

Affordable Housing Funding Request

Developer Name – Ted & Faylene Welcome

**Project Name – Rehabilitation of Existing Units
for Affordable Housing**

**City of Gainesville
Affordable Housing Advisory Committee**

DATE – February 10, 2025

Organization Information

- Name **Ted & Faylene Welcome**
- Location (**Gainesville, Florida**)

Type of Organization - Non-Profit or For-Profit

- **Individual – Small Developers**
- Experience
 - **(3 Years)**
- Mission:
 - **To provide sustainable affordable housing units for low-income individuals/families**

Project Name & Location

- Project Name – Rehab/Repair Single Family Affordable Housing Units
- Project Location – 906 NE 24th Street and 1556 NE 6th Avenue
- Insert Project Location Map

Project Funding

- Total Project Units – 2 Single Family Residences
- Total Project Costs - \$205K
- Amount of City Funding Requested –
 - \$25K /each for Repair/Rehab of 2 Affordable Housing (Single Family Units)
- List all funding sources and the amount of funding of each source
 - (\$50,000 City of Gainesville Affordable Housing Grant /\$155,000 from Owner's Funds and Financing)
- What happens to this project if the City does not fund it, or funds it at a level lower than requested?

Project Type

- Rental, Ownership, or Mixed
 - Rental Units
- Multi-Family, Single-Family, or Mixed
 - Single Family
- Construction (New, Demo/New or Rehabilitation)
 - Rehabilitation
- Size of building site, in acres
 - Building Sites - .11 and .17 acres
- Building Type (Single-Family, Townhouse, Mid-Rise, High-Rise, etc.)
 - Number of Stories – Single Story Single Family Units

Unit Types

- Total Units _____:
- 1 Bed _____
- 2 Bed _____
- 3 Bed 2

Maximum Resident Incomes

- Describe maximum resident incomes in terms of annual income and percentage of the Area Median Income (AMI)
 - At or below 80% of AMI

Sales Price/Monthly Rent Limits

- Describe how much rent will be charged based on unit types (# of bedrooms, etc.);
 - Rent will be based upon # of Bedrooms
 - \$ 850 - \$ 1,200 (3 Bedroom)*
 - \$ 1,000 - \$ 1,400 (4 Bedroom)*

*These rates based upon initial year to be reviewed on an annual basis for adjustments in accordance with affordable rental rates for City of Gainesville/Alachua County area.

or

- Describe the sales price based on unit types (# of bedrooms, etc.).

Special Needs Unit Set-Asides

- Elderly _____
- Disabled (Not Elderly) _____
- Homeless _____
- Veterans _____
- Persons w/ HIV/AIDS _____
- Other: _____
- Total Special Needs Units: _____ 0 _____

Affordability Period

- Note: Must be at least 10 years for ownership units, and at least 15 years for rental units
 - Rental Units to be for a period of at least 15 years
 - How long is the Affordability Period?
 - Affordability period is at least 15 yrs
- How will it be enforced? (e.g., Grant Agreement, Deed Restriction, etc.) –
 - Will be enforced via Grant Agreement

Project Design

- Insert Site Plan
- Insert Conceptual Drawings

Nearby Amenities/Services

- Employment Centers Yes No
- Bus Routes Yes No
- Shopping/Retail Yes No
- Pharmacy/Medical Centers Yes No
- Parks/Community Centers Yes No
- Other

On-Site Amenities (if applicable)

- Recreational
- Fitness
- Computer Access
- Appliances
- Other

Yes No

Resident Services (if applicable)

(Not applicable)

- Transportation
- Daycare
- Afterschool
- Job Placement
- Financial Management
- Homeownership Opportunities
- Literacy Programs
- Other

Other Project Information

- How will you reach out to potential tenants and/or homebuyers?
- Similar Completed Projects (i.e., photos, videos)
- Have you completed a First Step Meeting with the Department of Sustainable Development?
- Include other Information at option of applicant

Questions?