modify Section 4](#)

Inventory Removals

Logoff

- 1. Development Name: **New Jordan Park 21A**
- 2. Development Number: **FL002000003**
- 3. Date of Full Availability: **6/29/2002**
- 4. No. of Residential Buildings: **103**
- 5. No. of Non-Residential Buildings: **0**
- 6. Date Constructed: **6/2/2002**
- 7. Scattered Site: **N**
- 8. Single Family Houses: Duplexes:  
3-Plexes: 4-Plexes:  
Other:
- 9. Row House: **62** Walk-Up: **18**  
High Rise: **0**
- 10. Total Acres of the Development: **0.00**

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**11. Existing Unit Distribution**

	General Occupancy	Elderly/Disabled Units	Total Units Being Used for Non-Dwelling Purposes	Merged Units	Total Existing Units	Approved Units yet to be Removed	Total Adjusted Units
0 Bdrm	0	0	0	0	0	0	0
1 Bdrm	33	0	0	0	33	0	33
2 Bdrms	109	0	0	0	109	0	109
3 Bdrms	90	0	0	0	90	0	90
4 or more Bdrms	5	0	0	0	5	0	5
<b>Total</b>	<b>237</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>237</b>	<b>0</b>	<b>237</b>



Application List Application Review Remove from Inventory Reports Form HUD-52860 Supporting Documents Quality Checklist Submission

Melinda Perry (MCN630)

PIC Main

Housing Agency

Development

Inventory Removals

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Field Office HA: FL002 ST. PETERSBURG
Application: DDA0008158
Development: FL002000003 New Jordan Park 21A

Application Status

Application Type: Disposition Processor: SAC-Chicago
Application Status: Submitted Status Date: 05/15/2017

Section 5: Description of Proposed Removal Action

1. Proposed Action By Building Type

Calendar Year:

Available Buildings : (Building Number\Building Number Entrance\Address Line1 Text)

- 100\1\2411 11TH AVENUE SOUTH
100\2\2415 11TH AVENUE SOUTH
101\1\2431 11TH AVENUE SOUTH
101\2\2433 11TH AVENUE SOUTH

Proposed Buildings : (Building Number\Building Number Entrance\Address Line1 Text)

- 10 \1 \2331 10TH AVENUE SOUTH / 2017
10 \2 \2333 10TH AVENUE SOUTH / 2017
10 \3 \2335 10TH AVENUE SOUTH / 2017
11 \1 \2301 10TH AVE SOUTH / 2017

# indicates Non Dwelling Building Structures

2. Proposed Action By Unit Designation

Select the building number(s): 100\1\2411 11TH AVENUE SOU Select

\* - indicates the building has units that are assigned in this application.

@ - indicates the building is proposed in this application.

Available Units : (Unit Number\Unit Designation\Bedroom Count)

- 241111AS\General Occupancy\Bedroom2

Proposed Units : (Unit Number\Unit Designation\Bedroom Count)

- 

3. Proposed Action for Non Residential Inventory

A. Acres included in Proposed Disposition

Calendar Year: 2017

Number of Acres : 2.87

B. Buildings included in Proposed Disposition

Calendar Year : Number of Non-Dwelling Buildings without PIC building numbers :

4.

Intentionally deleted to conform to HUD-52860

5. If the proposed action involves a partial removal of a Development, a site map is required

Attach a copy of the site map and reference it as Section 5, line 5

6. If the proposed action involves a partial removal of a development, attach a description of the property to be removed along with a narrative explaining why the PHA is proposing to remove this portion of the development and if disposition is for vacant land, attach the legal description of each

parcel of vacant land. Reference this attachment as Section 5, line 6

7. Which of the following describe the proposed disposition? (Check that which applies)

- A. Disposition at Fair Market Value (FMV)
- B. Disposition at less than Fair Market Value (e.g. donation)
- C. Disposition which includes an exchange of property

*If B and/or C are checked, provide a justification and reference it as Section 5, line 7.*

8. What is the value of the property subject to disposition:

**\$ 180000.00**

*Attach evidence verifying the value (e.g. executive summary of the appraisal) and reference it as Section 5, line 8*

9. Was an appraiser used to determine the value of the property listed at Number 8?

Yes

If so, name of appraiser who conducted the appraisal:

Integra Realty Resources

Date of appraisal:

06/22/2016

10. Calculation of Net Proceeds

Estimated Sales Price **\$180000.00** - Debt \$ - Cost & Fees **\$0.00** = Estimated Net Proceeds **\$180,000.00**

*Attach an itemization of costs and fees (including relocation, moving, and counseling costs) to be paid out of gross proceeds and reference it as Section 5, line 10*

11. How will the Net Proceeds be used?

*Attach a narrative providing details concerning the use of Net Proceeds and reference it as Section 5, line 11*

12. What is the estimated cost of demolition?

(Include professional fees, hazardous waste removal, building and site improvement, demolition costs, and seeding and sodding of land. Do not include relocation costs or site improvements such as landscaping, playground, retaining walls, streets, sidewalks, etc.)

(a) \$

(b) Indicate the source of funds:

- Operating Funds for FY
- CFP Funds for FY
- CDBG Funds
- Other

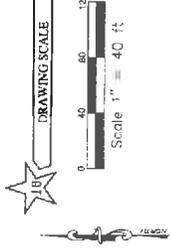
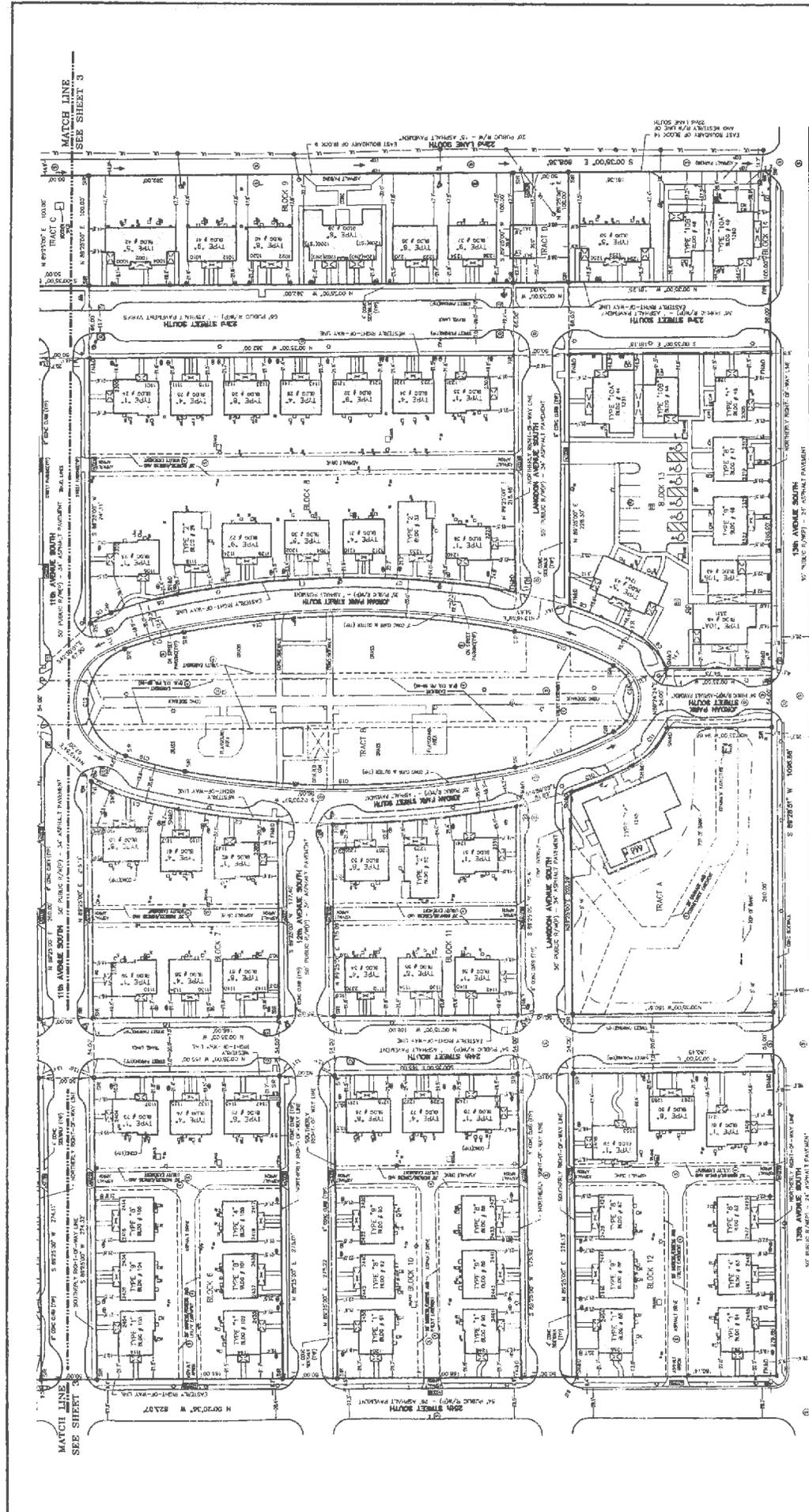
*If Other, attach a narrative explaining how the PHA will fund the demolition and reference it as Section 5, line 12*

13. General Timetable: The HA is to provide a brief timetable based on the number of days after approval of the application that the following major actions will occur:

- A. Begin relocation of residents **30**
- B. Complete relocation of residents **120**
- C. Execution of contract for removal (e.g. sales contract or demolition contract) **150**
- D. Actual Removal Action (e.g. demolition or sale closing) **240**

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CURVE TABLE

CURVE	ARC	RADIUS	DELTA	CHORD	C-CORE BEARING	CHORD	CHORD BEARING
C1	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C2	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C3	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C4	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C5	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C6	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C7	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C8	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C9	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°
C10	100.00'	100.00'	180.00°	100.00'	180.00°	100.00'	180.00°



KEY MAP  
SEE SHEET 1 OF 3  
FOR BUILDING DETAILS

**INFORMATION BOX** ALTA/NSTS LAND TITLE SURVEY

**AMERICAN SURVEYING INC.**  
L.B. #7168  
4847 NORTH FLORIDA AVENUE  
TAMPA, FLORIDA 33603  
TELEPHONE (813)234-0103 FAX (813)234-0108

Project Name: **JORDAN PARK**  
Project Address: **1545 JORDAN PARK STREET SOUTH**  
Project Location: **ST. PETERSBURG, FLORIDA**

Prepared For: **ST. PETERSBURG HOUSING AUTHORITY**  
Job Order Number: **04008110**

DATE: **01/15/10**  
DRAWN BY: **CSW/SNF/MJ**  
CHECKED BY: **CSW**  
DATE: **01/15/10**  
SCALE: **AS SHOWN**

REVISIONS:  
1. REVISIONS  
2. CLIENT COMMENTS  
3. CLIENT COMMENTS

2 LEGAL DESCRIPTION PER TITLE COMMITMENT

A PART OF BEING 2, JORDAN PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 43, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA...

3 LEGAL DESCRIPTION AS SURVIVED

BEING 1, BEING 2, BEING 3, BEING 4, BEING 5, BEING 6, BEING 7, BEING 8, BEING 9, BEING 10, BEING 11, BEING 12, BEING 13, BEING 14, BEING 15, BEING 16, BEING 17, BEING 18, BEING 19, BEING 20...

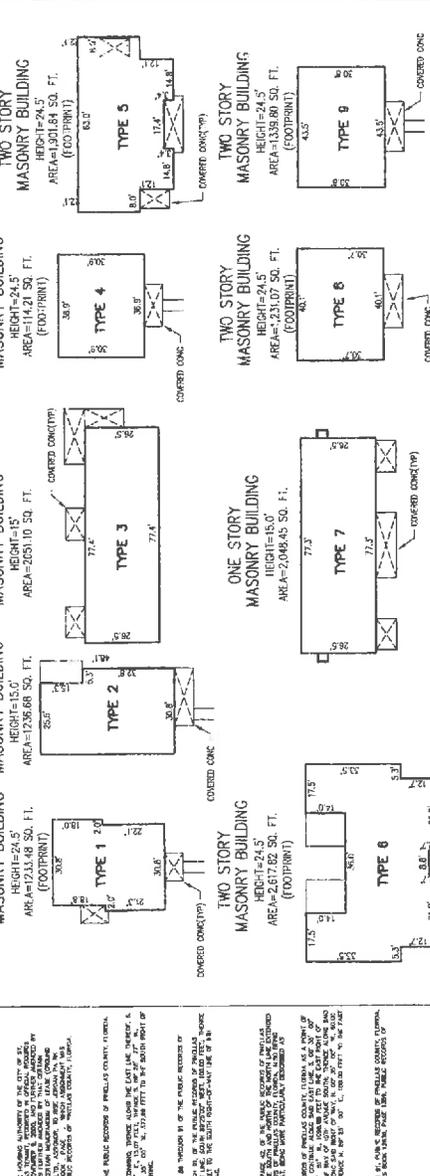
4 SCHEDULE 'B' ITEMS

THE PROPERTY SHOWN ON THIS MAP, AS DESCRIBED IN PLAT BOOK 22, PAGE 43, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA...

5 INFORMATION BOX

AMERICAN SURVEYING INC. L.B. #7168 4847 NORTH FLORIDA AVENUE TAMPA, FLORIDA 32803

6 LEGAL DESCRIPTION PER TITLE COMMITMENT





## Partial Removal

### Section 5, Line 6

The disposition of the thirty-one (31) units is a partial removal, as these units are included in FL002000003 New Jordan Park 21A, which consists of a total of two hundred thirty-seven (237) units, thus reducing it to two hundred and six (206) units.

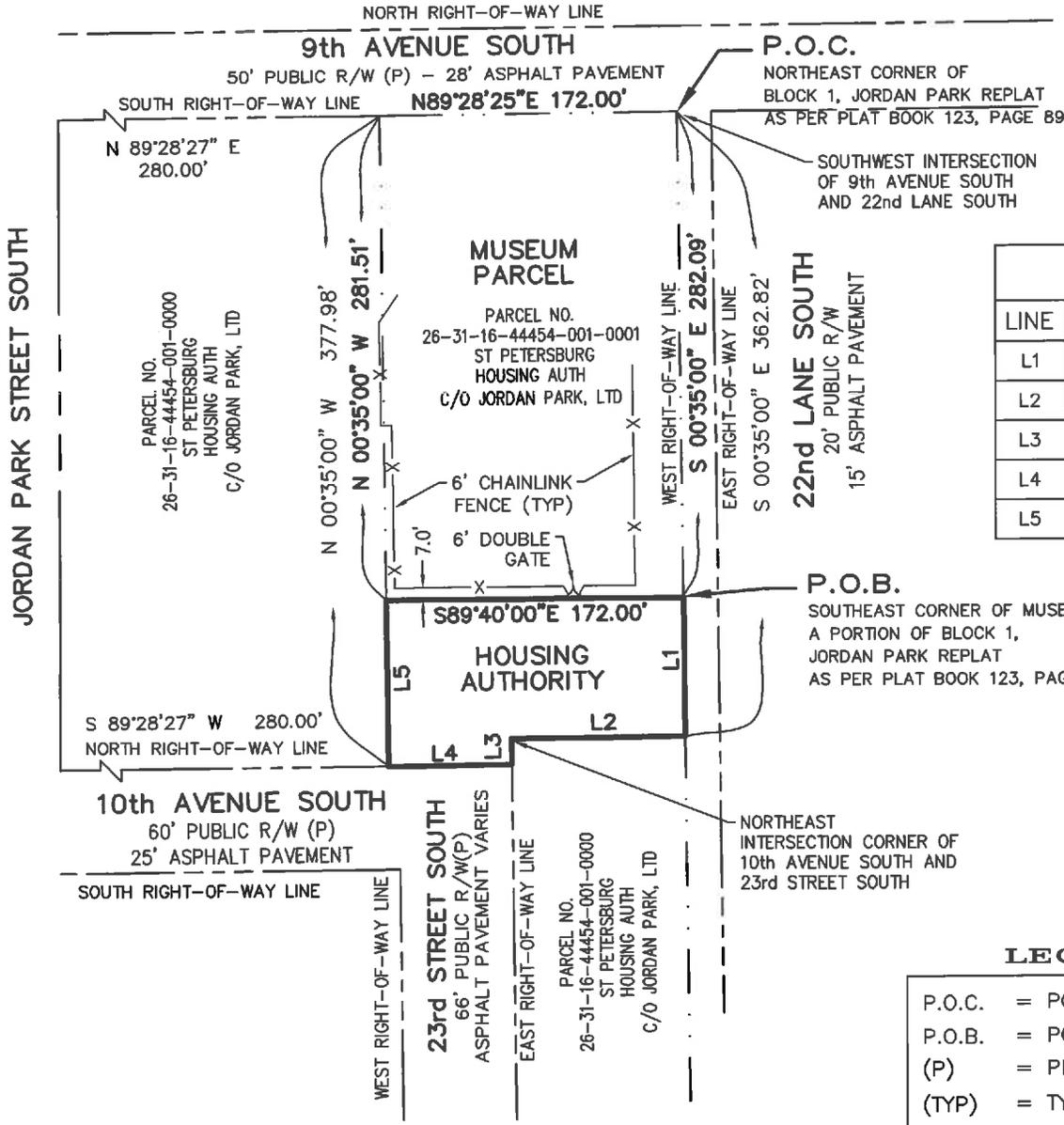
There are fourteen (14) blocks within the entire Jordan Park site, and the partial removal includes removing one (1) block, consisting of thirty-one (31) units, in addition to a vacant piece of land adjacent to the thirty-one (31) units.

The total estimated acreage for removal is approximately 2.8 acres.

The St. Petersburg Housing Authority (SPHA) is proposing to remove this portion of the development so that the existing thirty-one (31) units can be demolished, and a sixty (60) unit mid-rise development for seniors can be constructed in its place.

Because St. Petersburg is located on a peninsula, land is scarce. Therefore, SPHA has had to get creative in developing additional affordable housing. The thirty-one (31) units are sprawled out over the 2.8 acres in nine (9) buildings. We believe that configuration is not the best use of the site. By disposing of the units, tearing them down, and rebuilding, we are creating an additional twenty-nine (29) units of affordable housing (non-HUD units).

# SPECIFIC PURPOSE SURVEY DESCRIPTION SKETCH (NOT A BOUNDARY SURVEY)



LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°35'00"E	80.73'
L2	S89°25'00"W	100.00'
L3	S00°35'00"E	15.06'
L4	S89°28'27"W	72.00'
L5	N00°35'00"W	96.47'

LEGEND	
P.O.C.	= POINT OF COMMENCEMENT
P.O.B.	= POINT OF BEGINNING
(P)	= PLAT DIMENSION
(TYP)	= TYPICAL
R/W	= RIGHT-OF-WAY

**SHEET 1 OF 2  
SEE SHEET 2 OF 2 FOR  
LEGAL DESCRIPTION**

SECTION 26 TOWNSHIP 31S RANGE 16E COUNTY, STATE PINELLAS COUNTY, FLORIDA

**ASI** ★★★★★

**AMERICAN SURVEYING INC.**  
L.B. #7168  
4847 NORTH FLORIDA AVENUE  
TAMPA, FLORIDA 33603  
PH. (813)234-0103 FAX (813)234-0108

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE IN COMPLIANCE WITH THE STANDARDS OF PRACTICE FOR LAND SURVEYS IN FLORIDA AS SET FORTH IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO FLORIDA STATUTE CHAPTER 472.027.

*Robert J. Breedlove*

LLOYD J. BRADEN - PROFESSIONAL SURVEYOR & MAPPER #6174  
ROBERT J. BREEDLOVE - PROFESSIONAL SURVEYOR & MAPPER #7040  
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF FLORIDA LICENSED SURVEYOR AND MAPPER OR ITS ELECTRONIC EQUIVALENT

**PREPARED FOR:** ST. PETERSBURG HOUSING AUTHORITY

<b>PROJECT NO.:</b> 03005017-SL 2	<b>DATE:</b> 03/31/17	<b>CC.:</b> RJB	<b>DWN.:</b> CN	<b>APRVD.:</b> RJB
PROJECT NO.	DESCRIPTION	DATE	DWN.	APRVD.
	FENCE LOCATED, BOUNDARY REVISED.	04/06/17	RJB	RJB



## Justification of Sale

### Section 5, Line 7

After relocating the residents, SPHA will dispose of the property to a partnership entity that can utilize 4% low-income housing tax credits (Tax Credits), St. Petersburg Affordable Housing, LP. (the Partnership). The disposition will be for nominal consideration or if helpful to achievement of the goals of this transaction, the appraised value of the property to be financed largely with a seller loan repayable from any future available cash flow after other expenses have been met. The Partnership will demolish the current structures and build 60 units of new construction to serve low-income elderly households. The units will be supported by project-based vouchers. This will be a part of a larger transaction in which the Partnership will construct or rehabilitate 399 low-income units, both at the Jordan Park site and throughout St. Petersburg.

There is commensurate public benefit for this disposition. As explained further in the Section 18 Certification, the disposition of these 31 units will allow the SPHA to harness or commit Federal and local resources that will result in both the production and preservation of 400 low-income units including preservation and re-use of the Jordan Park site, with almost \$30 million generated in economic activity to produce that result.



Use of Net Proceeds

Section 5, Line 11

Any realization of net proceeds will be used towards expenses at the property.



Proposed Timetable of Disposition

Section 5, Line 13

- May 25, 2017: Submit disposition application to the Special Applications Center (SAC)
- August 31, 2017: SAC approve disposition application
- September 30, 2017: Begin relocation of residents
- January 31, 2018: Complete relocation of residents
- February 28, 2018: Execution of sales contract
- May 31, 2018: Actual removal action

*Section 5*

*PAGE 3063*



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List Form HUD-52860 Supporting Documents Quality Checklist Submission

Melinda Perry (MCN630)  
PIC Main

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Housing Agency

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Development

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Inventory Removals

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Logoff

Field Office HA: **FL002 ST. PETERSBURG**  
 Application: **DDA0008158**  
 Development: **FL002000003 New Jordan Park 21A**

**Application Status**  
 Application Type: **Disposition** Processor: **SAC-Chicago**  
 Application Status: **Draft** Status Date: **05/15/2017**

**Section 6: Relocation**

1. Occupied units:  
 a. Of the **31** units proposed for removal, **31** are occupied as of the date of this application.  
*Attach a narrative explaining the circumstances that resulted in the units becoming vacant and the relocation of the residents and reference it as Section 6, line 1(a).* [Attach Document](#)  
 b. Of the **237** total units in the development, **206** units will remain after removal.  
 c. Of the **206** units that will remain after removal, **190** are occupied as of the date of this Application.

*If any units are listed as occupied in 1(a), complete questions 2-8*

2. How many individuals will be affected by this action?

3. How will counseling and advisory services be provided?  
*Attach a narrative explaining and reference it as Section 6, line 3.* [Attach Document](#)

4. What housing resources are expected to be used for relocation?  
 Other Public Housing     Section 8     Other  
*Attach a narrative explaining and reference it as Section 6, line 4.* [Attach Document](#)

	Per Unit Cost x	No. of Units =	Total*
5. Estimated cost of counseling and advisory services	\$ <input type="text" value="500.00"/>	<input type="text" value="31"/>	\$ <input type="text" value="15500"/>
6. Estimated cost of moving expenses	\$ <input type="text" value="4500.00"/>	<input type="text" value="31"/>	\$ <input type="text" value="139500"/>
7. Total cost of relocation expenses			\$ <input type="text" value="155000"/>

\* All the totals are calculated.

8. What sources of funding will be used to pay for relocation activities?

- Operating Funds for FY:  YYYY
- Capital Fund for FY:  YYYY
- Other

*If Other, provide an attachment explaining and reference it as Section 6, line 8. [Attach Document](#)*



## Counseling and Advisory Services

### Section 6, Line 3

The St. Petersburg Housing Authority (SPHA) will ensure that all affected residents are fully informed on all steps of the relocation process. Staff will hold a standing weekly meeting with the residents to provide updates and answer any questions or concerns they may have.

SPHA will utilize staff and outside organizations to assist residents with their relocation. SPHA staff or a partner organization will assist residents in locating and securing housing. The Housing Choice Voucher staff will meet with each of the thirty-one (31) affected families to explain the Housing Choice Voucher program through a briefing and an individual meeting with their Housing Specialist. SPHA will also partner with Bay Area Legal Services to assist the families with understanding their new lease and other tenant-landlord questions.



## Housing Resources for Relocation

### Section 6, Line 4

The St. Petersburg Housing Authority will utilize other available public housing units as an option for relocation. However, because the thirty-one (31) units are mostly one bedrooms, it limits the available units for transfer. In addition, many of the residents will require first floor units, further reducing the available units for transfer.

SPHA is requesting Tenant Protection Vouchers for the thirty-one (31) families to relocate to other housing throughout the city. The award of these vouchers will ensure that no family is displaced and that they continue to pay approximately 30% of their income in rent.



## Sources of Funding for Relocation

### Section 6, Line 8

The St. Petersburg Housing Authority will utilize program reserves for relocation activities. Upon taking ownership of the property, an Affordability Reserve was transferred with the property. SPHA will pull the relocation expenses from this account.

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List Form HUD-52860 Supporting Documents Quality Checklist Submission

Melinda Perry (MCN630)  
PIC Main

Field Office HA: **FL002 ST. PETERSBURG**  
 Application: **DDA0008158**  
 Development: **FL002000003 New Jordan Park 21A**

Housing Agency

**Application Status**

Application Type: **Disposition** Processor: **SAC-Chicago**  
 Application Status: **Draft** Status Date: **05/15/2017**

Development

**Section 7: Resident Consultation**

[Modify Section 7](#)

Inventory Removals

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1. Describe how the residents of the development were informed and consulted about the proposed action.

*Attach a narrative explaining the PHA's consultation with the residents of the affected Development and reference it as Section 7, line 1*

***If proposed action is for Demolition and/or Disposition under Section 18 of the Act, complete questions 2-5***

2. Resident Council (at development): Provide the name of the Resident Council representing the residents of the development none

*Attach a narrative explaining the PHA's consultation with the Resident Council of the affected Development and reference it as Section 7, line 2*

3. Resident Council (PHA-jurisdiction-wide): Provide the name of the PHA-wide Resident Council representing the interests of the residents of the development none

*Attach a narrative explaining the PHA's consultation with Resident Council (PHA jurisdiction-wide), and reference it as Section 7, line 3*

4. Resident Advisory Board (RAB) (as defined by 24 CFR 903.13):  
*Attach a narrative explaining the PHA's consultation with the RAB and reference it as Section 7, line 4.*

5. Did you receive any written comments from the residents, the Resident Council(s), or the RAB?  Yes  No

*If yes, attach the comments, along with any evaluation the PHA has made of those comments and reference it as Section 7, line 5*

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## Consultation with Residents

### Section 7, Line 1

On April 24, 2017, St. Petersburg Housing Authority (SPHA) staff met with the Resident Advisory Board (RAB) to discuss SPHA's plans for disposition. The residents did not have any written comments but thought that it was a good plan.

SPHA staff held two meetings for the thirty-one (31) residents who would be affected by the disposition. The first meeting was held on May 10, 2017. Seventeen (17) residents attended. The residents did not have any written comments but thought that it was a good plan. The second meeting was held on May 17, 2017. Twelve (12) residents attended. The residents did not have any written comments. One resident verbally commented that this was a great plan. Other residents had various questions regarding the design of the future building, amenities, etc, but they had no objections to the plan.



## Resident Council

### Section 7, Line 2 & Line 3

The St. Petersburg Housing Authority residents do not have a Resident Organization and/or Resident Council.



## Resident Advisory Board

### Section 7, Line 4

Staff met with the Resident Advisory Board (RAB) on April 24, 2017 to discuss the Revised Annual Plan for 2017, as well as the disposition of thirty-one (31) public housing units at Jordan Park Apartments, known as Historic Village.

### **Resident Advisory Board Meeting Summary April 24, 2017**

Members of the Resident Advisory Board (RAB) met on April 24, 2017 at 1:00 p.m. at the Jordan Park Management Office, located at 1245 Jordan Park Street South, St. Petersburg, FL 33712. During the meeting, the RAB members and SPHA staff discussed the Revised 2017 Annual Plan.

The RAB meeting covered the following:

#### **Review of Proposed Changes to the 2017 Annual Plan:**

- Reviewed the plan to submit an application for the Rental Assistance Demonstration (RAD) program for all SPHA properties.
- Reviewed the plan to submit a disposition application for the thirty-one (31) units at Jordan Park Apartments known as Historic Village.

#### **RAB Comments:**

The attendees did not have any comments.

#### **Attendees:**

Melinda Perry, SPHA Chief Operating Officer  
Tyrone Tunsil – Sunset Oaks Resident  
Priscilla Tunsil – Sunset Oaks Resident  
Keshea Simmons – Jordan Park Resident  
Thelma Algarin – Jordan Park Resident  
Artesha Adras – Disston Place Resident and Resident Commissioner  
Francisco Rosa – Romayne Resident



## Written Comments

### Section 7, Line 5

Neither the residents nor the Resident Advisory Board (RAB) had comments regarding the plan to dispose of the thirty-one (31) units. However, the residents verbally agreed that they were in favor of this plan.

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List Form HUD-52860 Supporting Documents Quality Checklist Submission

Melinda Perry  
(MCN630)  
PIC Main

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Housing Agency

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Development

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Inventory Removals

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Field Office HA: **FL002 ST. PETERSBURG**  
 Application: **DDA0008158**  
 Development: **FL002000003 New Jordan Park 21A**

**Application Status**

Application Type: **Disposition** Processor: **SAC-Chicago**  
 Status: **05/15/2017**  
 Application Status: **Draft** Date: **05/15/2017**

**Section 8: Offer of Sale**

[Modify Section 8](#)

1. Is the PHA exercising any of the exceptions to the offer of sale requirement permitted by 24 CFR 970.9(b)(3):  Yes  No  
 Note: Additional options may be displayed upon selecting an answer

2. If yes, check the exception below:

24 CFR 970.9 (b)(3)(i): a unit of state or local government requests to acquire vacant land that is less than two acres in order to build or expand its public services (a local government wishes to use the land to build or establish a police substation)

24 CFR 970.9 (b)(3)(ii): the PHA seeks disposition outside the public housing program to privately finance or otherwise develop a facility to benefit low-income families (e.g., day care center, administrative building, mixed-finance housing, or other types of low-income housing)

24 CFR 970.9 (b)(3)(iii): the units that have been legally vacated in accordance with the HOPE VI program, the regulations at 24 CFR Part 971, or the Required Conversion regulations at 24 CFR part 972, excluding developments where the PHA has consolidated vacancies

24 CFR 970.9 (b)(3)(iv): the units are distressed units required to be converted to tenant-based assistance under Section 33 of the Act

24 CFR 970.9 (b)(3)(v): the proposed disposition is for non-dwelling property, including administration and community buildings, and maintenance facilities.

If No, complete questions #3-7 below.

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## Exception to Offer of Sale

### Section 8, Line 2

The St. Petersburg Housing Authority (SPHA) is exercising the following exception to the offer of sale requirement: 24 CFR 970.9b3ii: the PHA seeks disposition outside the public housing program to privately finance or otherwise develop a facility to benefit low-income families.

After relocating the residents, SPHA will dispose of the property to a partnership entity that can utilize 4% low-income housing tax credits (Tax Credits), St. Petersburg Affordable Housing, LP. (the Partnership). The disposition will be for nominal consideration or if helpful to achievement of the goals of this transaction, the appraised value of the property to be financed largely with a seller loan repayable from any future available cash flow after other expenses have been met. The Partnership will demolish the current structures and build 60 units of new construction to serve low-income elderly households. The units will be supported by project-based vouchers. This will be a part of a larger transaction in which the Partnership will construct or rehabilitate 399 low-income units, both at the Jordan Park site and throughout St. Petersburg.

There is commensurate public benefit for this disposition. As explained further in the Section 18 Certification, the disposition of these 31 units will allow the SPHA to harness or commit Federal and local resources that will result in both the production and preservation of 400 low-income units including preservation and re-use of the Jordan Park site, with almost \$30 million generated in economic activity to produce that result.

## Section 18 Certification

The disposition of 31 units at Jordan Park with significant physical needs is justified on two statutory grounds:

1. Allows the development or rehabilitation of other properties that will be more efficiently or effectively operated as low-income housing

The disposition and award of tenant protection vouchers for these 31 occupied units will facilitate building of a 60-unit new building for the elderly by a SPHA-controlled partnership that can use tax credits. To make this happen, SPHA will contribute 29 of its own vouchers to be project-based along with 31 tenant protection vouchers. Assisted housing for the elderly is a substantial need in South St. Petersburg and feasible sites for new construction are limited. This disposition action will result in 60 units of new construction to replace 31 units with serious renovation needs, estimated by the most recent physical needs study to be almost \$60,000 per unit just in critical and essential needs—a facility that clearly will be more effectively operated as low-income housing than the current units. As discussed further below, the disposition and award of tenant protection vouchers also will facilitate the rehabilitation through RAD and various additional funding sources of 206 units at Jordan Park and all of SPHA’s remaining public housing stock.

2. Disposition is appropriate for reasons that are in the best interests of the residents and the PHA, consistent with the goals of the PHA and the PHA Plan, and otherwise consistent with the Act

The disposition of the 31 units and award of tenant protection vouchers will leverage a \$3.5 million contribution from the Pinellas County Land Trust, RAD, use of \$2.6 million in proceeds from another public housing disposition, SPHA’s use of all of its Replacement Housing Factor funds and 46 of its vouchers and equity from sale of 4% tax credits to enable the preservation, rehabilitation or replacement of all of SPHA’s public housing and a net gain of 30 units of low-income housing in a new building for the elderly. Thus, approximately 400 units will be developed, rehabilitated or preserved for long-term low-income use, generating approximately \$30 million in jobs and other economic activity just during the construction period. Although SPHA had sought a higher level of rehabilitation of the 206 remaining Jordan Park units, the resulting funding level should allow SPHA to address up front Jordan Park’s “Critical Needs” and “Essential Needs” as determined in a recent capital needs assessment.

**PHA Certification of Compliance**  
**Section 18 Demolition/Disposition**

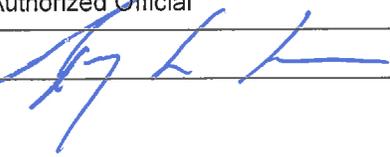
Acting on behalf of the Board of Commissioners of the St Petersburg Housing Authority (PHA), as its Chairman, Executive Director, or other authorized PHA official, I approve the submission of this Inventory Removal Application (HUD-52860) dated 8/28/17 and known as DDA # 0008158, hereinafter referred to as the "Application", of which this document is a part, and make the following certifications, agreements with, and assurances to the Department of Housing and Urban Development (HUD) in connection with the submission of this Application and the implementation thereof:

- 1) All information contained in the Application (including all attachments and Addendums) is true and correct as of the date of this Application;
- 2) The proposed removal action does not violate any remedial civil rights orders or agreements, compliance agreements, final judgments, consent decrees, settlement agreements, or other court orders or agreements to which this PHA is a party;
- 3) The PHA certifies that it will carry out the proposed removal action in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990 and will affirmatively further fair housing in carrying out the proposed removal action;
- 4) If this proposed removal action involves a disposition and the PHA did not claim an exemption to the Offer of Sale requirement, this PHA sent all required initial written notifications (as described at 24 CFR 970.11) of the proposed sale of the Development to all Established Eligible Organization and the PHA certifies that either it did not receive a response from any notified organization within a 30-day time frame or each notified Established Eligible Organization waived its opportunity to purchase the Development or otherwise rejected the Offer of Sale. The PHA further certifies that it maintains documentation of all documents required by 24 CFR 970.11 on file at its primary business office;
- 5) If an appraisal was submitted at Section 5, the PHA verified that the appraiser was licensed/certified in the state in which the PHA property and received a certification from the appraiser that the appraisal was conducted using generally accepted appraisal methods and maintains this written documentation on file at its central office;
- 6) All dwelling units at the affected development are vacant and have been approved by HUD for demolition, OR, if any dwelling units at the affected development are occupied:
  - The PHA created a Relocation Plan in compliance with all applicable federal, state, and local laws (to the extent those requirements apply), including, without limitation, the Act, 24 CFR 970.21, and the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (URA) and its implementing regulations at 49 CFR Part 24, and maintains a written copy of the Relocation Plan on file at the central office;
  - The PHA will notify each family residing in a unit affected by this proposed removal action at least 90 days prior to the displacement date, except in cases of imminent threat to health and safety and such notice;
  - The PHA will provide for all actual and reasonable relocation expenses of each resident displaced by this proposed removal action, including residents requiring reasonable accommodation because of disabilities;
  - The PHA will offer any necessary counseling for residents displaced by this proposed removal action;
  - The PHA will not commence the demolition or complete the disposition of any occupied building until all residents residing in the units affect by this proposed removal action are actually relocated;
  - The PHA will provide each family affected by this proposed removal action with comparable housing that meets Housing Quality Standards (HQS) and that is located in an area that is generally not less desirable than the location of the displaced person's housing. This comparable housing may include: (a) actual relocation into the private rental market with Housing Choice Voucher assistance; (b) actual relocation into housing with project-based assistance; or (c) other PHA properties;
- 7) The PHA described the proposed removal action in its PHA Annual Plan and timetable under 24 CFR Part 903 (except in the case of small or high-performing PHAs eligible for streamlined annual plan treatment), and the description in the PHA Annual Plan is identical to the removal action proposed in this Application and otherwise complies with the Act;
- 8) The PHA will provide HUD or the responsible entity any documentation that the Department needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or 24 CFR Part 50;
- 9) All attachments and supporting documentation referenced in the Application have been and will continue to be available at all times in the PHA's primary business office;
- 10) The PHA will comply with all reporting and recordkeeping requirements of HUD (including the requirements set forth at 24 CFR 970.35) and shall make all required reports to the applicable HUD Field Office. The PHA acknowledges that reporting

and recordkeeping requirements are ongoing and certifies that it will comply with all applicable reporting requirements after it receives any approvals to this action from the SAC;

- 11) The PHA certifies that the proposed removal action complies with all applicable Federal statutory and regulatory requirements;
- 12) The PHA will not take any action to commence the proposed removal action, including without limitation the expenditure of HUD funds, until it receives written approval of this proposed action from HUD.
- 13) The PHA certifies that the reason(s) for this proposed removal action is as described in Exhibit A, attached to and made a part of this Certification.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official	Title	CEO
Signature 	Date	5/25/17

**EXHIBIT A: Reason for Removal**

**PHA Certification of Compliance**  
**Section 18 Demolition/Disposition**

The PHA Certifies that its reason for applying to demolish and/or dispose of the Development and/or PHA Property (or a part thereof) is as indicated below.  
Check all applicable boxes.

**Demolition:**

The demolition of the Development (or portion of the Development) is in the best interest of the residents and this PHA because:

**Must be Checked for Full or Partial Demolition**

**Obsolescence—24 CFR 970.15(a)(1)**: The Development (or affected portion of the Development) is obsolete as to physical condition, location or other factors (as defined by 24 CFR 970.15), making it unsuitable for housing purposes and no reasonable program of modification or rehabilitation of the Development is cost-effective to return the Development (or portion of the Development proposed for demolition) to its useful life;

*\*Attach a narrative or documentation (e.g. architect's report, feasibility study, etc.) to justify obsolescence and attach a completed Total Development Cost (TDC) Calculation" (HUD-52860-B and reference them as Section 18 Certification)*

**Must be Checked for Partial Demolition Only**

**Viability--24 CFR 970.15(a)(2) and 24 CFR 970.15(c)**: the partial demolition will help to ensure the viability of the remaining portion of the Development by reducing the density of the Development to permit better access to emergency or rescue services, or by improving marketability of the Development by reducing the density of the Development to that of the neighborhood in which the Development is located or to other developments in the PHA's inventory;

*\*Attach a narrative or documentation to justify how density reduction will result from the partial demolition and reference it as Section 18 Certification.*

**Disposition:**

The retention of the Development (or a portion thereof) and/or the PHA property is not in the best interests of the residents or the PHA because:

**Change in Neighborhood—24 CFR 970.17(a)**: Conditions in the area surrounding the Development (density, or industrial or commercial development) adversely affect the health or safety of the residents or the feasible operation of the Development by the PHA;

**Replacement Housing—24 CFR 970.17(b)**: The disposition allows the acquisition, development, or rehabilitation of other properties or developments that will be more efficiently or effectively operated as low-income housing developments;

**Other—24 CFR 970.17(c)**: The PHA has otherwise determined that the disposition is appropriate for reasons that are consistent with its goals of the PHA and its PHA Plan and that are otherwise consistent with the Act;

**Vacant Land and Non-dwelling Facilities (Excess)—24 CFR 970.17(d)(1)** The disposition of vacant land or non-dwelling structures exceed the needs of the Development (after Date of Full Availability--DOFA)

**Vacant Land and Non-dwelling Facilities (Incidental)—24 CFR 970.17(d)(2)**: The disposition of vacant land or non-dwelling structures is incidental to, or does not interfere with, the continued operation of the remaining portion of the Development;

*\*Attach a narrative or documentation to justify the PHA's specific reason for disposition checked above and reference it as Section 18 Certification.*

**Instructions for completing EXHIBIT A of the PHA Certification of Compliance**  
**Section 18 Demolition/Disposition**

**Demolition:** All applications for demolition (all or a portion of a development) must meet the obsolescence test. In addition, applications to demolish a portion of a development must also meet the Partial Demolition test. PHAs should attach a narrative and/or documentation to evidence that they have met the applicable tests.

**Obsolescence:** HUD will approve an application for demolition (full or partial) only if the PHA certifies that the Development (or portion of the Development) is “obsolescent” as defined by 24 CFR 970.15. HUD considers the following to be major problems indicative of obsolescence: (i) as to physical condition: structural deficiencies that cannot be corrected in a cost-effective manner (settlement of earth below the building caused by inadequate structural fills, faulty structural design, or settlement of floors), or other design or site problems (severe erosion or flooding); (ii) as to location: physical deterioration of the neighborhood; change from residential to industrial or commercial development; or environmental conditions as determined by HUD environmental review in accord with 24 CFR part 50, which jeopardize the suitability of the site or a portion of the site and its housing structures for residential use; or (iii) other factors that have seriously affected the marketability, usefulness, or management of the property. Note that the PHAs must justify obsolescence by not only certifying under this section (and including the required attachment), but also by completing and submitting the HUD-52860-B to prove to HUD that repair costs are prohibitive and rehabilitation is not reasonable.

**Partial Demolition:** In addition to meeting the obsolescence criteria above for the affected portion of the Development, the PHA must demonstrate that the partial demolition will help to ensure the viability of the remaining portion of the Development. A comparison to the neighborhood, or the rest of the PHA’s housing stock could be one way of showing the Development is too dense.

**Disposition:** Select a justification for Disposition and then attach a narrative and/or documentation to evidence the justification.

**Replacement Housing:** A PHA should select the “Replacement Housing” reason for disposition only if it can provide evidence to HUD that the disposition will provide for more efficient or effective low-income replacement housing. For instance, this reason could be used if a PHA owns property that has highly appreciated in value and the PHA can show that by selling the property, it could develop or acquire twice the number of units for low-income residents at a location that is as good or better for residents than the original location. Also, if a PHA selects “Replacement Housing”, pursuant to 24 CFR 970.19(f), the PHA must demonstrate to the satisfaction of HUD that the replacement units are being provided “in connection” with the disposition of property. This usually requires that the PHA receive Fair Market Value (FMV) for the disposition of the property and use all of net proceeds from that disposition to provide the replacement units, including relocation assistance to residents of occupied units that will be lost to the public housing inventory. The PHA may also use other sources of funding to provide for the replacement housing. The replacement housing does not need to be public housing units or under the ACC, but they must serve low-income families (those with incomes at 80% or less of Area Median Income (AMI)).

**Other:** A PHA may select the “Other” reason for disposition for any reason not specifically provided in 24 CFR 970.17 so long as it can provide evidence to HUD that the disposition is consistent with the goals of the PHA, the PHA Plan and Section 18 of the Act. A PHA should not submit an application for disposition under “Other” unless it has discussed the proposed disposition in its PHA Plan. Some of the reasons for which a PHA may select “Other” include: (1) a PHA seeks to dispose of the property in order to use all available resources to redevelop a housing development (that serves low-income residents) on the property by leveraging tax credits, bonds, or grants (e.g. Mixed Finance); (2) the PHA can demonstrate the rents and subsidy do not cover the operating expenses at the development, or there is no longer a need for housing in the area (however, if the PHA wants to compare long-term operating costs to Tenant-Based Housing Choice assistance, it must apply under the Voluntary Conversion Rule found in 24 CFR 972); (3) the PHA has an HUD-approved Moving to Work (MTW) Homeownership Plan and the disposition is pursuant to that Plan; 4) a PHA seeks to dispose of a development that is obsolete as to physical condition, location or other factors (as defined by 24 CFR 970.15), making it unsuitable for housing purposes and no reasonable program of modification or rehabilitation of the Development is cost-effective to return the development (or portion of the development proposed for demolition) to its useful life. If a PHA is seeking the disposition due to the obsolescence of the development, it should attach the “Total Development Cost (TDC) Calculation” (HUD-52860-B) as part of its evidence to prove to HUD that repair costs are prohibitive and rehabilitation is not reasonable.

Provide attachments as needed.  
All attachments must reference the  
Section and line number to which  
they apply. Previous versions obsolete.

# Jordan Park Apartments

Historic Village Residents' Meeting

May 10, 2017

Sign In Sheet

Resident Name	Address	Phone Number
1. Beatrice Mullan	2316 9th Ave. So.	327-7550
2. Teresa Williamson	2334 Johnny Mack Pl	648 0305
3. Janie Thomas	2336 Johnny Mack Pl So	
4. Stephen Cabey	2311 Johnny Mack Pl/ace	(407) 844-5375
5. Luella Reynolds	1202 JORDAN PARK ST. SO.	321-9657
6. Shirley Banks	2306 10th ave. SO.	727-327-6529
7. Rosia Lee Carter	2305 10th Ave So	727-851-5988
8. Beulah Little	2324 9ave so	(727) 945-4124
9. Sylvia Norris	2380 SMP	727-851-2560
10. Gwendolyn James-Gurnea	2312 9 Ave. S.	(727) 417-8914
11. Lucy Shorter	2323 - T.H.S	727-368-1122
12. Gwendolyn Blocker	2321 J.M.P.	(727) 323-7679

# Jordan Park Apartments

Resident Name	Address	Phone Number
13. Emma Stewart	2320-9th, Ave. So.	(727) 202-7236
14. CHARLENE GAMBRELL DAVIS	2335 10th Ave So.	
15. Fowler, Eldon SR.	2331 10th Ave So.	813 426 0489
16. EVELYN BELL	2317 Johnny Mack PLACE	
17. Delores Fletcher	1251 23 <sup>rd</sup> St. So. #3	
18.		
19.		
20.		
21.		
22.		
23.		
24.		
25.		
26.		

