

**Grantee: Pima County, AZ**

**Grant: B-09-CN-AZ-0051**

**April 1, 2012 thru June 30, 2012 Performance Report**

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**Grant Number:**

B-09-CN-AZ-0051

**Obligation Date:****Award Date:**

02/11/2010

**Grantee Name:**

Pima County, AZ

**Contract End Date:**

02/11/2013

**Review by HUD:**

Reviewed and Approved

**Grant Amount:**

\$22,165,000.00

**Grant Status:**

Active

**QPR Contact:**

No QPR Contact Found

**Estimated PI/RL Funds:**

\$2,600,000.00

**Total Budget:**

\$24,765,000.00

## Disasters:

### Declaration Number

No Disasters Found

## Narratives

### Executive Summary:

The Pima County NSP2 Consortium consists of eight members - two local governments Pima County and the City of Tucson (Pima County's Community Development and Neighborhood Conservation Department (CDNC) is lead member) and six non-profit agencies which include Family Housing Resources, Primavera Foundation, Southern Arizona Land Trust (SALT), Community Investment Corporation (CIC), Habitat for Humanity/Tucson, Old Pueblo Community Foundation and Chicanos Por La Causa (CPLC).

The Consortium will utilize NSP2 funding and additional leveraged funds to undertake all NSP Eligible Activities in the Target Area: 1) financial assistance to homebuyers; 2) acquisition and rehabilitation of vacant foreclosed residential properties; 3) land-banking of foreclosed residential properties; 4) demolition of vacant blighted structures; and 5) redevelopment consisting of new affordable housing construction in established subdivisions.

There were an estimated 2,032 foreclosures in the Pima County NSP2 Target Area between Jan. 2006 and Mar. 2009; an additional 1,473 foreclosures are estimated to occur in the Target Area from 2010 through 2012. Besides high rates of foreclosure, the Target Area is also impacted by aging housing stock, absentee landlords, non-conforming land uses, poverty, under-performing public schools, and low household incomes and unemployment. The Consortium will address these factors contributing to the de-stabilization of Target Area neighborhoods.

A copy of Pima County's NSP2 application can be found at:

<http://www.pnip.org/LinkClick.aspx?fileticket=b9TGjpLqiVU%3d&tabid=63&mid=394>

### Target Geography:

The NSP2 Target Area is located in the southern and southwestern portions of the greater Tucson metropolitan area, and includes areas within the incorporated City of Tucson, unincorporated Pima County, and the City of South Tucson in its entirety. The area is roughly bounded by 22nd Street and Starr Pass Boulevard to the north; Los Reales Road and Old Vail Connection Road to the south; Davis-Monthan Air Force Base to the east; and, Mission Road to the west.

The approximately 70-square mile Pima County NSP2 Target Area contains 29 US Census Tracts identified as areas of high foreclosure risk. The target geography consists primarily of the Central Core, Mid-City and Evolving Edge planning areas of Tucson, the entire 1-square mile City of South Tucson, and suburban and suburban-rural edge areas of Pima County.

The census tracts included in the target area are: 10.00; 20.00; 21.00; 22.00; 23.00 (City of South Tucson); 24.00; 25.01; 25.03; 25.04; 25.05; 25.06; 35.01; 35.03 37.01; 37.02; 37.04; 37.05; 38.01; 38.02; 39.01; 39.02; 39.03; 41.04; 41.05; 41.10; 41.11; 41.12; 43.21; 43.22; 44.07.

A map of Pima County's NSP2 area may be found at: <http://www.pnip.org/LinkClick.aspx?fileticket=7Zlc7dp5bYw%3d&tabid=63&mid=394>

### Program Approach:

The Pima County NSP2 Consortium has been active in the greater Tucson metropolitan area in residential property acquisition and rehabilitation, redevelopment of vacant land, providing financial assistance to first-time homebuyers, and demolition of blighted structures.

The Consortium has extensive experience in land-use planning, marketing and outreach, property management, accessing capital, program and project management, working productively with other organizations, and managing federal funds.

The Consortium's activities will address the de-stabilizing influences on neighborhoods in the Target Area. Acquisition and rehabilitation of vacant foreclosed properties will increase the energy efficiency and habitability of existing units, making them more affordable, which increases neighborhood diversity. Rehabilitation and demolition will fix or remove blighted structures negatively impacting neighborhoods. Redevelopment of vacant land with housing construction will change the character of undeveloped areas, provide new



housing products, and offer opportunities for lower-income households to move up into higher-quality housing. Land banking will hold properties until values appreciate, and activities may be undertaken in more stable market conditions. Finally, financial assistance will increase economic diversity by increasing occupancy of safe, decent, energy-efficient housing in neighborhoods, contributing to local market recovery.

The Pima County NSP2 Consortium will assist in the stabilization of the Target Area housing market in approximately 5 years, leading to concomitant social and economic stabilization of local neighborhoods.

**Consortium Members:**

Pima County, AZ [grant administrator]; City of Tucson, AZ [COT]; Chicanos por la Causa[CPLC]; Community Investment Corporation [CIC], Family Housing Resources [FHR]; Habitat for Humanity; Old Pueblo Community Foundation; Primavera Foundation; Southern Arizona Land Trust [SALT]

**How to Get Additional Information:**

Pima County's NSP2 website is located at: <http://www.pnip.org>. The resources page on the website contains links to information on the Consortium members, projects, brochures, reports and other documents produced in support of the program. Our office is located at 3810 S. Evans Blvd. Suite 130, Tucson Arizona 85714. Phone: 520-295-2925.

Overall	This Report Period	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$24,476,940.88
<b>Total Budget</b>	\$0.00	\$24,476,940.88
<b>Total Obligated</b>	\$1,108,952.86	\$15,069,829.48
<b>Total Funds Drawdown</b>	\$845,614.04	\$13,634,093.99
<b>Program Funds Drawdown</b>	\$845,614.04	\$13,624,406.02
<b>Program Income Drawdown</b>	\$0.00	\$9,687.97
<b>Program Income Received</b>	\$20,123.96	\$33,368.05
<b>Total Funds Expended</b>	\$0.00	\$13,132,287.06
<b>Match Contributed</b>	\$0.00	\$0.00

**Progress Toward Required Numeric Targets**

Requirement	Required	To Date
<b>Overall Benefit Percentage (Projected)</b>		0.00%
<b>Overall Benefit Percentage (Actual)</b>		0.00%
<b>Minimum Non-Federal Match</b>	\$0.00	\$0.00
<b>Limit on Public Services</b>	\$0.00	\$0.00
<b>Limit on Admin/Planning</b>	\$2,216,500.00	\$1,065,573.63
<b>Limit on State Admin</b>	\$0.00	\$1,065,573.63

**Progress Toward Activity Type Targets**

Activity Type	Target	Actual
<b>Administration</b>	\$2,216,500.00	\$2,216,500.00

**Progress Toward National Objective Targets**

National Objective	Target	Actual
<b>NSP Only - LH - 25% Set-Aside</b>	\$5,541,250.00	\$6,259,140.88



## Overall Progress Narrative:

Stalled Projects, Vacancies and Land Bank structures:

Stalled Projects -

We have closely worked with Primavera Foundation and Family Housing Resources to get their projects underway. Family housing Resources switched from pursuing a multi-family acquisition to purchasing single family homes and is in the process of purchasing their initial homes.

Primavera has also started design of their Las Abuelitas multi-family redevelopment project. An aggressive schedule has been devised to expend the NSP2 funds by the end of 2012, and complete construction in the spring of 2013.

Additionally, Primavera has identified a church owned property that they intend to purchase for the purpose of redevelopment for homeownership housing. Environmental reviews are being initiated for this property.

Chicanos Por La Causa - CPLC is expanding their marketing effort for the five homes they plan to develop at Liberty Corners. They have two prospective buyers.

Cloudburst Group has been hired to provide technical assistance for these activities.

It is important to note that several activities are nearing completion: Old Pueblo has one home left for sale, Habitat for Humanity has 11 of the remaining homes under construction, and SALT and Tucson have nearly completed all acquisitions. Tucson has also completed the final NSP2 demolition.

>Vacancies -

Occupancies for both rental and for sale properties are at close to normal rates. There is an active market for single family rental homes in the area, especially those which have been recently renovated, so these homes are not vacant for long after the rehabilitation is completed. Homes in the Community Land Trust inventory are being sold and there is an active marketing campaign underway.

Land Bank Structures

None of the properties that have been purchased by SALT for landbanking have vacant substandard structures on them. Homes have been rehabbed and occupied.

General Progress

>City of Tucson - Purchased 19 homes for CLT.

Tucson has also purchased nine homes for their El Portal program: All are occupied. They have sufficient funds available to purchase houses.

Tucson has also completed the final demolition. This project should be "closed out" in the near future

SALT has acquired 47 homes of which 38 are completed and occupied. 9 homes are still under rehabilitation or in escrow for acquisition. They have also completed 50 parcels of Land Bank acquisitions.

Habitat for Humanity has completed and occupied 24 homes, and has started construction on the final 11 homes that will be supported with NSP2 funds. One additional home in the Copper Vistas subdivisions has been completed and is occupied.

Old Pueblo community services has built 16 of the 20 homes.

Community Investment Corporation is offering an \$8,000 downpayment assistance program. 13 properties have closed.

>Of the projects that have not made significant progress:

Primavera has begun design of Las Abuelitas.

>4 manufactured homes have been placed, one has been sold

Family housing resources has purchased two homes.

Chicanos Por La Causa is ready to build 5 homes at Liberty Corners.

>NSP Marketing

PNIP organized two open houses targeting Tucson and Pima County employees - on June 20 and 27. Organized as a fair prospective home buyers could talk with subrecipients about homebuyer options that are available through PNIP but also in the community.

Promotion of PNIP has continued through the purchase of bus shelter ads. Ads have also been purchased to promote the NSP2 funded downpayment assistance program.

PNIP subgrantees also held a seminar at the Tucson association of Realtors on April 5 to promote PNIP projects to realtors.

The PNIP website -[www.pnip.org](http://www.pnip.org) has been reorganized, and has received 2245 hits

Training and Technical Assistance

Staff attended the NSP2 Problem Solving Clinic that was held on May 1 -2 in Phoenix, as well as the NSP

Roundtable meeting that was held in Phoenix on June 22.  
 SALT's program manager attended the Land Banking Conference in New Orleans in June.  
 DRGR training that was held in Phoenix was also attended by two county staff members.  
 The Cloudburst Group has initiated Technical Assistance activities with a visit to Tucson to assess NSP activities.  
 The visitors participated in tours of projects and meetings with subgrantees.  
 Technical assistance from NDC through Cornerstone Partnership has continued to help with the Pima County Community Land Trust.  
 SALT has been working with a contractor who has worked to attain standards that exceed the minimum Silver that is required for most rehabilitation projects. A report of this effort was funded and prepared by a local architect.

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## Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
Acquisition/Rehab, Acquisition and Rehabilitation	\$697,416.81	\$10,578,500.00	\$6,348,644.46
Administration, Program Administration	\$13,297.07	\$2,216,500.00	\$1,061,174.55
Demolition, Demolition	\$33,717.27	\$200,000.00	\$146,512.02
Financial Assistance, Financial Assistance	\$0.00	\$2,753,680.84	\$2,160,592.70
Land Bank, Land Banking	\$42,861.46	\$4,400,000.00	\$2,406,909.02
Redevelopment, Redevelopment - New Construction	\$58,321.43	\$3,016,319.16	\$1,500,573.27



## Activities

**Grantee Activity Number:** A&R - Primavera 50% Rental

**Activity Title:** LH A&R Primavera - Rental

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

Acquisition/Rehab

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition and Rehabilitation

**Projected End Date:**

07/31/2012

**Completed Activity Actual End Date:**

**Responsible Organization:**

Primavera Foundation

**Overall**

**Total Projected Budget from All Sources**

**Apr 1 thru Jun 30, 2012**

N/A

**To Date**

\$79,850.00

**Total Budget**

\$0.00

\$79,850.00

**Total Obligated**

\$0.00

\$0.00

**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

\$0.00

Primavera Foundation

\$0.00

\$0.00

**Match Contributed**

\$0.00

\$0.00

### Activity Description:

Primavera has purchased a property which contains two housing units. Both were renovated to meet Pima County's green housing standards and rented to low income families.

### Location Description:

City of South Tucson.

### Activity Progress Narrative:

Primavera purchased a foreclosed property that contained two homes. They have rehabbed the homes and as of December 2011 rented out each of these units to households at 50% ami. (the addresses and vouchers will need to be moved from the Primavera A & R 50% project)

## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	1/1



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	2	2/2
# of Singlefamily Units	2	2/2

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	2	0	2	2/2	0/0	2/2	100.00
# Renter Households	2	0	2	2/2	0/0	2/2	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	



<b>Grantee Activity Number:</b>	<b>A&amp;R-City of Tucson</b>
<b>Activity Title:</b>	<b>Acquisition &amp; rehabilitation - City of Tucson</b>

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

Acquisition/Rehab

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition and Rehabilitation

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Tucson HCD

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$3,358,000.00
<b>Total Budget</b>	\$0.00	\$3,358,000.00
<b>Total Obligated</b>	\$114,257.15	\$1,699,748.99
<b>Total Funds Drawdown</b>	\$114,257.15	\$1,699,748.99
<b>Program Funds Drawdown</b>	\$114,257.15	\$1,699,748.99
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,695,452.04
City of Tucson HCD	\$0.00	\$1,695,452.04
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

City of Tucson will acquire and rehabilitate a total of 20 vacant foreclosed single-family residential properties by the end of month 20, for affordable housing for households at/below 80% AMI - rehabilitation will adhere to Pima County Regional Green Remodel Rating standard. Completed homes will be conveyed to the Pima County Community Land Trust (PCCLT) which has been created to maintain the housing for low-income residents and future buyers. PCCLT will maintain ownership of the land and sell the improvements (the residence) while leasing the building lot to the resident. The intention is to "permanently" provide affordable housing. This particular model is targeted to homebuyers earning between 50-65% ami.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

Summary

&bull; As of July 1, 2012 a total of 21 homes have been purchased to be rehabbed and sold by the Pima County Community Land Trust. One home is currently in escrow and scheduled to close in April.

>&bull; Nineteen homes have been rehabbed and are listed for sale.

>&bull; Eight homes have been sold.

Summary this quarter:

&bull; Two new homes were purchased and conveyed to PCCLT and one is currently in escrow.

>&bull; Two homes are currently being rehabbed.

General Summary of Activities

&bull; Target goal is 22 homes for the 50%-120% AMI population.

>&bull; Based on current costs, City should be able to purchase a total of 23 homes.

Issues encountered/problems solved &ndash; areas of improvement



&bull; Compass is no longer providing loans for the Land Trust. Washington Federal has started processing loans, but they have been very slow.

>Innovative activities &ndash; green building, deconstruction, etc.

&bull; To date, we have received 19 energy efficient certifications for all properties. Ten homes have received a Silver rating and nine have received a Bronze rating.

As of August, the Pima County Community Land Trust will not be staffed by the City of Tucson, but will become a separate independent non-profit organization. The CLT will have its own staff, but will remain a part of Tucson's NSP2 Grant. The CLT has hired a director, and will hire a program coordinator and rehab specialist.

Pima County continues to work with Mike Brown of Burlington Associates, who is affiliated with NDC, and is providing technical assistance to help develop the structure and systems for the Community Land Trust and to assist with the transition.

## Accomplishments Performance Measures

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

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	8	9/20
# of Singlefamily Units	8	9/20

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	8	8	0/0	9/20	9/20	100.00
# Owner Households	0	8	8	0/0	9/20	9/20	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
6108 S Earp Wash Ln	Tucson		Arizona	85706-4965	Match / Y
1709 W Ransom Oaks Dr	Tucson		Arizona	85746-3173	Match / Y
6213 S Earp Wash Ln	Tucson		Arizona	85706-4964	Match / Y
1948 W Bagley Way	Tucson		Arizona	85746-6613	Match / Y
6418 E Sage Stone St	Tucson		Arizona	85756-8322	Match / Y
7828 S Hidden Places Loop	Tucson		Arizona	85756-8488	Match / Y
2713 E Vuelta Rio Viejo	Tucson		Arizona	85706-1797	Match / Y
4680 S Valley Rd	Tucson		Arizona	85714-1143	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>A&amp;R-City of Tucson-50% AMI</b>
<b>Activity Title:</b>	<b>LH acquisition &amp; rehab - City of Tucson</b>

**Activity Category:**  
Rehabilitation/reconstruction of residential structures

**Activity Status:**  
Under Way

**Project Number:**  
Acquisition/Rehab

**Project Title:**  
Acquisition and Rehabilitation

**Projected Start Date:**  
04/06/2010

**Projected End Date:**  
02/08/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**  
NSP Only - LH - 25% Set-Aside

**Responsible Organization:**  
City of Tucson HCD

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,383,940.88
<b>Total Budget</b>	\$0.00	\$1,383,940.88
<b>Total Obligated</b>	\$33,038.87	\$1,124,287.20
<b>Total Funds Drawdown</b>	\$141.60	\$1,091,389.93
<b>Program Funds Drawdown</b>	\$141.60	\$1,089,449.05
<b>Program Income Drawdown</b>	\$0.00	\$1,940.88
<b>Program Income Received</b>	\$8,592.34	\$12,827.65
<b>Total Funds Expended</b>	\$0.00	\$1,036,976.66
City of Tucson HCD	\$0.00	\$1,036,976.66
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

City of Tucson will acquire and rehabilitate a total of 10 vacant foreclosed single-family residential properties by the end of month 20, for rental housing for households at/below 50% AMI. Rehabilitation will adhere to Pima County Regional Green Remodel Rating standard. The City of Tucson will maintain ownership of the homes which will be rented to qualified families. The properties will be managed by a private management firm.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

The City of Tucson has purchased and rehabilitated nine homes that have been placed into the City's EI Portal rental property inventory and are occupied by tenants earning below 50% ami. They intend to acquire three more properties - and have placed offers on two.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Properties</b>	0	0/0



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	9/10
# of Singlefamily Units	0	9/10

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	9/10	0/0	9/10	100.00
# Renter Households	0	0	0	9/10	0/0	9/10	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:** A&R-FHR-50% AMI  
**Activity Title:** LH acquisition & rehab - FHR

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

Acquisition/Rehab

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition and Rehabilitation

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Family Housing Resources

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,000,000.00
<b>Total Budget</b>	\$0.00	\$1,000,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Family Housing Resources	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Family Housing Resources (FHR) originally intended to acquire and rehabilitate a multi-family project containing at least 20 units. FHR was unable to obtain a suitable, qualified project. Pima County has agreed to modify their contract to enable FHR to acquire at least seven single family homes for the purpose of renting them to low income families (50% ami). They have entered into an agreement with SALT to use their services to locate and prepare rehabilitation scopes of services. Homes that are being purchased by FHR will meet Pima County's Green Rehab standards to at least the level of silver certification. Once completed, FHR will seek renters and provide property management services. The homes will reserved for renters at 50% ami for a 15 year period.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

>Family Housing Resources (FHR) modified their scope from development of a 20 unit multi-family development to the acquisition of single family homes for rent to 50% ami residents. This activity was started in this quarter. FHR has entered into an agreement with SALT to have SALT manage the acquisition and rehabilitation portion of the activity. FHR has investigated numerous homes to date. Two homes are under contract, a backup offer was made on a third home and a offer to purchase a home was submitted on a forth. FHR has recruited and interviewed contractors for the rehabilitation portion of the program. Three contractors have been selected. It is anticipated that rehabilitation will begin for the homes that have been purchaed. Section 3 training has been scheduled for contractors.

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## Accomplishments Performance Measures

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

## Beneficiaries Performance Measures

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

<b>Grantee Activity Number:</b>	<b>A&amp;R-Primavera-50% AMI</b>
<b>Activity Title:</b>	<b>LH acquisition &amp; rehab - Primavera</b>

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

Acquisition/Rehab

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition and Rehabilitation

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Primavera Foundation

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$540,350.00
<b>Total Budget</b>	\$0.00	\$540,350.00
<b>Total Obligated</b>	\$15,274.05	\$382,638.70
<b>Total Funds Drawdown</b>	\$9,688.78	\$377,053.43
<b>Program Funds Drawdown</b>	\$9,688.78	\$377,053.43
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$361,879.57
Primavera Foundation	\$0.00	\$361,879.57
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Primavera Foundation will acquire and rehabilitate a total of 5 vacant foreclosed single-family residential properties by the end of month 27. Blighted and substandard homes will be demolished and replaced with Energy Star certified manufactured housing units. The homes will be sold to buyers below 50% ami. Leins will be placed upon the homes for a period of 10 years.

**Location Description:**

NSP2 Target Area, City of South Tucson

**Activity Progress Narrative:**

Activity has increased for Primavera's South Tucson Acquisition and rehabilitation program. A house was placed at 414 E. 33th Street. This house was purchased by a housekeeper. The loan has closed and it will be occupied in early July. Another new manufactured house was placed at 325 W. 28th Street. A client of Primavera's wants to purchase the house, but the credit score is too low. He is working on his credit score and has signed a "Lease to Purchase" contract for one year. However, he should be ready to purchase the house in 6 months. Two houses were brought the week of June 25. They have been placed at 140 W. 34th Street and 126 E. 34th Street. We have a offer to purchase for the house at 140 W. 34th Street. We are currently looking for a buyer for 126 E. 34th Street. The last three houses that we have placed will have carports with a concrete floor which will add curb appeal and a covering for the vehicle or it can be use as a patio. Two homes on a single lot that were purchased and rehabbed and subquently rented to 50% ami. A new activity has been created to accodate this and beneficiary information related to this is being removed from this activity and recorded in the 50% rental activity.



## Accomplishments Performance Measures

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

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	-1	1/5
# of Singlefamily Units	-1	1/5

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	-2	0	-1	0/5	0/0	1/5	0.00
# Owner Households	-2	0	-1	0/5	0/0	1/5	0.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
414 E 34th St	Tucson		Arizona	85713-3552	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>A&amp;R-SALT</b>
<b>Activity Title:</b>	<b>Acquisition &amp; rehabilitation - SALT</b>

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

Acquisition/Rehab

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition and Rehabilitation

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Southern Arizona Land Trust

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$4,800,000.00
<b>Total Budget</b>	\$0.00	\$4,800,000.00
<b>Total Obligated</b>	\$573,503.19	\$2,300,000.00
<b>Total Funds Drawdown</b>	\$523,964.30	\$2,248,196.11
<b>Program Funds Drawdown</b>	\$523,964.30	\$2,248,196.11
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$11,531.62	\$11,531.62
<b>Total Funds Expended</b>	\$0.00	\$2,066,139.41
Southern Arizona Land Trust	\$0.00	\$2,066,139.41
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Southern Arizona Land Trust will acquire and rehabilitate a total of 25 vacant foreclosed single-family residential properties by the end of month 35, for affordable housing for households at/below 120% AMI - rehabilitation will adhere to Pima County Regional Green Remodel Rating standard. The homes will be rented to LMMI residents who will pay no more than 30% of their monthly income for rent.

In August 2012 the Pima County Board of Supervisors approved an amendment to add additional funds to SALT's Acquisition and Rehabilitation project. Nine additional homes will be added to the 120% category. Funds were reallocated from the Land Banking activities.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

SALT is in the process of working with the PNIP office and the Pima County Finance department to revise its contract and budget and to reallocate some of the prior reimbursement submissions.

Acquisition & Rehabilitation &ndash 120% AMI:

>Purchases: During the past quarter SALT purchased 4 houses in the A&R 120% AMI category. To date SALT has purchased 20 A&R 120% AMI homes.

>Contract / Escrow: SALT currently has 3 A&R 120% AMI houses that are in escrow.

>Rentals: SALT rented 5 houses during the quarter and the tenants have moved in (total of 15 A&R-120 houses rented to date). We have 0 houses that were completed and turned over to the Property Management firm at the end of the quarter and anticipate them being rented early in the September 2012 quarter.

>Rehab: We have 3 houses that are currently under rehab. SALT has 2 houses that are in the scope phase getting ready to go to bid.



>Operations / Staff:

>SALT maintained a staff of 4 employees dedicated to the NSP2 Grant. The 4 full-time SALT employees spend 100% of their time on the NSP2 grant.

During the past quarter SALT focused on the rehab of the existing houses and getting them rented. SALT continues to achieve at least a "Silver" certificate under the Pima county green program on all of the houses that we are rehabbing. SALT will receive "Gold" certification for the green program on 3 houses and "Emerald" certification on the house that we are rehabbing and converting into a duplex. These will be the first Gold and Emerald certificates that the City of Tucson has issued since it started the green program.

SALT's main focus in the September 2012 quarter will be to purchase the remainder of the properties that we will purchase under the grant. SALT will continue rehabbing existing houses and turning them into affordable rentals. In addition, SALT expects to spend the majority of the remaining grant funds during the next 2 quarters.

## Accomplishments Performance Measures

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

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	5	16/30
# of Singlefamily Units	5	16/30

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	5	5	1/0	10/30	16/30	68.75
# Owner Households	0	5	5	1/0	10/0	16/0	68.75

## Activity Locations

Address	City	County	State	Zip	Status / Accept
5481 S Pin Oak Dr	Tucson		Arizona	85746-8113	Match / Y
6678 S Hidden Flower Way	Tucson		Arizona	85756-5111	Match / Y
1922 W Placita Tres Rios	Tucson		Arizona	85746-5210	Match / Y
1542 W Bloomfield Pl	Tucson		Arizona	85746-3901	Match / Y
1537 W Islington Ave	Tucson		Arizona	85746-3914	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>A&amp;R-SALT-50% AMI</b>
<b>Activity Title:</b>	<b>LH acquisition &amp; rehab - SALT</b>

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

Acquisition/Rehab

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition and Rehabilitation

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Southern Arizona Land Trust

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$2,000,000.00
<b>Total Budget</b>	\$0.00	\$2,000,000.00
<b>Total Obligated</b>	\$98,150.79	\$888,151.58
<b>Total Funds Drawdown</b>	\$49,364.98	\$839,365.77
<b>Program Funds Drawdown</b>	\$49,364.98	\$839,365.77
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$815,088.55
Southern Arizona Land Trust	\$0.00	\$815,088.55
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Southern Arizona Land Trust will acquire and rehabilitate a total of 10 vacant foreclosed single-family residential properties by the end of month 35, which will serve as rental housing for households at/below 50% AMI - rehabilitation will adhere to Pima County Regional Green Remodel Rating standard. The rental housing will be managed by Family Housing Resources. They will remain affordable for at least 15 years.

By means of an amendment approved by the Pima County Board of Supervisors funds were reallocated from Land Banking to Acquisition and Rehabilitation - 50%. An additional five homes that were purchased using the land bank funds will be shifted to this category. The funds in this category will be used to satisfy SALT's obligation towards meeting the 25% set-aside requirement.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

SALT intended from the beginning of the grant to allocate the majority of the \$1.9 million 50% AMI commitment to a multi-family apartment complex that we were going to purchase and rehab in a joint venture with Family Housing Resources. Because SALT was unable to purchase a multi-family project we have had to reallocate some of the houses that we previously purchased to other categories in our budget. We expect all of the budget and contract issues to be resolved and approved in the 3rd quarter of 2012. Once the revised budget is approved SALT will be doing a final reallocation of some existing properties to new categories. The new budget has the Land Banking 50% category going away.

>Acquisition & Rehabilitation &ndash 50% AMI:

>Purchases: During the past quarter SALT did not purchase any A&R 50% houses. SALT has purchased 10 A&R 50% AMI houses to date.



>Contract / Escrow: SALT does not have any A&R 50% houses in escrow or under contract.  
 >Rentals: SALT rented 0 houses during the quarter and the tenants have moved in (total of 9 A&R-50 houses rented to date).  
 >Rehab: SALT is currently doing the rehab on the 1 A&R 50% AMI house that is being converted into a duplex, and we anticipate it being rented in the 3rd quarter 2012.

## Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		0/0	
# ELI Households (0-30% AMI)	1		4/0	

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	4		9/30	
# of Multifamily Units	4		9/15	

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	5	0	5	11/15	2/0	13/15	100.00
# Renter Households	5	0	5	11/15	2/0	13/15	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
5927 E 27th St	Tucson		Arizona	85711-6024	Match / Y
4601 E 27th St	Tucson		Arizona	85711-5726	Match / Y
4466 E Sylvane St	Tucson		Arizona	85711-6346	Match / Y
4025 E 27th St	Tucson		Arizona	85711-5610	Match / Y
826 W Calle Margarita	Tucson		Arizona	85706-5231	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>Admin-City of Tucson</b>
<b>Activity Title:</b>	<b>Program Administration - City of Tucson</b>

**Activity Category:**

Administration

**Activity Status:**

Under Way

**Project Number:**

Administration

**Project Title:**

Program Administration

**Projected Start Date:**

04/06/2010

**Projected End Date:**

02/08/2013

**Benefit Type:**

( )

**Completed Activity Actual End Date:**

**National Objective:**

N/A

**Responsible Organization:**

City of Tucson HCD

**Overall**

	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$310,207.00
<b>Total Budget</b>	\$0.00	\$310,207.00
<b>Total Obligated</b>	\$0.00	\$310,207.00
<b>Total Funds Drawdown</b>	\$13,297.07	\$155,843.55
<b>Program Funds Drawdown</b>	\$13,297.07	\$155,843.55
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$142,048.63
City of Tucson HCD	\$0.00	\$142,048.63
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Program administration of City of Tucson's portion of NSP2 grant

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

To date, City of Tucson has obligated all admin dollars. 30 homes have been purchased, with 9 for the 25% set-aside. There are three additional homes currently in escrow, which be added to the 25% set-aside, for a total of 12 available in the EI Portal program. Twenty one have been conveyed to the Pima County Community Land Trust, with eighteen completely rehabbed and listed for sale. The remaining three are in various stages of rehab. Eight PCCLT homes have been sold. Demolition funds are all expended.

- >
- >
- >
- >

**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

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<b>Grantee Activity Number:</b>	<b>Admin-Pima County</b>
<b>Activity Title:</b>	<b>Program Administration - Pima County</b>

**Activity Category:**

Administration

**Activity Status:**

Under Way

**Project Number:**

Administration

**Project Title:**

Program Administration

**Projected Start Date:**

04/06/2010

**Projected End Date:**

02/08/2013

**Benefit Type:**

( )

**Completed Activity Actual End Date:**

**National Objective:**

N/A

**Responsible Organization:**

Pima County CDNC

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,906,293.00
<b>Total Budget</b>	\$0.00	\$1,906,293.00
<b>Total Obligated</b>	\$0.00	\$1,906,293.00
<b>Total Funds Drawdown</b>	\$0.00	\$909,730.08
<b>Program Funds Drawdown</b>	\$0.00	\$905,331.00
<b>Program Income Drawdown</b>	\$0.00	\$4,399.08
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$791,718.04
Pima County CDNC	\$0.00	\$791,718.04
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Program administration of NSP2 grant and activities of Consortium members

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

Staff planned and conducted two successful Open houses on June 20 and June 27. These were targeted to employees of Pima County, the City of Tucson and City of South Tucson. Approximately 200 persons attended both events. Staff attended DRGR training and NSP Clinics that were held in Phoenix. A new accountant, Candy Moore was assigned to NSP and she attended DRGR training in Scottsdale. PNIP Administrative Support Specialist Isabel Camarena also attended the DRGR Training. A quarterly PNIP meeting was held, weekly email Blast's were sent out to subgrantees. Monitoring of all subgrantees took place during May and June. A challenge has been to make modifications to subgrantee contracts by means of amendments approved by the Board of Supervisors. An amendment to the Family Housing Resources has changed the scope to allow for the purchase and rehab of single family homes for rental housing instead of a multi-family project. A modification shifting funds between activities has been drafted and is scheduled for approval by the Board of Supervisors. Modifications to SALT's contract continue to be negotiated. An additional scope of services has been approved that enable the University of Arizona's Drachman Institute to continue conducting inventories of neighborhood conditions in the target area. Inventories of conditions of commercial corridors will also be conducted.



Technical Assistance for the Pima County Community Land trust is continuing through the end of August. Technical Assistance provided from the Cloudburst Group has been initiated. Cloudburst is providing assistance for slower moving NSP project, as well as providing support to resolve administrative issues - such as - DRGR. Due to technical issues, DRGR financial reporting is delayed, and is expected to be brought up to date in July.

>

### Accomplishments Performance Measures

No Accomplishments Performance Measures found.

### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

Address	City	County	State	Zip	Status / Accept
			Arizona	-	Not Validated / N

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>CIC</b>
<b>Activity Title:</b>	<b>Assistance - Community Investment Corp.</b>

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Activity Status:**

Under Way

**Project Number:**

Financial Assistance

**Project Title:**

Financial Assistance

**Projected Start Date:**

04/06/2010

**Projected End Date:**

02/08/2013

**Benefit Type:**

Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LMMI

**Responsible Organization:**

Community Investment Corporation

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$2,033,680.84
<b>Total Budget</b>	\$0.00	\$2,033,680.84
<b>Total Obligated</b>	\$0.00	\$1,478,619.07
<b>Total Funds Drawdown</b>	\$0.00	\$1,478,619.07
<b>Program Funds Drawdown</b>	\$0.00	\$1,478,619.07
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,478,619.07
Community Investment Corporation	\$0.00	\$1,478,619.07
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Community Investment Corporation will provide \$20,000 in downpayment assistance to an average of 2 buyers (at or below 120% AMI) per month, from month 2 through month 30. Eligible buyers will purchase foreclosed homes in the target area. The NSP funds will be used for principle reduction and to pay for up to half of the lender required closing costs. Each buyer will receive 8 hours of homebuyer training through one of four agencies selected to provide counseling: Chicanos Por La Causa, Primavera Foundation, Family Housing Services, and Old Pueblo Community Services. Buyers will have a 10 year forgivable lien for \$20,000 placed on their property at closing.

This initial HAP was terminated in June 2011. A total of 101 buyers were assisted. Funds were reallocated from another project to enable continuation of this program - HAP 2; this time with assistance of \$8,000. It is anticipated that 50 -60 buyers will take advantage of this program to purchase foreclosed properties in the NSP2 target area. The program design is the same, with the same four housing counseling agencies participating.

Home Inspectors who are part of this program will provide a post-purchase tour of each home to orient buyers to energy saving features of their home, and recommend improvements that will increase health, safety and energy efficiency for the new owners.

Funds have not specifically been reserved for low-income buyers; however to the extent low income buyers take advantage of this program, funds will be allocated to the CIC 50%ami category.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

Coordinated with Chase Bank and Tucson Association of Realtors office to conduct a presentation/training of the PNIP HAP program to local Tierra Antigua Realty Realtors. CIC also participated in the Open Houses that were organized by Pima county.



CIC also purchased bus ads to promote the NSP/HAP. The ads were placed in targeted areas, mainly where there are concentrations of employment such as hospitals and the university.

• 14 families purchased a single family residence in the NSP 2 targeted area and received \$104,000.00 in NSP2 Homebuyer Assistance.

Concerns have been raised about the ability of PNIP/HAP buyers being able to compete to acquire foreclosed homes in what appears to be an active real estate market. While the program is not moving as dramatically as the previous HAP program, there seems to be sufficient progress to warrant continuation of the program without modification.

>

## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	14	84/150
# of Singlefamily Units	14	84/150

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	14	14	0/0	84/130	84/150	100.00
# Owner Households	0	14	14	0/0	84/130	84/150	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
1939 W Bothell Way	Tucson		Arizona	85746-6607	Match / Y
5412 S Via Tres Rios	Tucson		Arizona	85746-5206	Match / Y
2134 E Calle Los Marmoles	Tucson		Arizona	85706-3806	Match / Y
1465 W Flannery Pl	Tucson		Arizona	85746-6286	Match / Y
4872 E American Beauty Dr	Tucson		Arizona	85756-5258	Match / Y
5938 S Pin Oak Dr	Tucson		Arizona	85746-3217	Match / Y
3619 E Drexel Manor Stra	Tucson		Arizona	85706-1982	Match / Y
3793 E Sun View Ct	Tucson		Arizona	85706-4981	Match / Y
759 W Carolchristine Pl	Tucson		Arizona	85756-6575	Match / Y
484 W Great White St	Tucson		Arizona	85706-3535	Match / Y
6659 S Stratosphere Ln	Tucson		Arizona	85746-6644	Match / Y
7790 S Sentinal Stone Dr	Tucson		Arizona	85756-8328	Match / Y
2423 E Calle Joya De Ventura	Tucson		Arizona	85706-5071	Match / Y
6129 S Birchwood Dr	Tucson		Arizona	85746-3156	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>CIC-50% AMI</b>
<b>Activity Title:</b>	<b>LH Assistance - Community Investment Corp.</b>

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Project Number:**

Financial Assistance

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Financial Assistance

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Community Investment Corporation

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$720,000.00
<b>Total Budget</b>	\$0.00	\$720,000.00
<b>Total Obligated</b>	\$0.00	\$681,973.63
<b>Total Funds Drawdown</b>	\$0.00	\$681,973.63
<b>Program Funds Drawdown</b>	\$0.00	\$681,973.63
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$681,973.63
Community Investment Corporation	\$0.00	\$681,973.63
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Community Investment Corporation will provide \$20,000 in downpayment assistance to an low-income buyers (at or below 50% AMI). Eligible buyers will purchase foreclosed homes in the target area. The NSP funds will be used for principle reduction and to pay for up to half of the lender required closing costs. Each buyer will receive 8 hours of homebuyer training through one of four agencies selected to provide counseling: Chicanos Por La Causa, Primavera Foundation, Family Housing Services, and Old Pueblo Community Services. Buyers will have a forgivable lien for \$20,000 placed on their property. Additional funds have been provided to CIC to enable continuation of the HAP. It is anticipated that low income buyers will take advantage of this program, but funds have not been reserved or set aside for this purpose. Funds will be allocated to this category for buyers meeting this income level.

**Location Description:**

throughout NSP2 target area

**Activity Progress Narrative:**

- >&bull One Family purchased a single family residence in the NSP 2 targeted area and received \$8,000 in NSP2 Homebuyer Assistance.
- >&bull The appraised value of the home was \$51,500 for a total savings of \$515.00.
- >&bull This one transactions generated \$43,594.00 in mortgage loan.
- >&bull Homebuyers contributed \$1500 of their own funds .
- >&bull The interest rate charged was 4.25% for a 30 year fixed rate loan.



## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	31/31
# of Singlefamily Units	0	31/31

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	1	0	1	32/31	0/0	32/31	100.00
# Owner Households	1	0	1	32/31	0/0	32/31	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
6010 S Belvedere Ave	Tucson		Arizona	85706-4913	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>Demo-City of Tucson</b>
<b>Activity Title:</b>	<b>Demolition - City of Tucson</b>

**Activity Category:**

Clearance and Demolition

**Project Number:**

Demolition

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Area ( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Demolition

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Tucson HCD

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$200,000.00
<b>Total Budget</b>	\$0.00	\$200,000.00
<b>Total Obligated</b>	\$33,717.27	\$146,512.02
<b>Total Funds Drawdown</b>	\$33,717.27	\$146,512.02
<b>Program Funds Drawdown</b>	\$33,717.27	\$146,512.02
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$122,622.02
City of Tucson HCD	\$0.00	\$122,622.02
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

City of Tucson will demolish 25 blighted residential structures by the end of month 31. City of Tucson will identify potential properties through its Vacant and Neglected Structures (VANS) program. Properties will remain in private ownership and City of Tucson will obtain access agreements with property owners to conduct demolition.

**Location Description:**

throughout NSP2 Target Area

**Activity Progress Narrative:**

In this quarter the City of Tucson completed demolition of two properties, for a total of fifteen completed demolitions . This activity is completed. A final budget adjustment needs to be made and audit and review of the properties.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	18/25
	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	4/0



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

Address	City	County	State	Zip	Status / Accept
7 W Lincoln St	Tucson		Arizona	85714-1419	Match / Y
1002 S Kroeger Ln	Tucson		Arizona	85745-4291	Match / Y

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

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<b>Grantee Activity Number:</b>	<b>Redevelop - Habitat 50% ami</b>
<b>Activity Title:</b>	<b>Redevelop Habitat 25% set aside</b>

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Habitat for Humanity Tucson

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$315,000.00
<b>Total Budget</b>	\$0.00	\$315,000.00
<b>Total Obligated</b>	\$140,076.92	\$248,667.81
<b>Total Funds Drawdown</b>	\$50,239.74	\$158,830.63
<b>Program Funds Drawdown</b>	\$50,239.74	\$158,830.63
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$212,774.84
Habitat for Humanity Tucson	\$0.00	\$212,774.84
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Habitat for Humanity will construct a total of 35 homes assisted with NSP2 funds, of which at least 25% or 9 homes will be sold to families earning below 50% ami.

**Location Description:**

Pima County (Pima Neighborhood Investment Partnership -PNIP) Target Area. Corazon del Pueblo Subdivision

**Activity Progress Narrative:**

Habitat continues to construct homes in the Corazon del Pueblo subdivision. Eleven homes are under construction.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	4	6/9
<b># of Singlefamily Units</b>	4	6/9



## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	4	0	4	8/9	2/0	10/9	100.00
# Owner Households	4	0	4	8/9	2/0	10/9	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
7157 S Vuelta Silueta	Tucson		Arizona	85756-8498	Match / Y
7161 S Vuelta Silueta	Tucson		Arizona	85756-8498	Match / Y
7155 S Vuelta Silueta	Tucson		Arizona	85756-8498	Match / Y
7149 S Vuelta Silueta	Tucson		Arizona	85756-8498	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

<b>Grantee Activity Number:</b>	<b>Redevelop-Habitat</b>
<b>Activity Title:</b>	<b>New home construction - Habitat for Humanity</b>

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Habitat for Humanity Tucson

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$930,000.00
<b>Total Budget</b>	\$0.00	\$930,000.00
<b>Total Obligated</b>	\$12,974.09	\$819,644.17
<b>Total Funds Drawdown</b>	\$5,597.18	\$806,359.03
<b>Program Funds Drawdown</b>	\$5,597.18	\$803,011.02
<b>Program Income Drawdown</b>	\$0.00	\$3,348.01
<b>Program Income Received</b>	\$0.00	\$9,008.78
<b>Total Funds Expended</b>	\$0.00	\$760,538.59
Habitat for Humanity Tucson	\$0.00	\$760,538.59
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Habitat for Humanity will construct new single-family residences in an existing platted subdivision - homes will be constructed to Pima County's Regional Green Building Rating standard  
Pima County GO (General Obligation) Bond fund match supported 60 Habitat for Humanity affordable housing units of which 35 will utilize NSP2 redevelopment activity. Other match funds include value of Habitat owned land, donations, and Federal Home Loan Bank grant. It is estimated that nine of the 35 homes will be sold to low income buyers (below 50%ami)

**Location Description:**

NSP2 Target Area, Corazon del Pueblo subdivision

**Activity Progress Narrative:**

Summary to date:

- Houses completed construction: 24
- Houses under construction: 11
- National Objective met &ndash closed on 24 houses (10 at AMI < 50% and the remaining 14 at 50% < AMI < 80% )

Summary this quarter:

- Houses constructed and sold: 10
- Houses under construction: 11 (same houses listed above)
- National Objective met &ndash closed on 10 houses in May (4 houses at AMI < 50% and the other 6 at 50% < AMI < 80% )

General Summary of Activities

Proposed or planned activities for next quarter



The remaining 11 homes under construction are on schedule to close by the end of the calendar year (with possibly several closing in January 2013).

**Projects underway**

We are finalizing the work with the contractors chosen the previous quarter for all labor, materials, transportation and services required to excavate, install underground plumbing, pour concrete, and provide special inspections for six (6) houses on Lots 253-256 and 263-264 representing the beginning of Phase 7 construction.

In addition we are working with the contractors chosen this month for all labor, materials, transportation and services required to install HVAC, insulation, drywall tape and texture, stucco finish, electrical, plumbing, roofing, and patio masonry walls for these eleven (11) houses in Phase 7 Intermediate Construction.

**Issues encountered/problems solved & areas of improvement**

All of the subcontractors under the front end and intermediate trades of Lots 175, 176, 180, 184, 185 253, 254, 255, 256, 263 and 264 have reported on their Section 3 that no one was hired or rehired for this work. Based on the certified payrolls submitted by our subcontractors, total ARRA FTEs for this quarter is estimated at 1.46

**Training provided to staff, management and contractors**

The Executive Director and Director of Finance and Administration participated in the PNIP Quarterly meeting on May 9th.

The Executive Director and Director of Finance and Administration participated in a NSP2 meeting on Revolving Loan Funds with PNIP staff and Cloudburst consultants on June 18th. In Habitat's view, the Fund may not be necessary as a tool for spending Habitat's relatively small program income before being able to draw-down our final NSP2 funds, as the current methodology for doing so is working.

Habitat for Humanity Tucson committee members from the Homeowner Selection and Partner committees participated in the PNIP Open House on June 20th.

**Green building**

All of Habitat's homes have attained at least Silver Certificate status. So far, all of our homes on this project incorporate grey water landscaping, low flow toilets and showerheads, and 12 have glycol solar water heaters and 10 have hybrid water heaters while 3 have photovoltaic solar electric generators (the Women Build home which just closed has both a hybrid and a photovoltaic solar electric generator).

With financial support from The Local Trust, all of the glycol solar water heaters were donated by Tucson Electric Power Company and the two photovoltaic electric generators were donated by Geonovations. In addition, Habitat for Humanity is fortunate to have generous donors who make Gift In Kind donations for every Habitat home throughout the United States. These donors include Whirlpool (which donates Energy Star refrigerators and ranges), Dow Chemical (which donates insulation), Valspar paint, Square D/Schneider Electric (which donates electrical supplies) and Hunter Douglas (which donates blinds).

## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
#Low flow toilets	0	18/52
#Low flow showerheads	0	18/52
#Units exceeding Energy Star	0	9/26

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	6	18/26
# of Singlefamily Units	6	18/26

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	6	6	0/0	12/26	12/26	100.00
# Owner Households	0	6	6	0/0	12/26	12/26	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
7153 S Vuelta Silueta	Tucson		Arizona	85756-8498	Match / Y



7151 S Vuelta Silueta	Tucson	Arizona	85756-8498	Match / Y
7159 S Vuelta Silueta	Tucson	Arizona	85756-8498	Match / Y
7163 S Vuelta Silueta	Tucson	Arizona	85756-8498	Match / Y
7167 S Vuelta Silueta	Tucson	Arizona	85756-8498	Match / Y
7165 S Vuelta Silueta	Tucson	Arizona	85756-8498	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

#### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



<b>Grantee Activity Number:</b>	<b>Redevelop-Habitat for Humanity - CV I&amp; II</b>
<b>Activity Title:</b>	<b>New home construction - Habitat for Humanity</b>

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Habitat for Humanity Tucson

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$71,319.16
<b>Total Budget</b>	\$0.00	\$71,319.16
<b>Total Obligated</b>	\$0.00	\$71,319.16
<b>Total Funds Drawdown</b>	\$0.00	\$71,319.16
<b>Program Funds Drawdown</b>	\$0.00	\$71,319.16
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$71,319.16
Habitat for Humanity Tucson	\$0.00	\$71,319.16
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Habitat for Humanity will construct new single-family residences in an existing platted subdivision - homes will be constructed to Pima County's Regional Green Building Rating standard.

The City of Tucson took title to the two subdivisions and issued an RFP for developers to complete the project. Habitat for Humanity in partnership with private builder Doucette Communities were the successful bidders and have taken control of the properties.

Pima County General Obligation Bond funds were utilized as matching funds to support the 58 affordable unit Copper Vista I/II subdivisions,

NSP2 funds were used for completion of infrastructure and program costs.

NSP2 funds that were originally allocated to this project have been redistributed to CPLC's Liberty Corners project and to CIC to continue the HAP downpayment assistance program.

**Location Description:**

NSP2 Target Area, Copper Vista I and Copper Vista II subdivisions

**Activity Progress Narrative:**

Habitat for Humanity has purchased the two Copper Vista subdivisions, and has completed one home that was partially constructed and has completed framing and house wrap for one home in Copper Vista I and two homes in Copper Vista II are in being framed. Three slabs have been poured for homes that will close this summer.

Habitat has requested additional funds to construct a two story energy efficient home. This could be made available from reallocated funds.



## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	1/4
# of Singlefamily Units	1	1/4

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	1	0	1	1/0	0/4	1/4	100.00
# Owner Households	1	0	1	1/0	0/4	1/4	100.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
1354 E Copper Vista Dr	Tucson		Arizona	85706-4486	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>Redevelop-Old Pueblo</b>
<b>Activity Title:</b>	<b>New home construction - Old Pueblo</b>

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Old Pueblo Community Services

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$500,000.00
<b>Total Budget</b>	\$0.00	\$500,000.00
<b>Total Obligated</b>	\$0.00	\$429,926.81
<b>Total Funds Drawdown</b>	\$0.00	\$429,926.81
<b>Program Funds Drawdown</b>	\$0.00	\$429,926.81
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$427,825.29
Old Pueblo Community Services	\$0.00	\$427,825.29
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Old Pueblo Community Services will construct new single-family residences in an existing platted subdivision - homes will be constructed to Pima County's Regional Green Building Rating standard. Pima County General Obligation Bond funds were utilized as matching funds to support the 90 affordable Sunnyside Pointe subdivision, of which NSP2 redevelopment funds will construct 20 units. Additional matching funds came from Federal Home Loan Bank. Of the 20 homes, 5 will be sold to buyers with incomes below 50% ami.

**Location Description:**

NSP2 Target Area, Sunnyside Pointe platted subdivision

**Activity Progress Narrative:**

In the quarter ending on June 30, 2012, Old Pueblo Community Services sold five NSP2 homes. Three were completed and sold and two remain under construction. Three closings are anticipated in the next quarter which leaves Old Pueblo has one home of the 20 original homes left to sell. Old Pueblo continues to struggle to find buyers that have sufficient credit to qualify to purchase homes. Many buyers interested in purchasing the homes have credit scores in the mid - 500s. Housing counselors work with the buyers to repair credit. Old Pueblo has participated in PNIP meetings, as well as the Housing Fairs organized by PNIP.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b>#Low flow toilets</b>	0	16/30



#Low flow showerheads

0

16/30

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	3	17/15
# of Singlefamily Units	3	17/15

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	3	3	3/0	14/15	17/15	100.00
# Owner Households	0	3	3	3/0	14/15	17/15	100.00

### Activity Locations

Address	City	County	State	Zip	Status / Accept
918 E Emma Maria St	Tucson		Arizona	85706-2202	Match / Y
888 E Robert Hansen Dr	Tucson		Arizona	85706-2212	Match / Y
946 E Emma Maria St	Tucson		Arizona	85706-2202	Match / Y

### Other Funding Sources Budgeted - Detail

#### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>Redevelop-Primavera</b>
<b>Activity Title:</b>	<b>New multi-family construction - Primavera</b>

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Primavera Foundation

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,000,000.00
<b>Total Budget</b>	\$0.00	\$1,000,000.00
<b>Total Obligated</b>	\$2,045.82	\$6,025.36
<b>Total Funds Drawdown</b>	\$728.65	\$4,708.19
<b>Program Funds Drawdown</b>	\$728.65	\$4,708.19
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$2,774.47
Primavera Foundation	\$0.00	\$2,774.47
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Primavera Foundation will construct 12 units of multi-family residential housing with the purpose of serving low-income grandparents raising their grandchildren (Kinship housing). Pima County has donated a site in the City of South Tucson for this project. Planning and design is underway for this development. A goal for this project is to meet energy efficient and water conservation practices.

**Location Description:**

NSP2 Target Area, South Tucson

**Activity Progress Narrative:**

Design for the Los Abuelitas project has started. The architect has laid out a schematic plan for 12 units. Primavera has met with the team from Cloudburst to discuss ways to implement the project to meet NSP deadlines. Primavera is negotiating with Pima County for access and use of the undeveloped lot, located between the las Abuelitas site and neighboring Jackson/Sullivan Employment Center, which can be improved for a garden for residents and recreational use.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Housing Units</b>	0	0/12



## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/12	0/0	0/12	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	

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**Grantee Activity Number:** Redevelopment - CPLC -50%

**Activity Title:** CPLC - Liberty Corners

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

11/09/2011

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Chicanos por la Causa

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$20,000.00
<b>Total Budget</b>	\$0.00	\$20,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Chicanos por la Causa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Chicanos Por La Causa will construct one home that will be purchased by a buyer earning below 50%ami. The home will exceed Pima county's Green Bulding standards at least to the Silver level. In addition to NSP2 funds, Pima County General Obligation Bonds and City of Tucson HOME funds have been invested in this development.

**Location Description:**

In the NSP2 Target Area - Located in the Arcadia Subdivision - at the corner of Iowa and Liberty Streets, near Irvington Road.

**Activity Progress Narrative:**

CLPC has identified a buyer who intends to purchase a home at Liberty Corners. The sale/closing should take place in July 2012 and construction should follow soon after.

**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

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<b>Grantee Activity Number:</b>	<b>Redevelopment - Old Pueblo - 50% ami</b>
<b>Activity Title:</b>	<b>Old Pueblo - 25% set aside</b>

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Old Pueblo Community Services

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$100,000.00
<b>Total Budget</b>	\$0.00	\$100,000.00
<b>Total Obligated</b>	\$1,755.86	\$32,777.46
<b>Total Funds Drawdown</b>	\$1,755.86	\$32,777.46
<b>Program Funds Drawdown</b>	\$1,755.86	\$32,777.46
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$6,627.18
Old Pueblo Community Services	\$0.00	\$6,627.18
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Old Pueblo Community Services will construct new single family residences in an existing platted subdivision. Homes will be constructed to meet Pima County's Green Building Rating standard.

Of the 20 homes that Old Pueblo develops in Sunnyside Pointe, 5 will be purchased by buyers below 50% ami.

**Location Description:**

NSP 2 Target area - Sunnyside Pointe subdivision

**Activity Progress Narrative:**

No homes were sold by Old Pueblo to buyers below 50% ami in this quarter.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	1/5
<b># of Singlefamily Units</b>	0	1/5



## Beneficiaries Performance Measures

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

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**Grantee Activity Number:** Redevelopment - Primavera

**Activity Title:** Single family - La Capilla

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

07/10/2012

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Primavera Foundation

**Overall**

	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$278,300.00
<b>Total Budget</b>	\$0.00	\$278,300.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Primavera Foundation	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Primavera has purchased a decommissioned site of a former church - La Capilla. They intend to demolish the structures on the site, which have been determined by the City of South Tucson to be unsafe and blighted. They will place at least five manufactured housing units on the site which will be sold to low and moderate income buyers.

**Location Description:**

City of South Tucson

**Activity Progress Narrative:**

Primavera Foundation has purchased this abandoned church from the archdiocese in the City of South Tucson. The City has determined that the structures are blighted. Primavera intends to demolish the structures and redevelop the site for several single family manufactured homeownership sites.

A Phase I study of the site is underway, and Pima County is providing assistance to complete the Environmental Review. Primavera will hire a design team to assist with planning and design for this site.

**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

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**Grantee Activity Number:** Redevelopment CPLC 120%

**Activity Title:** CPLC - Liberty Corners

**Activity Category:**

Construction of new housing

**Project Number:**

Redevelopment

**Projected Start Date:**

11/09/2011

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment - New Construction

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Chicanos por la Causa

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$80,000.00
<b>Total Budget</b>	\$0.00	\$80,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Chicanos por la Causa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Chicanos Por La Causa will construct five single homes in this mixed use development, which will be marketed at Liberty Corners. The homes will meet Pima County's Green Building standards to at least Silver level. In addition to NSP2 funds, Pima County General Obligation Bonds and City of Tucson HOME funds have been invested in this development.

**Location Description:**

The project is located in the NSP2 Target Area, at the corner of Liberty and Iowa Streets, near Irvington as part of the Arcadia Subdivision

**Activity Progress Narrative:**

Liberty Corners Project Summary to date:

- &bull; Infrastructure is 95% complete. Sewer to be completed per lot at construction.
- >&bull; Environmental report was finished on 01/12
- >&bull; Plans were approved by the City of Tucson on 12/11
- >&bull; Marketing campaign continues and interested clients are coming forward.

Summary this quarter:

- &bull; One imminent contract with a 50% AMI buyer, three more inquiries
- >&bull; Construction will begin July 2012
- >&bull; National Objective progress = First sale in process
- >&bull; Met with PNIP team and HUD TA team for project review and advisement

General Summary of Activities

- &bull; Home construction will begin July 2012
- >&bull; Signs were placed directing buyers to the project site.
- >&bull; Housing counseling agencies continue to identify interested qualified buyers



- >&bull Marketing campaign continues including PNIP general open house and county city employee open house events.
- >&bull Website [www.libertycorners.com](http://www.libertycorners.com) in process.

>Issues encountered/problems solved

>Interested buyers repeatedly expressed concern about the safety of the neighborhood surrounding the homes. CPLC worked to eliminate graffiti on adjacent properties and remains vigilant about project appearance. PNIP has decided to make project and neighborhood security a priority to address.

Training provided to staff, management and contractors

>Counseling agency staff have been apprised of the project and provided marketing collateral. Project staff have participated in marketing the open houses and workgroups. PNIP team will meet with general contractor July 11 to review sec. 3 requirements.

Innovative activities

>Project linkage to multiple websites and social media. See [www.libertycorners.com](http://www.libertycorners.com)

## 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:** Rehab - SALT Land Banked Homes

**Activity Title:** Rehab Land Banked Homes

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Under Way

**Project Number:**

Acquisition/Rehab

**Project Title:**

Acquisition and Rehabilitation

**Projected Start Date:**

07/28/2011

**Projected End Date:**

02/08/2013

**Benefit Type:**

Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LMMI

**Responsible Organization:**

Southern Arizona Land Trust

**Overall**

	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$350,000.00
<b>Total Budget</b>	\$0.00	\$350,000.00
<b>Total Obligated</b>	\$11,760.00	\$106,591.11
<b>Total Funds Drawdown</b>	\$0.00	\$94,831.11
<b>Program Funds Drawdown</b>	\$0.00	\$94,831.11
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$83,071.11
Southern Arizona Land Trust	\$0.00	\$83,071.11
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Southern Arizona Land Trust will rehab homes that were purchased with NSP 2 Land Banking funds. The rehabilitation will be to the Pima County Green Remodel Rating standard. Initially these homes will be rented to families below 120% ami. Resulting from an amendment approved by the Board of Supervisors, funds and accomplishments associated with this activity will be incorporated with the SALTs two other A & R activities.

**Location Description:**

Throughout NSP2 Target Area.

**Activity Progress Narrative:**

This activity was created to capture the rehab work that SALT has done for homes that were purchased using funds from the Land Bank Activity.

During this quarter SALT rented 3 houses during the quarter and the tenants have moved in (total of 9 LB-120 houses rented to date).

This activity was created for the purpose of providing funds for the rehab of homes purchased under the land bank category. Eventually this activity will be "transferred" to the two A & R activities.

**Accomplishments Performance Measures**

**This Report Period  
Total**

**Cumulative Actual Total / Expected  
Total**



# of Housing Units	8	10/0
# of Singlefamily Units	8	10/0

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	4	2	8	4/0	4/0	10/0	80.00
# Renter Households	4	2	8	4/0	4/0	10/0	80.00

## Activity Locations

Address	City	County	State	Zip	Status / Accept
4601 E 27th St	Tucson		Arizona	85711-5726	Match / Y
826 W Calle Margarita	Tucson		Arizona	85706-5231	Match / Y
4025 E 27th St	Tucson		Arizona	85711-5610	Match / Y
5927 S Fiesta Ave	Tucson		Arizona	85706-4026	Match / Y
7142 S Haskins Dr	Tucson		Arizona	85746-6226	Match / Y
6658 S Hidden Flower Way	Tucson		Arizona	85756-5111	Match / Y
5255 E Agave Vista Dr	Tucson		Arizona	85756-8688	Match / Y
4466 E Sylvane St	Tucson		Arizona	85711-6346	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



<b>Grantee Activity Number:</b>	<b>SALT</b>
<b>Activity Title:</b>	<b>Land Banking - Southern AZ Land Trust</b>

**Activity Category:**

Land Banking - Acquisition (NSP Only)

**Project Number:**

Land Bank

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Area ( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Land Banking

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Southern Arizona Land Trust

Overall	Apr 1 thru Jun 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$2,400,000.00
<b>Total Budget</b>	\$0.00	\$2,400,000.00
<b>Total Obligated</b>	\$57,990.22	\$2,369,534.72
<b>Total Funds Drawdown</b>	\$39,406.60	\$2,350,951.10
<b>Program Funds Drawdown</b>	\$39,406.60	\$2,350,951.10
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$2,321,435.49
Southern Arizona Land Trust	\$0.00	\$2,321,435.49
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Southern Arizona Land Trust will acquire an average of one to two vacant foreclosed single-family units per month beginning month 2 through month 35 - 27 units will be used at a later date for affordable housing for households at/below 120% AMI. SALT has acquired 50 parcels of property, as well as nine single family homes that will serve as rental properties. Pursuant to an amendment to SALT's contract that has been approved by the Board of Supervisors, funds and accomplishments related to the acquisition and rehab of foreclosed homes has been moved to the A & R activity. This activity will remain open to funds costs related to the disposition of 50 Land Bank parcels that have been acquired.

**Location Description:**

throughout NSP2 project area

**Activity Progress Narrative:**

Land Banking &ndash 120% AMI:  
 >Purchases: During the past quarter SALT purchased 0 parcels of land under the Land Banking 120% AMI category which will be land banked with the intent to provide affordable housing. SALT currently owns 50 parcels/lots and 9 houses under the LB 120% AMI category. These parcels/lots are currently being held for future development, and the houses are being rented. We anticipate building houses and multi-family units on the parcels at some point.  
 >Contract / Escrow: SALT does not have any LB-120 properties under contract or in escrow.  
 >Rentals: SALT rented 3 houses during the quarter and the tenants have moved in (total of 9 LB-120 houses rented to date).  
 >Rehab / Demo: SALT currently has 0 houses under rehab in the LB-120 category. SALT is working with vendors to create plans to build a 16 unit multi-family complex on one of the Land Bank parcels. SALT is also working with the PNIP office to explore what category to allocate costs related to the Land Bank property located at 140 E. Drexel. SALT is doing plans for a 16 unit multi-family complex.



## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	54/50

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

## 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	

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<b>Grantee Activity Number:</b>	<b>SALT-50% AMI</b>
<b>Activity Title:</b>	<b>LH Land Banking - Southern AZ Land Trust</b>

**Activity Category:**

Land Banking - Acquisition (NSP Only)

**Project Number:**

Land Bank

**Projected Start Date:**

04/06/2010

**Benefit Type:**

Area ( )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Land Banking

**Projected End Date:**

02/08/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Southern Arizona Land Trust

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$100,000.00
<b>Total Budget</b>	\$0.00	\$100,000.00
<b>Total Obligated</b>	\$14,408.63	\$66,911.69
<b>Total Funds Drawdown</b>	\$3,454.86	\$55,957.92
<b>Program Funds Drawdown</b>	\$3,454.86	\$55,957.92
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$53,403.31
Southern Arizona Land Trust	\$0.00	\$53,403.31
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Southern Arizona Land Trust will acquire an average of one to two vacant foreclosed single-family units per month beginning month 2 through month 35 - 8 units will be used at a later date for affordable housing for households at/below 50% AMI. This activity has been combined with A & R 50%. Funds and data will be merged with that activity.

**Location Description:**

throughout NSP2 target area

**Activity Progress Narrative:**

Land Banking &ndash 50% AMI:

>Purchases: During the past quarter SALT did not purchase any properties.

>Contract / Escrow: SALT does not have any LB-50% properties in escrow.

>Rentals: SALT rented 5 houses during the quarter, and the tenants have moved in (total of 5 LB-50 houses rented to date).

>Rehab / Demo: SALT is currently doing the rehab on 0 LB-50 houses.

Once the revised budget is approved SALT will be doing a final reallocation of some existing properties to new categories, and the homes purchased and renovated as part of this activity will be transferred to the A & R 50% ami activity and will help meet the set-aside requirement.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	5/8



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	5/0

### 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	

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