

Grantee: State of California

Grant: B-11-DN-06-0001

April 1, 2013 thru June 30, 2013 Performance Report



Grant Number:

B-11-DN-06-0001

Obligation Date:**Award Date:****Grantee Name:**

State of California

Contract End Date:

03/24/2014

Review by HUD:

Reviewed and Approved

LOCCS Authorized Amount:

\$11,872,089.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

Estimated PI/RL Funds:

\$0.00

Total Budget:

\$11,872,089.00

Disasters:

Declaration Number

NSP

Narratives

Summary of Distribution and Uses of NSP Funds:

To determine the Areas of Greatest Need, HCD began with HUD's Foreclosure Need list provided to grantees, accessed HUD.gov/HUD Homes website (HUDHomestore.com), NSP Resource.com, and the HUD Foreclosure Need website (www.huduser.org/portal/datasets/nsp.html).

Due to the size of California's State program award, HCD began narrowing the eligible applicants by eliminating from the HUD Foreclosure Need list any jurisdictions that were announced to receive NSP funding directly from HUD. From this list, the following filters applied used to establish a pool of potential applicants:

- NSP3 Needs Scores of 18 or higher
- Unemployment numbers at or above 15%
- Number of units required to be impacted at or above 4 units

From this list of jurisdictions, capacity was evaluated, using NSP experience as the standard. Three jurisdictions were identified as having NSP3 Need scores at or above 18, unemployment at or above 15%, minimum number of units to be impacted at or above 4 and NSP experience.

How Fund Use Addresses Market Conditions:

The purchase and rehabilitation of foreclosed single family residential (SFR) units for homeownership or rental housing for income qualified households will eliminate vacancies within the identified areas of greatest need, while providing affordable housing to low and moderate income households, an often underserved population. The rehabilitation work will be targeted to local workers within the defined area. This 3-pronged approach will help remove vacancies, provide affordable housing and provide employment opportunities within the neighborhood.

Ensuring Continued Affordability:

Each unit will have a minimum affordability period, based on activity (sale or rental).

Definition of Blighted Structure:

A structure is blighted when it exhibits objectively determinable signs of deterioration sufficient to constitute a threat to human health, safety, and public welfare. This definition is consistent with California Health & Safety Code definition of a substandard structure under Section 17920.

Definition of Affordable Rents:

At minimum, all properties assisted with NSP funds will be subject to the HOME requirements of continued affordability as outlined in the regulations for the HOME Investment Partnership Program, Final Rule, 24 CFR Part 92. These regulations are available at the following sites: HOME affordability rental housing 92.242: http://edocket.access.gpo.gov/cfr_2004/aprqr/pdf/24cfr92.252.pdf and HOME affordability periods-Homeownership 92.254: http://edocket.access.gpo.gov/cfr_2004/aprqr/pdf/24cfr92.254.pdf.



Housing Rehabilitation/New Construction Standards:

All grantees will be required to submit their local Rehabilitation Standards for Department review prior to activity work. Each project work write up must be developed as outlined by the Rehabilitation Standards and must be submitted to the Department. At completion, all properties must meet local and state building codes, be free of all health and safety hazards and include energy efficient system if remaining economic life is less than 20 years.

Vicinity Hiring:

Each grantee will be required to provide hiring of employees who reside within the vicinity defined, and contract with small businesses that are owned and operated by persons residing within the vicinity of the projects to the maximum extent feasible. Each jurisdiction must provide their outreach plan for contacting eligible residences for Department review. The "Vicinity Hiring" requirement is in addition to all responsibilities and requirements of Section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and 24 CFR Part 135, as long as no obligation is in direct conflict.

Procedures for Preferences for Affordable Rental Dev.:

All NSP3 funds will be used to acquire and rehabilitate foreclosed single family residential units (1-4) to be rented to income eligible households.

Grantee Contact Information:

Thomas Brandeberry
tbrandeb@hcd.ca.gov
916-327-3613
State of California
Department of Housing & Community Development
Division of Financial Assistance
1800 Third Street, Room 330
P. O. Box 952054
Sacramento, CA 94252-2054

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$11,872,088.00
Total Budget	\$0.00	\$11,872,088.00
Total Obligated	\$0.00	\$11,872,088.00
Total Funds Drawdown	\$2,136,467.21	\$2,327,999.69
Program Funds Drawdown	\$2,136,467.21	\$2,327,999.69
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$2,478,623.21	\$6,011,736.69
Match Contributed	\$0.00	\$0.00



Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$1,780,813.35	\$0.00
Limit on Admin/Planning	\$1,187,208.90	\$274,592.69
Limit on State Admin	\$0.00	\$274,592.69

Progress Toward Activity Type Targets

Activity Type	Target	Actual
Administration	\$1,187,208.90	\$1,175,602.00

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$2,968,022.25	\$2,968,024.00

Overall Progress Narrative:

HCD is currently working with three jurisdictions, West Sacramento, Yuba County and the City of Yuba to acquire, rehab and sell/rent properties. A cumulative total of \$2,327,999.69 has been drawn down. During this reporting period \$2,136,467.21 has been drawn down and \$2,478,623.21 has been expended. Each of the three jurisdictions have properties under contract and also in various stages of rehabilitation, though projects will be completed and ready for either rental or resale next quarter.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
11-NSP3-001, Admin	\$83,060.21	\$1,175,602.00	\$274,592.69
11-NSP3-002, Acq/Rehab/Disposition =<50%	\$0.00	\$2,968,025.00	\$0.00
11-NSP3-003, Acq/Rehab/Disposition >50%-<80%AMI	\$2,053,407.00	\$7,728,462.00	\$2,053,407.00



Activities

Grantee Activity Number: 8111-21A
Activity Title: General ADM

Activity Category:

Administration

Project Number:

11-NSP3-001

Projected Start Date:

04/17/2012

Benefit Type:

()

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Admin

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

City of Yuba City

Overall	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$220,504.00
Total Budget	\$0.00	\$220,504.00
Total Obligated	\$0.00	\$220,504.00
Total Funds Drawdown	\$27,770.00	\$27,770.00
Program Funds Drawdown	\$27,770.00	\$27,770.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$27,770.00	\$27,770.00
City of Yuba City	\$27,770.00	\$27,770.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Gen. Adm.

Location Description:

Yuba City

Activity Progress Narrative:

\$27,770 of program funds were used for general administration activities.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.



Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 8111-GR
Activity Title: Aquisition/Rehab/Rental

Activity Category:

Acquisition - general

Project Number:

11-NSP3-003

Projected Start Date:

04/17/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acq/Rehab/Disposition >50%-<80%AMI

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

City of Yuba City

Overall

Total Projected Budget from All Sources

Total Budget

Total Obligated

Total Funds Drawdown

Program Funds Drawdown

Program Income Drawdown

Program Income Received

Total Funds Expended

 City of Yuba City

Match Contributed

Apr 1 thru Jun 30, 2013

N/A

\$0.00

\$0.00

\$783,628.00

\$783,628.00

\$0.00

\$0.00

\$783,628.00

\$783,628.00

\$0.00

To Date

\$3,029,024.00

\$3,029,024.00

\$3,029,024.00

\$783,628.00

\$783,628.00

\$0.00

\$0.00

\$783,628.00

\$783,628.00

\$0.00

Activity Description:

Acquisition/Rehab/Rental-Single Family Housing of foreclosed Homes over 50% AMI.

Location Description:

Yuba City

Activity Progress Narrative:

\$783,628 of program funds were used for acquisition and rehabilitation of 954 Bridge Street, 1243 Yolanda, 1763 Newport and 1475 Wendell.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number:	8111-SA
Activity Title:	Acquisition/Rehab/Rental 25% Set Aside

Activity Category:

Acquisition - general

Project Number:

11-NSP3-002

Projected Start Date:

04/17/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acq/Rehab/Disposition =<50%

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

City of Yuba City

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,160,547.00
Total Budget	\$0.00	\$1,160,547.00
Total Obligated	\$0.00	\$1,160,547.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$84,000.00	\$855,299.00
City of Yuba City	\$84,000.00	\$855,299.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition/Rehab/Rental-Single Family Housing of foreclosed homes for 50% or less AMI.

Location Description:

Yuba City

Activity Progress Narrative:

\$84,000 was expended to acquire 1475 Wendell Way.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 8112-21A

Activity Title: Gen. Adm.

Activity Category:

Administration

Project Number:

11-NSP3-001

Projected Start Date:

04/23/2012

Benefit Type:

()

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Admin

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

County of Yuba

Overall

Total Projected Budget from All Sources

Total Budget

Total Obligated

Total Funds Drawdown

Program Funds Drawdown

Program Income Drawdown

Program Income Received

Total Funds Expended

County of Yuba

Match Contributed

Apr 1 thru Jun 30, 2013

N/A

\$0.00

\$0.00

\$27,582.00

\$27,582.00

\$0.00

\$0.00

\$27,582.00

\$27,582.00

\$0.00

To Date

\$224,511.00

\$224,511.00

\$224,511.00

\$27,582.00

\$27,582.00

\$0.00

\$0.00

\$49,257.00

\$49,257.00

\$0.00

Activity Description:

Gen. Adm.

Location Description:

County of Yuba

Activity Progress Narrative:

\$27,582 of program funds were used for general administration costs.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 8112-GS

Activity Title: Acquisition/Rehab/Resale

Activity Category:

Acquisition - general

Project Number:

11-NSP3-003

Projected Start Date:

04/23/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acq/Rehab/Disposition >50%-<80%AMI

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

County of Yuba

Overall

Total Projected Budget from All Sources

Total Budget

Total Obligated

Total Funds Drawdown

Program Funds Drawdown

Program Income Drawdown

Program Income Received

Total Funds Expended

County of Yuba

Match Contributed

Apr 1 thru Jun 30, 2013

N/A

\$0.00

\$0.00

\$1,269,779.00

\$1,269,779.00

\$0.00

\$0.00

\$1,269,779.00

\$1,269,779.00

\$0.00

To Date

\$2,918,644.00

\$2,918,644.00

\$2,918,644.00

\$1,269,779.00

\$1,269,779.00

\$0.00

\$0.00

\$2,119,150.00

\$2,119,150.00

\$0.00

Activity Description:

Aquisition/Rehab/Resale-Single Family Housing of foreclosed homes over 50% AMI.

Location Description:

County of Yuba

Activity Progress Narrative:

\$1,269,779 was expended to acquire and rehab 1308 Norfolk, 2344 Manchester Street, 1680 Ash Way, 6172 Farrell Way, 6204 McLaughlin Way, 1817 Inez Way, 1620 Cattail Court, 1695 Maywood Drive, 1594 Pond View Drive, 1748 River Run Drive, 1914 Park Circle, 1989 Linda Ave. and 5757 Baywood Way.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 8112-SA
Activity Title: Acquisition/Rehab/Resale 25% Set Aside

Activity Category:

Acquisition - general

Project Number:

11-NSP3-002

Projected Start Date:

04/23/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acq/Rehab/Disposition =<50%

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

County of Yuba

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,122,556.00
Total Budget	\$0.00	\$1,122,556.00
Total Obligated	\$0.00	\$1,122,556.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$130,156.00	\$1,399,973.00
County of Yuba	\$130,156.00	\$1,399,973.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition/Rehab/Resale-Single Family Housing of foreclose homes less then 50% AMI.

Location Description:

Yuba County

Activity Progress Narrative:

\$130,156 was expended on 1620 Cattail Court, 1695 Maywood Drive, 1594 Pond View Drive, 1748 River Run Drive, 1914 Park Circle, 1989 Linda Ave. and 5757 Baywood Way for acquisition and rehabilitation costs.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 8113-GS

Activity Title: Acquisition/Rehabilitation/Disposition 80%AMI

Activity Category:

Acquisition - general

Project Number:

11-NSP3-003

Projected Start Date:

04/10/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acq/Rehab/Disposition >50%-<80%AMI

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

City of West Sacramento

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,780,794.00
Total Budget	\$0.00	\$1,780,794.00
Total Obligated	\$0.00	\$1,780,794.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$224,210.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition/Rehabilitation/Disposition (sale or rental) to households at or below 80%AMI.

Location Description:

Within areas of greatest needs as identified in eligible grantee applications.

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 8113-SA
Activity Title: Acquisition/Rehab/Disposition 25% Set Aside

Activity Category:

Acquisition - general

Project Number:

11-NSP3-002

Projected Start Date:

04/10/2011

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acq/Rehab/Disposition =<50%

Projected End Date:

02/28/2014

Completed Activity Actual End Date:

Responsible Organization:

City of West Sacramento

Overall	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$684,921.00
Total Budget	\$0.00	\$684,921.00
Total Obligated	\$0.00	\$684,921.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$128,000.00	\$333,209.00
City of West Sacramento	\$128,000.00	\$333,209.00
State of California2	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition/rehabilitation/disposition (sale or rental) to households at or below 50%AMI.

Location Description:

Eligible grantees areas of greatest needs as identified in the applications.

Activity Progress Narrative:

\$128,000 was expended toward acquisition costs for 2344 Manchester Street.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number:	State of California
Activity Title:	General Administration

Activity Category:

Administration

Activity Status:

Under Way

Project Number:

11-NSP3-001

Project Title:

Admin

Projected Start Date:

03/05/2012

Projected End Date:

03/24/2014

Benefit Type:

()

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

State of California - CDBG Administration

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$593,604.00
Total Budget	\$0.00	\$593,604.00
Total Obligated	\$0.00	\$593,604.00
Total Funds Drawdown	\$27,708.21	\$219,240.69
Program Funds Drawdown	\$27,708.21	\$219,240.69
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$27,708.21	\$219,240.69
State of California - CDBG Administration	\$27,708.21	\$219,240.69
Match Contributed	\$0.00	\$0.00

Activity Description:

Administrative costs incurred by the State of California administering NSP3.

Location Description:

State of California

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.



Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

