

Grantee: Cuyahoga County, OH

Grant: B-08-UN-39-0002

January 1, 2011 thru March 31, 2011 Performance Report

Grant Number:

B-08-UN-39-0002

Obligation Date:**Grantee Name:**

Cuyahoga County, OH

Award Date:**Grant Amount:**

\$11,212,447.00

Contract End Date:**Grant Status:**

Active

Review by HUD:

Submitted - Await for Review

QPR Contact:

No QPR Contact Found

Disasters:**Declaration Number**

NSP

Narratives**Areas of Greatest Need:**

Foreclosure and Beyond: a report on ownership and housing values following sheriff's sales, Cleveland and Cuyahoga County, 2000-2007 by Claudia Coulton, Kristen Mikelbank, & Michael Schramm who work for the Center on Urban Poverty and Community Development at the Mandel School of Applied Social Services, Case Western Reserve University. Rates of foreclosures have quadrupled since 2000 in Cuyahoga County, primarily as a result of the large numbers of sub-prime loans. (F&B, p 2) The increasing numbers of properties at sheriff sales had the effect of dragging down home sale prices. "Homes re-sold in 2007 following sheriff's sales in 2006 brought median sales prices that were 44% of their previous valuation. Moreover, foreclosures, vacancy and declining values are geographically concentrated" (see Appendix 4) "not only in Cleveland but also in the Cuyahoga County suburbs. Under these circumstances, greater efforts are required to protect the growing number of vacant homes and limit spillover effects to surrounding properties.(F&B, p 2)

Distribution and and Uses of Funds:

The injection of massive numbers of vacant and foreclosed properties has driven down property values of neighboring homes that are occupied and have been maintained. The housing market has seen property values decline with the sheer volume of unsold real estate that is taking a longer time to sell. Lending institutions have increased credit-lending standards, making the purchase of any home more difficult. It is the intention of the Urban County's NSP funding to meet the statutory requirements set forth by Congress and, at the same time, begin to assist in stabilizing the local real estate market in the Urban County by working with the private sector elements of the housing market, by increasing home ownership opportunities, by removing blighting structures, and by re-invigorating the capacity of the Real Estate Owned (REO) rehabilitation industry.

Definitions and Descriptions:**Low Income Targeting:****Acquisition and Relocation:****Public Comment:**

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$11,212,447.00
Total CDBG Program Funds Budgeted	N/A	\$11,212,447.00
Program Funds Drawdown	\$304,548.42	\$5,552,762.34
Program Funds Obligated	\$2,726,356.85	\$11,212,447.00
Program Funds Expended	\$753,113.28	\$5,983,906.87
Match Contributed	\$0.00	\$0.00
Program Income Received	\$42,449.25	\$214,024.24
Program Income Drawdown	\$573.15	\$171,574.99

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	\$1,681,867.05	\$0.00
Limit on Admin/Planning	\$1,121,244.70	\$442,802.95
Limit on State Admin	\$0.00	\$0.00

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$2,803,111.75	\$3,303,112.00

Overall Progress Narrative:

Winter weather limited the number of houses on which renovations could be fully completed during the first quarter of 2011. One house was sold to an eligible household; others are in progress. Marketing activities are underway to attempt to sell completed houses despite very difficult credit market conditions and weak overall housing market conditions. Demolition activity has been substantially completed and staff are reviewing information submitted by our County Land Bank to determine the precise amount of expenditures that should be reported for both demolition and acquisition/land banking. This review is expected to be completed during the second quarter of 2011 and expenditures will be reported at that time. Work is underway on two of our three major rental rehabilitation projects; the third project had its financial closing on April 29, 2011, and work will commence shortly. All funds remain obligated and all will be expended will within the time allowed by law.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
9999, Restricted Balance	\$0.00	\$0.00	\$0.00

NSP 1, Financing Mechanisms to Acquire/Renovate for <=50%	\$68,577.00	\$3,236,186.00	\$799,852.15
NSP 2, Redevelopment - Muni Grants	\$167,388.13	\$3,070,300.00	\$1,671,511.45
NSP 3, Demolish blighted structures	\$0.00	\$381,367.24	\$24,715.24
NSP 4, Financing Mechanisms to Purchase Foreclosed Homes	\$0.00	\$314,216.00	\$311,225.22
NSP 5, Financing Mechanisms to Purchase/Redevelop Foreclosed	\$0.00	\$2,178,859.76	\$2,053,729.42
NSP 6, Establish and operate land bank	\$0.00	\$643,348.00	\$203,546.15
NSP 7, Administration	\$68,583.29	\$1,121,244.00	\$442,702.71
NSP 8, Financing Mechanisms to Acquire/Renovate for <=120%	\$0.00	\$66,926.00	\$45,480.00
NSP 9, Financing Mechanisms to Purchase/Redevelop Vacant	\$0.00	\$200,000.00	\$0.00

Activities

Grantee Activity Number:	1-1-1-A
Activity Title:	Rental Project #1 - Maple Hts - 50% AMI Units

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP 1

Project Title:

Financing Mechanisms to Acquire/Renovate for <=50% AMI

Projected Start Date:

07/01/2009

Projected End Date:

07/31/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Cuyahoga County Department of Development

Overall	Jan 1 thru Mar 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$736,186.00
Total CDBG Program Funds Budgeted	N/A	\$736,186.00
Program Funds Drawdown	\$68,577.00	\$359,607.00
Program Funds Obligated	\$445,156.00	\$736,186.00
Program Funds Expended	\$0.00	\$665,559.65
Cuyahoga County Department of Development	\$0.00	\$665,559.65
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b); 570.202; 570.206 Forgivable loans to private and nonprofit developers to buy and renovate foreclosed and/or abandoned residential properties for rental to households with incomes at or below 50% of AMI, including new construction on foreclosed and/or abandoned vacant land formerly occupied by residential properties, and eligible activity delivery costs.

Location Description:

Twelve unit apartment building located in the city of Maple Heights, Ohio. This activity provides funds for a proportional share of costs allocated to 11 of the 12 units.

Activity Progress Narrative:

This activity represents eleven units of a 12-unit building under renovation. The renovations are expected to be completed in August 2011 and tenant demographic information will be reported at that time.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/1
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/11

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/11	0/0	0/11	0

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: 1-1-1-B

Activity Title: Rental Project #1 - Maple Heights - 120% AMI

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP 8

Projected Start Date:

04/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Financing Mechanisms to Acquire/Renovate for <=120%

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$66,926.00
Total CDBG Program Funds Budgeted	N/A	\$66,926.00
Program Funds Drawdown	\$0.00	\$45,480.00
Program Funds Obligated	\$21,446.00	\$66,926.00
Program Funds Expended	\$45,480.00	\$45,480.00
Cuyahoga County	\$45,480.00	\$45,480.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

This activity provides the portion of total project costs allocated to the unit occupied by a household with income over 50% but below 120% of Area Median Income.

Location Description:

Twelve unit apartment building in the City of Maple Heights.

Activity Progress Narrative:

This activity represents one unit of a 12-unit building under renovation. The renovation work is expected to be completed in August 2011 and tenant demographic information will be reported at that time.

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: 1-1-2

Activity Title: Rental Project #2 - Livingston - 50% AMI

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP 1

Projected Start Date:

04/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Financing Mechanisms to Acquire/Renovate for <=50% AMI

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$1,000,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,000,000.00
Program Funds Drawdown	\$0.00	\$440,245.15
Program Funds Obligated	\$559,754.85	\$1,000,000.00
Program Funds Expended	\$440,245.15	\$440,245.15
Cuyahoga County	\$440,245.15	\$440,245.15
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b); 570.202; 570.206 Forgivable loans to private and nonprofit developers to buy and renovate foreclosed and/or abandoned residential properties for rental to households with incomes at or below 50% of AMI, including new construction on foreclosed and/or abandoned vacant land formerly occupied by residential properties, and eligible activity delivery costs.

Location Description:

Livingston Apartments located in the City of Cleveland adjacent to the City of Shaker Heights.

Activity Progress Narrative:

Construction on this rental rehabilitation project is expected to be completed in June or July 2011 and demographic information on tenants will therefore be reported in the second or third quarter of 2011.

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: 1-1-3

Activity Title: Rental Project #3 - Doan - 50% AMI

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP 1

Projected Start Date:

04/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Financing Mechanisms to Acquire/Renovate for <=50% AMI

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$1,500,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,500,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$1,500,000.00	\$1,500,000.00
Program Funds Expended	\$0.00	\$0.00
Cuyahoga County	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b); 570.202; 570.206 Forgivable loans to private and nonprofit developers to buy and renovate foreclosed and/or abandoned residential properties for rental to households with incomes at or below 50% of AMI, including new construction on foreclosed and/or abandoned vacant land formerly occupied by residential properties, and eligible activity delivery costs.

Location Description:

Doan Apartments located in the City of Cleveland

Activity Progress Narrative:

The financial closing for this project occurred on April 29, 2011, and construction will begin during the second quarter of 2011.

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: 2-1

Activity Title: Municipal Redevelopment Grants

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP 2

Project Title:

Redevelopment - Muni Grants

Projected Start Date:

07/01/2009

Projected End Date:

07/31/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Cuyahoga County Department of Development

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$3,070,300.00
Total CDBG Program Funds Budgeted	N/A	\$3,070,300.00
Program Funds Drawdown	\$167,388.13	\$1,671,511.45
Program Funds Obligated	\$0.00	\$3,070,300.00
Program Funds Expended	\$167,388.13	\$1,671,511.45
Cuyahoga County Department of Development	\$167,388.13	\$1,671,511.45
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$573.15	\$573.15

Activity Description:

24 CFR 570.201(a), (b), (c); 24 CFR 570.202 Redevelop eligible vacant properties with end uses including housing, parks, green space, stormwater detention, community gardens, and other eligible public facilities and improvements serving the target areas. All sites have now been selected and redevelopment activities are underway at all sites.

Location Description:

Eligible census tracts (foreclosure risk score of 8 or greater) in the following five suburban Cuyahoga County communities, selected through an RFP process: Bedford, Maple Heights, Richmond Heights, Shaker Heights, South Euclid.

Activity Progress Narrative:

Bedford -- Acquisition, renovation and resale of 4 Presidential district homes. Property at 775 Lincoln is complete and awaiting final inspection. 166 Woodrow, 741 Washington and 831 Lincoln are scheduled to be completed by mid-May. No homes have been sold yet.

Maple Heights -- Consolidation of 3 lots is in progress. The food pantry is complete and being used by residents. The pocket park will be completed this spring/summer. Addresses are 17100 Broadway (pantry), 15705 Libby (park), 5061 Lee, 18008 North, 5137 Theodore (lots for consolidation) -- all in Maple Heights, OH 44137 zip code

South Euclid -- Acquisition, renovation and resale of 4 properties. 4182 Wilmington has been sold. 3759 Colony is complete and is being marketed. 3924 Warrendale and 4111 Lambert are nearly finished (Warrendale needs a back patio and Lambert is nearing completion). Two community gardens have also been completed at 4069 Colony and 3915 Warrendale. An infill new construction project proposed at 4191 Hinsdale has been scrapped due to concerns with the narrowness of the lot. The city will increase the neighborhood's greenspace with a community garden or a pocket park on the lot instead. The city is interested in pursuing a new construction project at 4088 Linnell, but it has not started.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/25

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/25

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	0/25	0/25	0

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: 3-1

Activity Title: Municipal Nuisance Abatement Demolition

Activity Category:

Clearance and Demolition

Project Number:

NSP 3

Projected Start Date:

03/23/2009

Benefit Type:

Activity Status:

Completed

Project Title:

Demolish blighted structures

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Cuyahoga County Department of Development

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$24,715.24
Total CDBG Program Funds Budgeted	N/A	\$24,715.24
Program Funds Drawdown	\$0.00	\$24,715.24
Program Funds Obligated	\$0.00	\$24,715.24
Program Funds Expended	\$0.00	\$24,715.24
Cuyahoga County Department of Development	\$0.00	\$24,715.24
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(d) Municipalities request approval to demolish blighted houses. Cuyahoga County Department of Development carries out environmental review and approves demolition on a first come first served basis. Municipalities are reimbursed for their demolition costs after inspection by Cuyahoga County Department of Development staff.

Location Description:

Various municipalities in Cuyahoga Urban County - only in those communities and parts of communities that qualify as LMMI.

Activity Progress Narrative:

This activity was completed in a prior quarter.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	4/4
# of Housing Units	0	0/4
# of Singlefamily Units	0	0/4

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: 3-2

Activity Title: Land Reutilization Corporation Demolition

Activity Category:

Clearance and Demolition

Project Number:

NSP 3

Projected Start Date:

06/01/2009

Benefit Type:

Area Benefit (Census)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Demolish blighted structures

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County Land Reutilization Corporation

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$356,652.00
Total CDBG Program Funds Budgeted	N/A	\$356,652.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$356,652.00
Program Funds Expended	\$0.00	\$0.00
Cuyahoga County Land Reutilization Corporation	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

• 24 CFR 570.201(d) Blighted houses and other blighted structures will be demolished by the Cuyahoga County Land Reutilization Corporation. Houses and structures to be demolished may be owned by the Land Reutilization Corporation, or may be privately owned if so requested by a local community. Activity delivery costs will include certain eligible operating costs incurred by the Land Reutilization Corporation in order to deliver this service within the Cuyahoga Urban County.

Location Description:

• Various blighted houses and other blighted structures in LMMI communities and LMMI parts of communities within the Cuyahoga Urban County and that affect properties in the Urban County.

Activity Progress Narrative:

Staff continue to review information submitted by the County Land Bank regarding its demolition activities in order to finalize the precise amount of Neighborhood Stabilization Program funds to be reimbursed. This review is expected to be completed during the second quarter of 2011 and expenditures will be reported at that time.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	28/20
# of buildings (non-residential)	0	0/3

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/20
# of Singlefamily Units	0	0/20

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: 4-1

Activity Title: Homebuyer loans to buy foreclosed houses

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSP 4

Projected Start Date:

06/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms to Purchase Foreclosed Homes

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Neighborhood Housing Services of Greater Cleveland

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$314,216.00
Total CDBG Program Funds Budgeted	N/A	\$314,216.00
Program Funds Drawdown	\$0.00	\$311,225.22
Program Funds Obligated	\$0.00	\$314,216.00
Program Funds Expended	\$0.00	\$316,833.98
Neighborhood Housing Services of Greater Cleveland	\$0.00	\$316,833.98
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (n) Income eligible households will receive soft second loans to purchase foreclosed houses in targeted Cuyahoga Urban County communities. Buyers will be responsible for repairs to correct code violations; funds may be escrowed at time of purchase to ensure repairs. Activity delivery costs include subrecipient staff costs to process these loans and provide required homebuyer counseling.

Location Description:

Various communities in Cuyahoga Urban County determined by targeting analysis of foreclosure risk.

Activity Progress Narrative:

This activity was completed in a prior quarter. Drawdowns are being reviewed to reconcile the slight discrepancy in expenditures versus drawdown amounts. This review is expected to be completed in the second quarter of 2011 and reported expenditures will be adjusted at that time.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/8

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	7/8	7/8	100.00
# Owner Households	0	0	0	0/0	7/8	7/8	100.00

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: 5-1

Activity Title: Acquisition-Rehab-Resale Loans: Foreclosed Houses

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP 5

Projected Start Date:

03/23/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms to Purchase/Redevelop Foreclosed

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County Department of Development

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$2,178,859.76
Total CDBG Program Funds Budgeted	N/A	\$2,178,859.76
Program Funds Drawdown	\$0.00	\$2,053,729.42
Program Funds Obligated	\$0.00	\$2,178,859.76
Program Funds Expended	\$0.00	\$2,098,907.98
Cuyahoga County Department of Development	\$0.00	\$2,098,907.98
Match Contributed	\$0.00	\$0.00
Program Income Received	\$42,449.25	\$213,924.00
Program Income Drawdown	\$0.00	\$170,901.60

Activity Description:

24 CFR 570.201(a),(b); 570.202; Loans to private and nonprofit developers, including cities, to buy, rehabilitate, and resell foreclosed single-family houses to income eligible households, including activity delivery costs.

Location Description:

Targeted communities within the Cuyahoga Urban County.

Activity Progress Narrative:

Developers continue to make progress on the renovation of houses with a number of properties being renovated and listed for sale during the period. The County's centralized marketing efforts, including the idealhomesc.com website is helping to drive more potential buyers to the properties. \$42,449.25 in NSP1 program income was received from the sale of 17126 Lomond Blvd, Shaker Heights during the period. Program challenges, including two stalled renovation projects and implementation of the lease purchase program, are being addressed.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	16/23
#Units & other green	1	1/23

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	16/23
# of Singlefamily Units	1	16/23

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	1	1	0/0	5/3	5/23	100.00
# Owner Households	0	1	1	0/0	5/3	5/23	100.00

Activity Locations

Address	City	State	Zip
17126 Lomond Blvd	Shaker Heights	NA	44120-

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: 5-2

Activity Title: Loans to Acquire, Renovate and Sell Vacant Houses

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP 9

Projected Start Date:

04/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms to Purchase/Redevelop Vacant

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$200,000.00
Total CDBG Program Funds Budgeted	N/A	\$200,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$200,000.00	\$200,000.00
Program Funds Expended	\$100,000.00	\$200,000.00
Cuyahoga County	\$100,000.00	\$200,000.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

Loans to developers, including cities acting as developers, to acquire, renovate, and sell vacant houses in targeted areas. If a two-family house is sold, affordability restrictions will be recorded to ensure the rental unit remains affordable for the required period.

Location Description:

Single family (1-4 units) vacant houses in targeted areas.

Activity Progress Narrative:

Renovations on the one vacant house being financed under this activity are nearly complete, and a prospective buyer has been identified.

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:	6-1
Activity Title:	Land Banking including Activity Delivery Costs

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

NSP 6

Projected Start Date:

03/23/2009

Benefit Type:

Area Benefit (Census)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Establish and operate land bank

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County Land Reutilization Corporation

Overall	Jan 1 thru Mar 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$643,348.00
Total CDBG Program Funds Budgeted	N/A	\$643,348.00
Program Funds Drawdown	\$0.00	\$203,546.15
Program Funds Obligated	\$0.00	\$643,348.00
Program Funds Expended	\$0.00	\$203,546.15
Cuyahoga County Land Reutilization Corporation	\$0.00	\$203,546.15
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b) Acquire, manage, and dispose of homes and residential properties that have been foreclosed upon, including activity delivery costs.

Location Description:

- Eligible communities and census tracts in the Cuyahoga Urban County and zip code areas

Activity Progress Narrative:

Cuyahoga County staff are reviewing documentation from the Cuyahoga County Land Bank to determine the precise amount of Neighborhood Stabilization Program funds that can be reimbursed for eligible acquisition and land banking activities. This review is expected to be completed during the second quarter of 2011 and expenditures will be reported at that time.

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	18/20
	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	15/20

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: 7-1

Activity Title: Administrative Cost

Activity Category:

Administration

Project Number:

NSP 7

Projected Start Date:

03/23/2009

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

Cuyahoga County Department of Development

Overall

Jan 1 thru Mar 31, 2011

To Date

Total Projected Budget from All Sources	N/A	\$1,121,244.00
Total CDBG Program Funds Budgeted	N/A	\$1,121,244.00
Program Funds Drawdown	\$68,583.29	\$442,702.71
Program Funds Obligated	\$0.00	\$1,121,244.00
Program Funds Expended	\$0.00	\$317,107.27
Cuyahoga County Department of Development	\$0.00	\$317,107.27
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$100.24
Program Income Drawdown	\$0.00	\$100.24

Activity Description:

24 CFR 570.206 Administrative Costs including costs of all activities eligible under Community Development Block Grant administrative cost rules.

Location Description:

Administrative Costs are incurred for activities throughout the service area consisting of eligible communities and census tracts within the Cuyahoga Urban County, and also in adjacent communities in which set-aside rental projects are located, if any.

Activity Progress Narrative:

Cuyahoga County staff continue to oversee activities funded by this grant.

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
