

**CITY OF TAMPA  
COMMUNITY DEVELOPMENT BLOCK GRANT  
COMMUNITY NEEDS AND RECOMMENDATIONS FY2004-2005  
December 28, 2004**

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**Block Club:** Area VII

**Neighborhoods:** Lowry Park, North Lowry Park, Sulphur Springs, Forest Hills, Blue Sink/Curiosity Creek, North Tampa Community, University Square, Hillsborough Heights, Terrace Park, and Temple Crest.

New Tampa-Brookfield, Deer Creek, Cypress Green, Espirit, Fox Chase, Heather Downs, Hampshire, Hampton on the Green, Heritage Oaks, Hunter's Green, Lakeside, Laurel Ridge, Lockwood Links, Magnolia Chase, Nathan's Court, Oakcrest, Osprey Point, Pinnacle, Quail Creek, Richmond Place, Stonebridge, Tampa Palms, Waterforde, Wynstone.

**Boundaries:** Fowler Avenue (north); Sligh Avenue (south); City limits (east); City Limits/Armenia Avenue (west) and New Tampa Annexation.

**Contact Person:** Mr. David West, Chairperson  
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**Submitted by:** David West  
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**Need and Recommendation 1. Sidewalks Requested.**

- a. 8300 Blocks of N. Mulberry, N. Marks and N. Semmes are priorities. Sidewalks are also requested for the 8300 Blocks of N. Brooks, N. 12<sup>th</sup> and N. 11<sup>th</sup> Streets. All of these streets are located within the proximity of Sulphur Springs Elementary School. North Mulberry, N. Marks, and N. Semmes are major walkways to the school. Also, N. Brooks runs right in front of the school. Both N. 11<sup>th</sup> and N. 12<sup>th</sup> Street are heavily traveled streets. We are requesting each of the sidewalks to begin at the 8300 Block and continue south.

- b. N. 14<sup>th</sup> Street (10900 Block), between E. 109<sup>th</sup> Avenue and E. 113<sup>th</sup> Avenue. The neighbors have requested sidewalks for the safety of the children. Vehicles speed down this street, endangering pedestrians.**
- c. N. Jasmine Street, between E. 109<sup>th</sup> Avenue and E. Bougainvillea Avenue. Residents on Jasmine request sidewalks, due to the number of young children and adults that walk this street on a regular basis. Children are constantly walking in the street. The residents would feel safer with sidewalks installed.**

**Response to a.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. From the 8300 Blocks to the south:

N. Brooks – This street has a relatively low traffic volume and there are through sidewalks on the north/south streets adjacent to Brooks. Installation not recommended.

N. 12<sup>th</sup> Street – This street has a relatively low traffic volume and, if sidewalk is installed on 11<sup>th</sup> Street (see below), there will be through sidewalks on the north/south streets adjacent to 12<sup>th</sup>. Installation is not recommended.

N. 11<sup>th</sup> Street – Construction of sidewalk along this street would provide sidewalks on nearly every other north/south street in the neighborhood. Installation of this sidewalk is highly recommended.

N. Mulberry – This street has a relatively low traffic volume and, if sidewalk is provided at Marks (see below), there would be through sidewalks on the north/south streets adjacent to Mulberry. Installation is not recommended.

N. Marks – Construction of sidewalk along this street would provide sidewalks on nearly every other north/south street in the neighborhood. Installation of this sidewalk is highly recommended.

N. Semmes – This street has a low traffic volume and, if sidewalk is provided at Marks (see below), there would be through sidewalk on the north south streets adjacent to Semmes. Installation is not recommended.

**NOTE:** Recommend installation of ½ block of sidewalk on 13<sup>th</sup> Street between Bird and Juneau.

**Update to a.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. North Brooks, 12<sup>th</sup> Street, and Semmes – The traffic volume at these locations does not warrant new sidewalk at this time and they will be added to our updated consideration for future construction list. North 11<sup>th</sup> Street and Marks have also been added to our updated consideration for future construction list. Mulberry from Rivercove to Waters was constructed in July under the current contract.

**Response to b.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. North 14<sup>th</sup> Street between E. 109<sup>th</sup> and E. 113<sup>th</sup> – New sidewalk is not recommended at this location as sidewalk already exist along the west side of 14<sup>th</sup> Street from 109<sup>th</sup> to 113<sup>th</sup>.

**Update to b.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. North 14<sup>th</sup> Street from 109<sup>th</sup> Avenue to 113<sup>th</sup> Avenue – As per conversation with Mr. West (chairperson) this located was changed to Hyacinth from 109<sup>th</sup> to 113<sup>th</sup> and was constructed in early October under the current contract.

**Response to c.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. North Jasmine Street between E. 109<sup>th</sup> and Bougainvillea – It appears that sidewalk at this location is a very reasonable request and installation is recommended.

**Update to c.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. North Jasmine from 109<sup>th</sup> to Bougainvillea – this location was constructed in October under the current contract.

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## **Need and Recommendation 2. Teens for Preservation (TFP) Outreach Program.**

Teens for Preservation (TFP) is a long-term outreach program that combines community service and business development with youth opportunity. Youth participants in TFP, ages 10-17, are charged with creating a business that addresses a community need. As part of the program, they are responsible for developing a business plan, keeping records, developing budgets, and managing business operations. Each youth earns a small weekly stipend for participating in TFP. In an effort to build financial management skills, participants are required to open a Christmas savings account. Adult volunteers from the community oversee the program and provide guidance to the youth.

For the past four years, the Central City Corporation to Develop Communities (CDC) has sponsored a Teens for Preservation Program. Over 150 teens have participated in the development and management of a successful community maintenance and beautification service. TFP also offers participants courses in cooking, music, art and group therapy. In 2003, the program received the Keep Hillsborough County Beautiful Business of the Year Award.

For the FY05 CDBG funding cycle, we would like to request \$5,000 to develop a Teens for Preservation program in our community. Sulphur Springs Boundaries are as follows: Busch Boulevard (N), Hillsborough River (S), Rowlett Park (E), and Florida Avenue (W). Because the

existing program is located in Tampa Heights, it is difficult for youth from Sulphur Springs to attend the program on a regular basis. Requested funds would cover the costs associated with developing and creating the business plan.

Sulphur Springs will use the \$5,000 in CDBG funds to develop our Teens for Preservation Program. Because we are requesting funds to start a TFP program, FY05 funds will be used for development, as opposed to implementation of our program. First, \$3,600 will be used to employ two teenagers, ages 17-17, on a part-time basis, to operate the program. Second, \$1,000 will be used to survey the community and host a workshop. Information collected from these exercises will help TFP members develop a business concept. Third, \$300 will go towards development of a business plan. Lastly, \$100 will cover any expenses associated with developing the TFP program in Sulphur Springs.

**Itemized Program Cost of Request:**

Stipend for 2 Program Leaders	\$1,800 ea.	\$3,600
Organizational Planning Exercise/Survey		\$1,000
Business Plan Development		\$ 300
Program Expenses		\$ 100
<b>Total</b>		<b>\$5,000</b>

**Response:** From Jim Stefan, Budget Officer, Department of Revenue and Finance, 274-8111. The City sent and received a Request For Proposal (RFP) from Mr. Robinson. The RFP has been included with other requests submitted through the RFP process and will be taken into consideration for funding.

**Update:** From Jim Stefan, Budget Officer, Department of Revenue and Finance, 274-8111. Many proposals were submitted for consideration than could be selected for inclusion in Tampa’s application to HUD. Due to a reduction in funding from HUD and following the new Request for Proposal process established by the City, grading and funding limits would not allow this proposal to be funded.

**Need and Recommendation 4. Walkways or Sidewalks on Mulberry Drive**

We are requesting walkways or sidewalks installed on Mulberry Drive, from N. 22<sup>nd</sup> Street (at Rowlett Park) to Waters Avenue. This effort will enhance the look of the community, as this is one of two through streets in Sulphur Springs. Sidewalks would also encourage children to walk and play on sidewalks, and provide a safe area for pedestrians to walk as well. This community has a large percentage of children and elderly. These improvements would enhance their safety.

**Response:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. Mulberry Drive runs from 22<sup>nd</sup> Street Rowlett Park Drive intersection roughly southwest along the river. Sidewalk construction at this location is not recommended due to problems with limited right-of-way, trees and drainage problems.

**Update:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. Mulberry Drive from 22<sup>nd</sup> Street to Rowlett Park Drive has limited right of way, tree and drainage problems make construction at this located extremely difficult. The location will be added to our updated consideration for future construction list.

**Need and Recommendation 5. Purchase a Vacant Lot for a Community Garden/Pocket Park.**

**We are requesting a vacant lot, owned by the City of Tampa, to be developed as a community garden and/or pocket park. This effort would enhance our community, foster pride in the neighborhood, and help bring neighbors together.**

**Suggested vacant lot locations are:**

- a. Folio #150073.0000
- b. Folio #147019.0000
- c. Folio #149603.0000

**According to the Planning Commission, 44% of the residents in Sulphur Springs, are children under 19 years of age. In the City of Tampa, 28% of the residents are children. Sulphur Springs has more children in the neighborhood than are found as a percentage of total population in the City of Tampa.**

**Response:** From Wayne Papy, Deputy Director, Parks and Recreation Department, 274-7726. The department will work with the community in the development of a community garden if land is appropriate and is not slated for other use. Water will need to be available in the garden to maintain a community garden. However, the community must plant and maintain the community garden. Someone must be in control or in charge of participants to maintain order. Funding for this project must be approved before this project can begin should fencing, water, etc. become an issue.

**Update:** From Karen Palus, Director, Parks and Recreation Department, 274-7730. We are in the process of working with the Stormwater Department regarding the suitability of the sites.

**Response:** From Stuart Campbell, Urban Planner, Division of Housing and Community Development (HCD), 274-8228. The Housing and Community Development Division has no objection to the potential use of these vacant lots for parks. The City's Housing and Community Development Division does not currently have any proposed housing or community development activity utilizing vacant lots within the Sulphur Springs neighborhood.

The City's Real Estate Department will coordinate request for the disposition of City owned lots. Please contact Jack Rodriguez at 274-8624 to initiate the disposition process.

**Update:** From Stuart Campbell, Urban Planner, Division of Housing and Community Development (HCD), 274-8228. The City's Real Estate Department will evaluate the request to determine the feasibility of utilizing the vacant lots for parks and will coordinate the lots with the City's Parks and Recreation Department.

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**Need and Recommendation 6. Home Improvement Program Assistance for Low to Moderate Income Homeowners Within the Neighborhood of Lowry Park North Boundaries. Grants and Matching Grants (\$500-\$1,000) Would be Based Upon Income Guidelines.**

**The neighborhood is at a critical stage. A program of this nature would contribute toward upward movement rather than declining. Further, this program has been successful in other cities. It encourages pride in homeownership and the neighborhood.**

**Response:** From Stuart Campbell, Urban Planner, Division of Housing and Community Development (HCD), 274-8228. The following is a description of the City's Owner Occupied Rehabilitation Program:

City of Tampa  
Owner-Occupied Rehabilitation Deferred Payment Loan Program (DPL)

To enable low and very low income owner-occupant residents to maintain ownership of housing that are decent, safe, and sanitary. Maximum Deferred Payment Loan amount shall be \$30,000.00.

Eligibility and Assistance Policy

The homeowner's total annual household income shall not exceed 80% of the area median income as published by the U.S. Department of Housing and Urban Development.

The dwelling must be owner occupied one to four units after completion of rehabilitation and located within the city limits of the City of Tampa.

The dwelling must be in violation of the Minimum Standards Code. Eligible repairs are limited to elimination of code violations related to the structure. Removal of accumulations, inoperative vehicles, trees, and overgrowth is ineligible unless required in connection with eligible repairs.

If, due to the extent of deterioration, the structure cannot be made decent, safe and sanitary, for a total cost that does not exceed the maximum amount of assistance available under this program, the structure shall be determined to be ineligible for this program. If the owner of the structure can provide the additional funds needed to make the structure decent, safe, and a sanitary, the structure can then be considered eligible. Owner's funds must be verified prior to closing, and placed in a construction escrow account a time of rehabilitation loan closing.

The interest rate on this loan shall be 0% and payments on the loan shall be deferred while the property remains the applicant's primary homestead residence.

Property taxes must be current. Applications shall not be approved for during if there are delinquent property taxes outstanding.

Fire and Extended Coverage Insurance will be required and the structure shall be insured to value. The initial annual insurance premium will be an eligible loan expense.

Flood insurance will be required in special flood hazard areas and the initial annual insurance premium will be an eligible loan expense.

These funds cannot be used for refinancing an existing debt.

The property must be owner fee simple estate at the time of loan closing.

Loan to value after completion of rehabilitation should not exceed 100%, unless repair and replacement items are necessary for health, safety, and welfare of the applicant. Loan to value is a determining factor in loan approval. Loan to value: the value of the property must be sufficient to support the amount of existing liens on the property and the amount of the DPL.

In the event that loan to value is in excess of 100% using this computation, and the dwelling appears to be undervalued by the Hillsborough County Property Appraiser, HCD management can authorize an independent appraisal to determine after-rehab value.

The value of the dwelling after rehab may not exceed the limits set by the State Housing Initiatives Partnership (SHIP) Program. These limits are subject to change from time to time, and current limits will be verified. The maximum SHIP value for an existing structure is \$121,248.00.

The information provided is intended to give this organization insight into the city's owner occupied rehabilitation program. Individual homeowners can contact the HCD office at 274-7954 and speak to any one of the intake councilors regarding their housing needs. They can send us a letter or stop by our office at 2105 N. Nebraska Avenue, Tampa, FL 33602.

#### **Need and Recommendation 7. Sidewalks Requested.**

**Sidewalks are requested to ensure the safety of our residents and school children. The locations are as follows:**

- a. N. Jones Avenue – between E. Waters Avenue and E. Skagway Avenue.*
- b. W. Wood Street – between N. Boulevard to N. Florida Avenue.**

*Response to a.:* From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. Construction of sidewalk at this location is not recommended due to drainage problems

*that would be encountered. The drainage work would severely elevate the cost. Cost estimate in the \$95,000+ range.*

**Update to a.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. Jones Avenue has been added to our updated consideration for future construction list.

**Response to b.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. This appears to be a very reasonable location for new sidewalk, however, the possibility of HARTline funding should be explored. Preliminary cost estimate \$40,000.

**Update to b.:** From Ernie Seal, Construction Engineer, Department of Public Works, Transportation Division, 635-3421. Wood Street from Boulevard to Florida was added to our updated consideration for future construction list.

**Need and Recommendation 8. Purchase a Vacant Lot for a Community Playground. Suggested Lot Locations Are:**

- a. **Vacant lot at the 8400 Block of W. Wood Street and N. Tampa Street (for teens – especially basketball).**
- b. *HARTline bus lot (for bikes and skateboards)*
- c. *Verizon property (for young/elementary/pre-k).*

**Twenty-five percent (25%) of the population are under 18 years of age. There is no park or public land in the entire area where teens and children can play. Instead, they end up playing in the streets, putting their lives in major danger.**

**Response:** From Wayne Papy, Deputy Director, Parks and Recreation Department, 274-7726. The department will forward this request to Real Estate. Once the property is purchased by Real Estate if not already City owned, the department would request funding to develop the project. Parks and Recreation will explore the possibility of partnering with HARTline and Verizon in the potential use of their property for this purpose. An updated response will be provided in November.

**Update:** From Karen Palus, Director, Parks and Recreation Department, 274-7730. We are in the process of setting up meetings with HARTline and Verizon to discuss the use of the above mentioned vacant lot.