

Florida Non-Profit Housing

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BY THE NUMBERS

(1978-present)
 Year Founded: 1978
 Location: Sebring, FL
 Housing Units Developed:
 7,785
 Projects Assisted: 84
 Financing Secured: \$433.6M

Florida Non-Profit Housing (FNPH) is the successor organization of the American Friends Service Committee’s (AFSC) Florida Migrant and Seasonal Farmworker Housing effort. AFSC began providing technical assistance and training to U.S. Department of Agriculture (USDA) Mutual Self-Help Housing grantees in Florida in the early 1970s. In 1978, FNPH was formed and took over this important effort from AFSC. The initial goal was to provide clean, decent, and affordable farmworker housing throughout the State of Florida through the provision of Technical Assistance and Training (TAT) to nonprofit housing providers.

FNPH has broadened its mission to include rental housing development and related services for low- and very low-income rural residents. Its service area has also expanded to include Alabama, Delaware, Florida, Georgia, Kentucky, Maryland, Mississippi, North and South Carolina, Tennessee, Virginia, the Virgin Islands, and Puerto Rico.

FNPH has had a profound impact on the communities it serves. During its 35-plus-year history, FNPH’s efforts have helped develop nearly 7,800 units of affordable housing, serving some 25,000 individuals and totaling more than \$433 million in financing.

In 2013, FNPH secured more than \$2.3 million in financing, including more than 100 USDA Section 502 Direct Loans for very low- and low-income homebuyers. It also served more than 2,450 families through the Southeast Housing Consortium and partnered with six agencies to develop 450 units of affordable rental housing. In addition, FNPH provided Financial Literacy Education to 172 families and supported 87 Mutual Self-Help Housing

farmworker families as they built their own homes on nights and weekends.

Casa San Juan Bosco

Following Hurricane Charley in August 2004, the Catholic Charities, Diocese of Venice reached out to FNPH to help address the loss of housing for farmworkers and their families in Desoto County, Florida. Desoto County is a rural community with a nearly 24 percent poverty rate and a median household income of less than \$31,000. At FNPH’s suggestion, Catholic Charities Housing formed San Juan Bosco, Inc. (CSJB), a single-purpose, nonprofit corporation to provide permanent housing to local farmworkers.

To help CSJB access the financing it needed to provide decent, affordable, energy-efficient rental housing, FNPH provided CSJB with the technical support to apply for funding opportunities. As a result, CSJB secured \$3 million in USDA Section 514/516 Farm Labor Housing Loans and Grants, \$6 million from Florida’s State Apartment Incentive Loan (SAIL) program, and \$1 million from Catholic Charities, Diocese of Venice and other private contributors.

The \$10 million Casa San Juan Bosco Community features 53 single-family homes designed to withstand up to 200 mile-per-hour winds, with all power lines and utilities located safely underground. All of the homes are targeted to low-income families, with rents capped at 30 percent of the tenant’s adjusted income.

The development is the largest Green Community for farmworkers in the State of Florida. In addition, the development provides residents with access to critical services, including daycare, English-As-A-Second-Language courses, immigration assistance, financial planning, and a computer lab and library.

