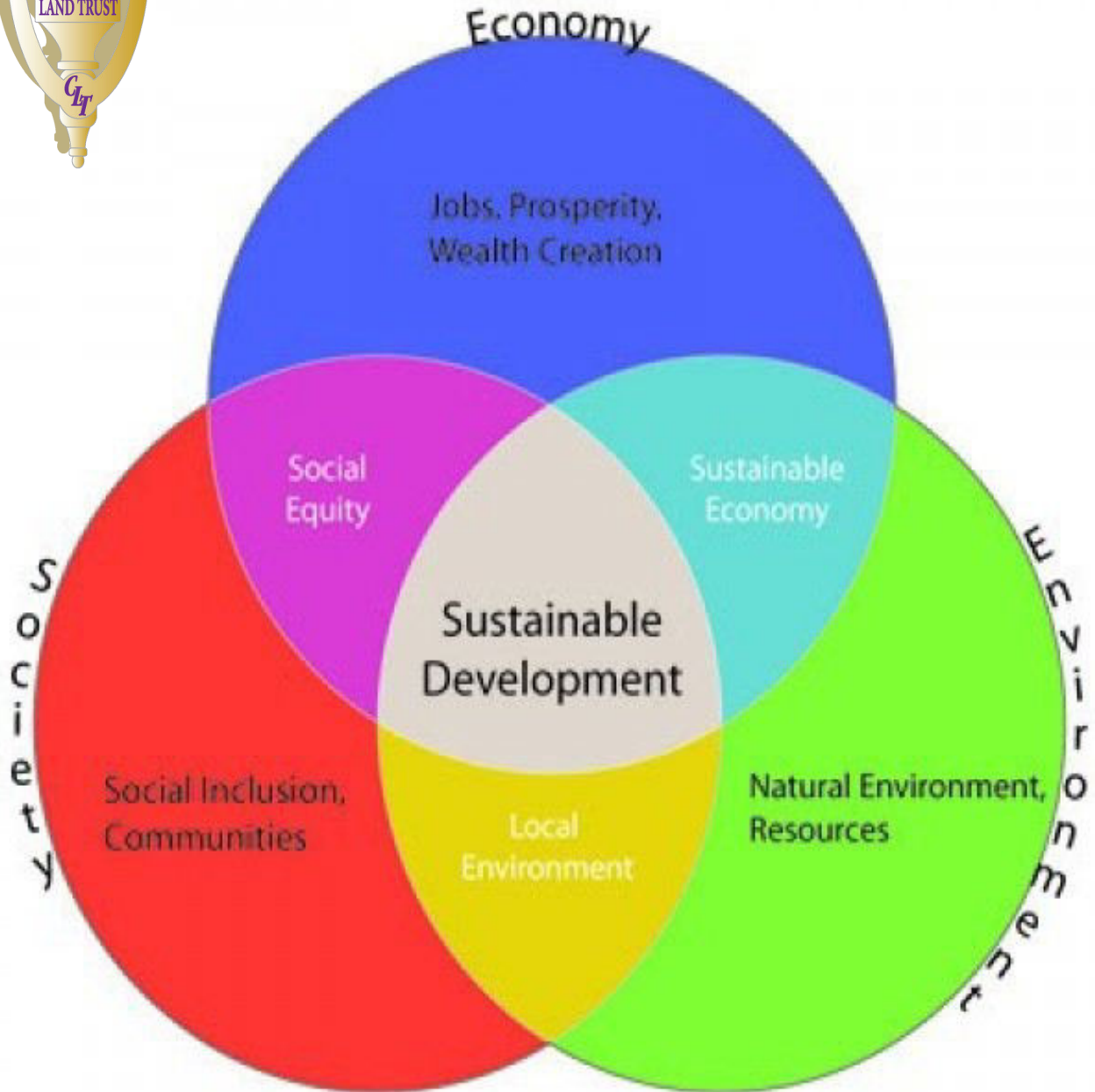
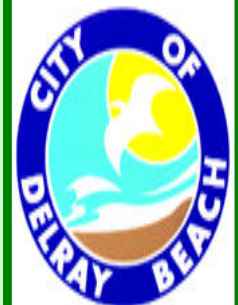




## *A SUSTAINABLE COMMUNITY*



**MISSION - CREATING HEALTHY COMMUNITIES THROUGH THE PROVISION AND PRESERVATION OF AFFORDABLE HOUSING FOR VERY-LOW TO MODERATE INCOME**



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There is growing awareness of shared-equity models, especially community land trusts (CLTs), and mounting interest among housing advocates, policy makers, and community developers for making affordability last longer. There has also been an uptick in the number of manufactured housing communities, Habitat for Humanity affiliates, other nonprofits, and inclusionary housing programs that have adopted or are supporting shared-equity models. The Lincoln Institute of Land Policy recently published that roughly 90 percent of inclusionary programs that involve owner-occupied housing use shared equity to preserve the affordability of units.

Now is a time when many parts of the country could benefit from having a larger stock of shared-equity homes. Community leaders, advocates, and policy makers in many places are trying to address racial and economic segregation in their communities. Since shared-equity homes remain affordable in perpetuity, this housing stock is not lost over time like most affordable housing. In fact, it advances integration by ensuring that affordable homes remain in neighborhoods that are experiencing gentrification or that are rich in community assets.

The model balances wealth-building for families who would otherwise be unable to afford owning a home with preserving the community's investment. Maximizing the impact of our public dollars is critical in the current climate where federal funding for affordable housing is under attack.

**T — together**  
**E — everyone**  
**A — accomplish**  
**M — more**



# DBCLT PORTFOLIO

81

Owned  
single family  
units and  
Townhomes

1

New Single Family  
Units sales pending

0

Resale Unit

8

Vacant Lots  
Future Single  
Family Homes

6

Owned Rental  
units  
(100% occupancy)

Non-owned Rental  
units managed  
(97% occupancy)

37

## Corey Jones Isle Project





# HOMEBUYER CORNER

## HOMEBUYER QUALIFICATIONS:

- ◆ Must be a 1st time Homebuyer or have not owned a home in three years
- ◆ Must meet mortgage lenders credit criteria and score (600 or better)
- ◆ Require available funds equal to 5% of purchase price
- ◆ Must be a US citizen or Permanent Resident
- ◆ Must attend a 6 hour first time homebuyer course

Income caps as of 4/1/2020 for purchase based upon AMI (Area Median Income):

- ◆ **140% High Moderate** (household size of 4, (\$122,920)
- ◆ **120% Moderate** (household size of 4, (\$105,360)
- ◆ **80% Low** (household size of 4, (\$70,250)
- ◆ **50% Very Low** (household size of 4, (\$43,900)



## First Time Homebuyer Course Urban League of Palm Beach, [www.ulpbc.org](http://www.ulpbc.org)

Address: 1700 N. Australian Ave.,

West Palm Beach, FL 33407

Telephone number: (561) 833-1461

When Classes Are Held: **Currently Online**

(Call to confirm date and time)



## Consolidated Credit

5701 W. Sunrise Blvd, Ft. Lauderdale, FL 33313

Direct: 954-377-9077

Assist families and individuals by providing financial solutions through counseling in the areas of budgeting, credit and debt management.





# AFFORDABLE HOUSING PROGRAM DEVELOPMENT UPDATE

## UPDATE:

- ◆ **Corey Isle Project** –Ten (10) new units (3 units under construction)  
324 SW 7th Ave –Model A3 –Single Story  
326 SW 7th Ave— Model B2 – Two story  
324 SW 7th Ave— Model B1 – Two Story
- ◆ **233 SW 14<sup>th</sup> Ave** – Closing Pending
- ◆ **21 SW 13<sup>th</sup> Ave**— Vacant Lot
- ◆ **215 NW 8<sup>th</sup> Ave** – Development assigned
- ◆ **246 NW 8<sup>th</sup> Ave**— Split lot for the development of Two (2) Units
- ◆ **129 NW 4<sup>th</sup> Ave** – Vacant lot, pending submittal to the historic preservation board for review and approval
- ◆ **Southridge Rd., Zeder** (not buildable) infrastructure improvements needed



Equal Housing  
Opportunity

## INFORMATION

*Visit [mydelraybeach.com](http://mydelraybeach.com) for updated information and links*

*Coronavirus Relief Funds Availability  
[cdb-communityneighborhood@mydelraybeach.com](mailto:cdb-communityneighborhood@mydelraybeach.com)  
(561) 243-7038  
City of Delray Beach  
Neighborhood Services Division*



## COMMUNICATION

Take necessary steps to stay in control of your life during impact of the COVID-19 Pandemic.

If you are experiencing loss of income, please contact your:

- ◆ mortgage lender
- ◆ landlord
- ◆ auto financing provider
- ◆ other creditors



## ACTIVITIES

**YOU CAN HELP PREVENT THE SPREAD OF RESPIRATORY DISEASES LIKE COVID-19. STAY HOME IF YOU ARE SICK.**



### SOCIAL DISTANCING

Keep 6 feet between you and others when possible.

Avoid crowded public places where close contact with others may occur.

Avoid mass gatherings.



**6**  
feet





# REMINDER

**COVID-19 has impacted the lives of people around the world.**

***DISTANCING AND PREVENTION:***

- 1) Avoid hugs, handshakes, large gatherings and close quarters
- 2) Get adequate sleep and eat well-balanced meals
- 3) Avoid touching your eyes, nose and mouth with unwashed hands or after touching surfaces. Stay at home if you are sick. Get rest and stay hydrated
- 4) Cover your mouth with a tissue or sleeve when coughing or sneezing
- 5) Clean and disinfect “High-Touch” surfaces often, which includes counters, tabletops, doorknobs, bathroom fixtures, toilets, phones, keyboards and bedside tables
- 6) Consider shopping online
- 7) Practice good hygiene habits at all times

***TRAVEL***

**Avoid all nonessential travel and cruises. This is vital to slowing the spread of the virus.**

***FAMILY***

- 1) Maintain relationships with family and friends
- 2) Get family together to make up workout or dance routines
- 3) Make dinner as a family, find recipes and tips for cooking with children safely on the **COOKING with kids** webpage
- 4) Join your children outside for a bike ride, or a game of hide and seek, kick the can, hopscotch, jump rope, or a bike ride

# DELRAY BEACH COMMUNITY LAND TRUST OTHER PARTNERS AND AFFILIATES



**Delray Beach Community Land Trust**  
**145 SW 12th Avenue**  
**Delray Beach, FL 33444**

**Phone 561.243.7500 Fax 561.243.7501**  
**[www.delraylandtrust.org](http://www.delraylandtrust.org)**