

Grantee: Prichard Housing Authority

Grant: B-09-LN-AL-0017

January 1, 2010 thru March 31, 2010 Performance Report

Grant Number:

B-09-LN-AL-0017

Obligation Date:**Grantee Name:**

Prichard Housing Authority

Award Date:**Grant Amount:**

\$20,000,000.00

Contract End Date:

02/11/2013

Grant Status:

Active

Review by HUD:

Submitted - Await for Review

QPR Contact:

No QPR Contact Found

Disasters:**Declaration Number**

NSP

Plan Description:**Recovery Needs:****Overall****Total Projected Budget from All Sources****This Report Period**

N/A

To Date

\$20,000,000.00

Total CDBG Program Funds Budgeted

N/A

\$20,000,000.00

Program Funds Drawdown

\$0.00

\$0.00

Obligated CDBG DR Funds

\$0.00

\$0.00

Expended CDBG DR Funds

\$0.00

\$0.00

Match Contributed

\$0.00

\$0.00

Program Income Received

\$0.00

\$0.00

Program Income Drawdown

\$0.00

\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Minimum Overall Benefit Percentage	99.00%	0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$0.00	\$0.00
Limit on Admin/Planning	\$2,000,000.00	\$0.00
Limit on State Admin	\$0.00	\$0.00

Progress Toward Activity Type Targets

Activity Type	Target	Actual
Administration	\$2,000,000.00	\$1,575,000.00

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$5,000,000.00	\$5,000,000.00

Overall Progress Narrative:

Upon execution of the NSP2 Grant Agreement, the NSP2 Program Managers for the Housing Authority of the City of Prichard (HACP) prepared a Gantt chart that will guide and communicate the tasks, schedules and resources to all parties involved in the implementation of the NSP2 program.

Pursuant to initial instructions, a Part 58 Environmental Review was conducted. After proper posting of the notice and signature by the Mayor of the City of Prichard, the Part 58 documents were submitted to the Birmingham and Atlanta HUD offices on March 12, 2010. However, on March 29, 2010, HACP received notification that Headquarters determined that a Part 50 Environmental Review will be conducted by HUD. HACP has requested that this process be expedited in order to have the ability to drawdown funds.

After gaining access to DRGR on March 3, 2010, the NSP2 team prepared the DRGR Action Plan. The DRGR Action Plan was submitted on March 19, 2010, and approved by the CPD rep on March 26, 2010.

Preliminary steps have been taken to identify eligible foreclosed and abandoned properties to acquire. Communications have been made with local financial institutions that hold foreclosed properties, discussion have been held with HUD REO representatives and meetings have been held with Fannie Mae.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1410, Program Administration	\$0.00	\$1,575,000.00	\$0.00
1440, Land Bank	\$0.00	\$3,000,000.00	\$0.00
1460, Acquisition and Rehab	\$0.00	\$5,500,000.00	\$0.00
1485, Demolition	\$0.00	\$1,800,000.00	\$0.00
1499, Redevelopment	\$0.00	\$8,125,000.00	\$0.00

Activities

Grantee Activity Number:	1410.10
Activity Title:	Program Administration

Activity Category:

Administration

Activity Status:

Under Way

Project Number:

1410

Project Title:

Program Administration

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

N/A

Responsible Organization:

Housing Authority of the City of Prichard

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$1,575,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,575,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$0.00	\$0.00
Expended CDBG DR Funds	\$0.00	\$0.00
Housing Authority of the City of Prichard	\$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:

Program administration activities include pre-planning work, implementation planning, coordination and oversight, complying with applicable requirements, financial management, reporting including DRGR, evaluation and close-out activities.

Location Description:

Administer program activities in Census Tracts 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 61.03 and 61.05.

Activity Progress Narrative:

The Housing Authority of the City of Prichard has hired a NSP2 Grant Coordinator and two NSP2 Program Managers. A NSP2 Resource Center is in the process of being established.

CDBG and NSP2 manuals and resource materials are being compiled. NSP2 policies & procedures are being prepared. During March, the Section 3 Plan was completed.

RFP's/RFP's for professional services are being drafted.

Performance Measures

No 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: 1440.10

Activity Title: Acquisitions

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

1440

Projected Start Date:

09/01/2010

National Objective:

NSP Only - LMMI

Activity Status:

Planned

Project Title:

Land Bank

Projected End Date:

12/31/2012

Responsible Organization:

Housing Authority of the City of Prichard

Overall

Jan 1 thru Mar 31, 2010

To Date

Total Projected Budget from All Sources	N/A	\$2,500,000.00
Total CDBG Program Funds Budgeted	N/A	\$2,500,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$0.00	\$0.00
Expended CDBG DR Funds	\$0.00	\$0.00
Housing Authority of the City of Prichard	\$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:

Purchase of mortgage or tax foreclosed properties to be held in the land bank for future development.

Location Description:

Foreclosed properties in Census Tracts 40, 41, 42, 43, 45, 46, 47 and 48.

Activity Progress Narrative:

A list of tax foreclosed properties is being researched for inclusion in the HACP Land Bank.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/300
# of housing units	0	0	0	0/0	0/0	0/100

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: 1460.10

Activity Title: Acquisition for Rehab

Activity Category:

Acquisition - general

Activity Status:

Planned

Project Number:

1460

Project Title:

Acquisition and Rehab

Projected Start Date:

04/01/2010

Projected End Date:

04/01/2012

National Objective:

NSP Only - LMMI

Responsible Organization:

Housing Authority of the City of Prichard

Overall

Jan 1 thru Mar 31, 2010

To Date

Total Projected Budget from All Sources	N/A	\$2,500,000.00
Total CDBG Program Funds Budgeted	N/A	\$2,500,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$0.00	\$0.00
Expended CDBG DR Funds	\$0.00	\$0.00
Housing Authority of the City of Prichard	\$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:

Purchase of fifty foreclosed and abandoned houses that are in need of rehabilitation.

Location Description:

Houses to be purchased in declining neighborhoods in Census Tracts 44, 49, 50, 61.03 and 61.05.

Activity Progress Narrative:

A preliminary list of potential foreclosed and abandoned properties is being compiled.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/50
# of housing units	0	0	0	0/0	0/0	0/50
# of buildings (non-residential)	0	0	0	0/0	0/0	0/0
# of Households benefitting	0	0	0	0/0	0/50	0/50
# of Persons benefitting	0	0	0	0/0	0/200	0/200

# of Permanent Jobs Created	0	0	0	0/0	0/0	0/0
# of Parcels acquired by	0	0	0	0/0	0/0	0/0
# of Parcels acquired by admin	0	0	0	0/0	0/0	0/0
# of Parcels acquired voluntarily	0	0	0	0/0	0/0	0/50
Total acquisition compensation to	0	0	0	0/0	0/0	0/2000000

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: 1499.10

Activity Title: New Construction in Snug Harbor

Activity Category:

Construction of new housing

Activity Status:

Planned

Project Number:

1499

Project Title:

Redevelopment

Projected Start Date:

07/01/2010

Projected End Date:

07/01/2012

National Objective:

NSP Only - LMMI

Responsible Organization:

The Mitchell Company

Overall

Jan 1 thru Mar 31, 2010

To Date

Total Projected Budget from All Sources	N/A	\$3,125,000.00
Total CDBG Program Funds Budgeted	N/A	\$3,125,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$0.00	\$0.00
Expended CDBG DR Funds	\$0.00	\$0.00
The Mitchell Company	\$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:

New construction of 25 energy efficient houses on donated and acquired vacant property for sale to families at or below 120% of AMI.

Location Description:

Houses will be constructed in Snug Harbor, Census Tract 43.

Activity Progress Narrative:

Property ownership research was conducted on a target distressed neighborhood, Snug Harbor, in Census Tract #43. This geographic area also includes eighteen (18) parcels of property that have been donated by the Prichard Housing Corporation II and the Housing Authority of the City of Prichard.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of housing units	0	0	0	0/0	0/0	0/25
# of Households benefitting	0	0	0	0/0	0/25	0/25
#Units with solar panels	0	0	0	0/0	0/0	0/0
#Low flow toilets	0	0	0	0/0	0/25	0/25
#Low flow showerheads	0	0	0	0/0	0/25	0/25
#Units with bus/rail access	0	0	0	0/0	0/25	0/25
#Units exceeding Energy Star	0	0	0	0/0	0/25	0/25
#Sites re-used	0	0	0	0/0	0/0	0/0
#Units other green	0	0	0	0/0	0/25	0/25

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
