

Grantee: Pima County, AZ

Grant: B-09-CN-AZ-0051

July 1, 2011 thru September 30, 2011 Performance Report

Grant Number:

B-09-CN-AZ-0051

Obligation Date:**Grantee Name:**

Pima County, AZ

Award Date:

02/11/2010

Grant Amount:

\$22,165,000.00

Contract End Date:

02/11/2013

Grant Status:

Active

Review by HUD:

Reviewed and Approved

QPR Contact:

Gary Bachman

Disasters:

Declaration Number

NSP

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.pnlp.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; 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.pnlp.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
Total Projected Budget from All Sources	N/A	\$22,165,000.00
Total CDBG Program Funds Budgeted	N/A	\$22,165,000.00
Program Funds Drawdown	\$1,480,113.48	\$8,355,703.79
Program Funds Obligated	\$1,508,109.44	\$10,686,513.32
Program Funds Expended	\$1,294,279.86	\$8,986,737.81
Match Contributed	\$0.00	\$0.00
Program Income Received	\$2,215.51	\$2,215.51
Program Income Drawdown	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$0.00	\$0.00
Limit on Admin/Planning	\$2,216,500.00	\$610,762.80
Limit on State Admin	\$0.00	\$0.00

Progress Toward Activity Type Targets

Activity Type	Target	Actual
Administration	\$2,216,500.00	\$2,216,500.00

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$5,541,250.00	\$5,987,000.00

Overall Progress Narrative:

During the quarter that ended on September 30, 2011 Pima County and its subgrantees accomplished the following.

City of Tucson &ndash

Tucson has purchased 14 home for the Pima County Community Land. The 14 homes have been conveyed by Tucson to the Community Land Trust. Four are listed “for sale.” The City of Tucson has hired a Manager to run the Community Land Trust.

Tucson has also purchased nine homes for its El Portal rental portfolio to meet the 25% set-aside requirement. Rehab is completed on 6 of the homes which are now occupied.

In this quarter the City of Tucson demolished two of the four properties that have been demolished under using NSP2 funds, with bids out for seven more properties.

Family Housing Resources (FHR) in collaboration with SALT has submitted a Letter of Interest for a 101 unit multi-family rental development that is currently in receivership.

Primavera Foundation

Pima County is in the process of donating four parcels to Primavera for the purpose of constructing a 16 unit rental project for the 25% set aside. Primavera has issued a request for proposals for a developer/designer/builder in anticipation of this project. They are also submitted applications for various funding sources,

Primavera has purchased seven properties on five lots. Two homes which are on one lot are nearly completed and will be rented. Three homes were demolished and will be replaced with manufactured units.

Southern Arizona Land Trust (SALT)

Acquisition/Rehab

SALT has purchased 21 homes (one set aside for 50%). Nine homes are under rehabilitation and three have been rented.

Land Banking

SALT has purchased 33 parcels of land and 4 homes. They have submitted a letter of intent with FHR for the acquisition of a 101 unit apartment complex. SALT has 12 homes and 15 lots under contract for purchase. The homes are being purchased through HUD’s First Look program.

NSP2 Redevelopment

Habitat for Humanity has completed nine homes and has 15 homes under construction. The wall raising for 10 homes took place on the September 11 Freedom Build volunteer day.

Old Pueblo Community Services has completed 13 homes – 10 buyers have moved in - one in this quarter.

NSP2/PNIP (Pima Neighborhood Investment Partnership) Administration

The PNIP quarterly meeting took place in mid-July. The main agenda item was a report from architect Corky Poster of the firm Poster/Frost/Mirto on energy conservation strategies to compliment Pima County’s Green Building Program. As part of Poster/Frost/Mirto contract for NSP2 activities, a draft report was presented “Project Based Green Strategies – a supplement to the Pima County Green Remodeling Guide” The report suggests strategies that subgrantees and developers can use to meet the requirements for the Green Building Program.

A discussion on how Pima County will collect and report program income was also discussed at the quarterly meeting.

In addition Poster/Frost/Mirto has submitted comments to the "My HOME Guide" a manual that is presented to buyers and renters to provide an orientation to their home's "green improvements."

Through the contract with Poster/Frost/Mirto, Val Raulick of Catalyst Consulting provided an report that analyses the strategies that could be adopted to incorporate solar improvements into NSP homes.

The University of Arizona's Drachman Institute submitted it's final report on surveys that were conducted on the physical characteristics of selected neighborhoods in the Target area. A discussion on a Phase 2 study is underway. This may involve surveys of the target area's commercial corridors.

Staff attended the week long Multi-family Training for NSP grantees that was offered by National Development Council.

Staff also attended Enterprise Communities Green Building workshop in Phoenix in July.

During the Quarter two requests for Technical Assistance were submitted to HUD. One for assistance with the Community Land Trust and the other for assistance with a RFP for a contractor developer to purchase and sell single family homes.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
9999, Restricted Balance	\$0.00	\$0.00	\$0.00
Acquisition/Rehab, Acquisition and Rehabilitation	\$498,718.40	\$9,500,000.00	\$3,313,750.08
Administration, Program Administration	\$55,630.77	\$2,216,500.00	\$610,762.80
Demolition, Demolition	\$5,146.00	\$298,500.00	\$8,855.00
Financial Assistance, Financial Assistance	\$313,464.98	\$2,400,000.00	\$2,160,592.70
Land Bank, Land Banking	\$361,192.27	\$5,000,000.00	\$1,189,869.02
Redevelopment, Redevelopment - New Construction	\$245,961.06	\$3,350,000.00	\$1,071,874.19

Activities

Grantee Activity Number:	A&R-City of Tucson
Activity Title:	Acquisition & rehabilitation - City of Tucson

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 Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

City of Tucson HCD

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$2,858,000.00
Total CDBG Program Funds Budgeted	N/A	\$2,858,000.00
Program Funds Drawdown	\$176,958.41	\$816,602.15
Program Funds Obligated	\$212,875.96	\$1,029,478.11
Program Funds Expended	\$108,698.21	\$1,029,478.11
City of Tucson HCD	\$108,698.21	\$1,029,478.11
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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:

To date, the City of Tucson has closed fourteen homes for resale. One home is currently in escrow, scheduled to close October 24, 2011. All fourteen of these homes have been conveyed to the Pima County Community Land Trust, and have begun rehabilitation. Four of these are listed for sale and the rest are in various stages of rehab.

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	0	0/20
# of Singlefamily Units	0	0/20

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number:	A&R-City of Tucson-50% AMI
Activity Title:	LH acquisition & rehab - City of Tucson

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Acquisition/Rehab

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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:

City of Tucson HCD

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,342,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,342,000.00
Program Funds Drawdown	\$45,313.95	\$703,393.95
Program Funds Obligated	\$151,280.82	\$854,674.77
Program Funds Expended	\$141,048.19	\$854,674.77
City of Tucson HCD	\$141,048.19	\$854,674.77
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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:

To date, the City of Tucson has purchased 9 homes for the 25 % set-aside. The target goal was 8 homes. Of these 9 homes, six have completed rehab and are occupied as rentals in the EI Portal program. One, 314 E. Pennsylvania is scheduled to be completed by mid-October and the 9th is in contract for rehab, scheduled to be completed November 23, 2011

Accomplishments Performance Measures

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

This Report Period	Cumulative Actual Total / Expected
Total	Total

# of Housing Units	3	6/10
# of Singlefamily Units	3	6/10

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	3	0	3	6/10	0/0	6/10	100.00
# Renter Households	3	0	3	6/10	0/0	6/10	100.00

Activity Locations

Address	City	State	Zip
5220 S. Via Noche Buena	Tucson	NA	85706
5343 S. Via Baltra	Tucson	NA	85706
4324 E. Cholla Desert Trail	Tucson	NA	85706

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

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 Benefit (Households)

Completed Activity Actual End Date:

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

Responsible Organization:
 Family Housing Resources

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,000,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,000,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$0.00	\$0.00
Family Housing Resources	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

Family Housing Resources will acquire and rehabilitate a total of 20 units in a foreclosed multi-family residential property by the end of month 18, to provide affordable housing for households at/below 50% AMI - The units are likely to be located in a single project. Rehabilitation will adhere to Pima County Regional Green Remodel Rating standard. Once completed the complex will be managed by Family Housing Resources and maintained as affordable for at least 15 years.

Location Description:

throughout NSP2 Target Area

Activity Progress Narrative:

FHR has submitted a Letter of Intent to purchase a 101 unit multifamily project that is currently in receivership. This will be purchased in conjunction with Southern Arizona Land Trust (SALT).

Accomplishments Performance Measures

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

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

of Multifamily Units

0

0/20

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/20	0/0	0/20	0
# Renter Households	0	0	0	0/20	0/0	0/20	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number:	A&R-Primavera-50% AMI
Activity Title:	LH acquisition & rehab - Primavera

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 Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Primavera Foundation

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$700,000.00
Total CDBG Program Funds Budgeted	N/A	\$700,000.00
Program Funds Drawdown	\$75,562.53	\$211,056.31
Program Funds Obligated	\$72,598.98	\$211,056.31
Program Funds Expended	\$11,587.32	\$211,056.31
Primavera Foundation	\$11,587.32	\$211,056.31
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

Primavera Foundation will acquire and rehabilitate a total of 10 vacant foreclosed single-family residential properties by the end of month 27, which will be sold to households at/below 50% AMI - rehabilitation will adhere to Pima County Regional Green Remodel Rating standard. The homes will carry an affordability restriction of at least 10 years.

Location Description:

NSP2 Target Area, City of South Tucson

Activity Progress Narrative:

- All Primavera activities are targeted to the City of South Tucson.
- Primavera purchased a house located at 140 W. 34th Street; for a total of purchased properties of five lots and seven houses.
 - The two houses located at 24 A & B West 34th Street are being rehabbed. The properties should be available for rent by November 1, 2011 to families at or below the 50% of the AMI.
 - Three houses have been surveyed for asbestos and abated, if necessary.
 - Three houses have been demolished for the purpose of replacing the homes with new manufactured homes.
 - One house is under review to determine if it is a rehab or a demolition.
 - The house at 140 W. 34th has been surveyed for asbestos.
 - Primavera is working with NextStep and Clayton Homes to purchase as many as 6 Energy Star/Silver LEED homes to place on the lots where the previous homes were demolished.
 - Began to analyze all blighted lots within the City of South Tucson to determine ownership and seek to contact owners to determine if these lots could be purchased.

Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/10	0/0	0/10	0
# Owner Households	0	0	0	0/10	0/0	0/10	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number:	A&R-SALT
Activity Title:	Acquisition & rehabilitation - SALT

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 Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Southern Arizona Land Trust

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$2,100,000.00
Total CDBG Program Funds Budgeted	N/A	\$2,100,000.00
Program Funds Drawdown	\$194,236.67	\$1,522,057.79
Program Funds Obligated	\$310,210.21	\$1,735,175.81
Program Funds Expended	\$310,210.21	\$1,735,175.81
Southern Arizona Land Trust	\$310,210.21	\$1,735,175.81
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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 sold to low/moderate income buyers and will have remain affordable for at least 10 years.

Location Description:

throughout NSP2 Target Area

Activity Progress Narrative:

Purchases: During the past quarter SALT purchased 1 house as part for acquisition and rehab grant that will be rehabbed and rented to families at or below 120% of area median income. SALT has purchased 20 A&R 120% AMI homes to date.
Contract / Escrow: SALT currently does not have any A&R 120% AMI houses that are in the contract or escrow phase.
Rentals: SALT rented 3 houses during the quarter and the tenants have moved in. We have any additional 4 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 December quarter.
Rehab: SALT has 9 houses that are currently under rehab. The rehab should be completed on these houses by mid-October. SALT is currently drafting the Scope of Work for another 3 houses, and the rehab will start on these by the end of October.

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	3	3/25
# of Singlefamily Units	3	3/25

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	3	3	0/0	3/20	3/25	100.00
# Owner Households	0	3	3	0/0	3/20	3/25	100.00

Activity Locations

Address	City	State	Zip
7380 S. Camino De La Tierra	Tucson	NA	85746
102 W. Elvira Rd.	Tucson	NA	85756
6906 S. Missiondale Rd.	Tucson	NA	85756

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-SALT-50% AMI
Activity Title:	LH acquisition & rehab - SALT

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Acquisition/Rehab

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$900,000.00
Total CDBG Program Funds Budgeted	N/A	\$900,000.00
Program Funds Drawdown	\$6,646.84	\$60,639.88
Program Funds Obligated	\$24,479.25	\$81,771.76
Program Funds Expended	\$24,479.25	\$81,771.76
Southern Arizona Land Trust	\$24,479.25	\$81,771.76
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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.

Location Description:

throughout NSP2 Target Area

Activity Progress Narrative:

Purchases: During the past quarter SALT did not purchase any A&R 50% houses. SALT has purchased 1 A&R 50% AMI house to date.

Contract / Escrow: SALT does not have any A&R 50% houses in escrow or under contract.

Rentals: None of the A&R 50% houses have been rented.

Rehab: SALT is currently finishing the rehab on the 1 A&R 50% AMI house, and we anticipate having it rented by the end of October.

Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number:	Admin-City of Tucson
Activity Title:	Program Administration - City of Tucson

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:

N/A

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

City of Tucson HCD

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$310,207.00
Total CDBG Program Funds Budgeted	N/A	\$310,207.00
Program Funds Drawdown	\$17,731.44	\$64,894.34
Program Funds Obligated	\$0.00	\$310,207.00
Program Funds Expended	\$17,731.44	\$64,894.34
City of Tucson HCD	\$17,731.44	\$64,894.34
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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. 23 homes have been purchased, with 9 for the 25% set-aside. There is one home currently in escrow. Seven homes for the 25% set-aside have been rented in the El Portal program. Fourteen have been conveyed to the Pima County Community Land Trust, with four completely rehabbed and listed for sale. The remaining ten are in various stages of rehab. Nine homes have been identified for demolition and will go out to bid by April 10, 2011.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number:	Admin-Pima County
Activity Title:	Program Administration - Pima County

Activity Category:

Administration

Project Number:

Administration

Projected Start Date:

04/06/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Program Administration

Projected End Date:

02/08/2013

Completed Activity Actual End Date:

Responsible Organization:

Pima County CDNC

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,906,293.00
Total CDBG Program Funds Budgeted	N/A	\$1,906,293.00
Program Funds Drawdown	\$37,899.33	\$545,868.46
Program Funds Obligated	\$0.00	\$1,906,293.00
Program Funds Expended	\$37,899.33	\$545,868.46
Pima County CDNC	\$37,899.33	\$545,868.46
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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:

Pima County's NSP2 program is fully staffed with 5 full time staff employed in the PNIP office, and one accountant located in the finance department. Staff is engaged in coordinating subrecipient activities, insuring program compliance, managing funds, collecting data, providing technical assistance, and compiling reports. Staff also conducts outreach activities and coordinates contractors who are conducting community based research.

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:	CIC
Activity Title:	Assistance - Community Investment Corp.

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 Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Community Investment Corporation

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,680,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,680,000.00
Program Funds Drawdown	\$152,849.80	\$1,478,619.07
Program Funds Obligated	\$46,584.18	\$1,478,619.07
Program Funds Expended	\$46,584.18	\$1,478,619.07
Community Investment Corporation	\$46,584.18	\$1,478,619.07
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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.

Location Description:

throughout NSP2 Target Area

Activity Progress Narrative:

The NSP2 funded HAP - Downpayment assistance program has been terminated. A total of 101 buyers purchased foreclosed homes in the target area using funds provided through CIC. The remaining balance of funds will be reprogrammed for other activities.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	70/45
# of Singlefamily Units	0	70/45

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	70/40	70/45	100.00
# Owner Households	0	0	0	0/0	70/40	70/45	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:	CIC-50% AMI
Activity Title:	LH Assistance - Community Investment Corp.

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

Financial Assistance

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$720,000.00
Total CDBG Program Funds Budgeted	N/A	\$720,000.00
Program Funds Drawdown	\$160,615.18	\$681,973.63
Program Funds Obligated	\$72,570.11	\$681,973.63
Program Funds Expended	\$72,570.11	\$681,973.63
Community Investment Corporation	\$72,570.11	\$681,973.63
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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.

Location Description:

throughout NSP2 target area

Activity Progress Narrative:

CIC's NSP2 funded HAP program has been terminated. Of the 101 purchasers receiving assistance a total of 31 were low-income (<50% ami). Funds remaining in this activity will be reprogrammed for other eligible activities.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	31/15
# of Singlefamily Units	0	31/15

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	31/15	0/0	31/15	100.00
# Owner Households	0	0	0	31/15	0/0	31/15	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:	Demo-City of Tucson
Activity Title:	Demolition - City of Tucson

Activity Category:

Clearance and Demolition

Project Number:

Demolition

Projected Start Date:

04/06/2010

Benefit Type:

Area Benefit (Census)

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

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$200,000.00
Total CDBG Program Funds Budgeted	N/A	\$200,000.00
Program Funds Drawdown	\$5,146.00	\$8,855.00
Program Funds Obligated	\$3,757.75	\$12,612.75
Program Funds Expended	\$3,757.75	\$12,612.75
City of Tucson HCD	\$3,757.75	\$12,612.75
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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:

The City of Tucson completed demolition on two properties this quarter. A total of four properties have been demolished. Bids are out for the demolition of seven more properties.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	4	6/25
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	4	4/0

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

Address	City	State	Zip
289 W. Teton St.	Tucson	NA	85756
349 W. 22nd St.	Tucson	NA	85713

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:	Demo-Primavera
Activity Title:	Demolition - Primavera Foundation

Activity Category:

Clearance and Demolition

Project Number:

Demolition

Projected Start Date:

04/06/2010

Benefit Type:

Area Benefit (Census)

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:

Primavera Foundation

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$98,500.00
Total CDBG Program Funds Budgeted	N/A	\$98,500.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$0.00	\$0.00
Primavera Foundation	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

Primavera Foundation will demolish a total of 12 blighted residential structures in the City of South Tucson

Location Description:

NSP2 Target Area, South Tucson

Activity Progress Narrative:

This activity will be closed and funds reallocated to Primavera's Acquisition/Rehab 50% activities.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/12

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

Beneficiaries Performance Measures

Beneficiaries - Area Benefit Census Method

	Low	Mod	Total Low/Mod%	
# of Persons	3100	898	5320	75.15

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:	Redevelop - Habitat 50% ami
Activity Title:	Redevelop Habitat 25% set aside

Activity Category:

Construction of new housing

Project Number:

Redevelopment

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$325,000.00
Total CDBG Program Funds Budgeted	N/A	\$325,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$0.00	\$0.00
Habitat for Humanity Tucson	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

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:

Several homes that Habitat builds are sold to buyers <50%ami. Funds will be transferred to this activity. (This activity was not eligible when when NSP2 was initially implemented.)

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/15
# of Singlefamily Units	0	0/15

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total Low/Mod%

# of Households	0	0	0	0/15	0/0	0/15	0
# Owner Households	0	0	0	0/15	0/0	0/15	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number:	Redevelop-CPLC
Activity Title:	New home construction - CPLC

Activity Category:

Construction of new housing

Project Number:

Redevelopment

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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:

Chicanos por la Causa

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$525,000.00
Total CDBG Program Funds Budgeted	N/A	\$525,000.00
Program Funds Drawdown	\$0.00	\$71,319.16
Program Funds Obligated	\$0.00	\$71,319.16
Program Funds Expended	\$0.00	\$71,319.16
Chicanos por la Causa	\$0.00	\$71,319.16
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

CPLC 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 58 affordable unit Copper Vista I/II subdivisions, of which NSP2 redevelopment funds will construct 18 and 12 units respectively. Additional matching funds came from Northern Trust Bank funds.

Location Description:

NSP2 Target Area, Copper Vista I (18 units) and Copper Vista II (12 units) subdivisions

Activity Progress Narrative:

CPLC has withdrawn from the two Copper Vista projects and returned the title for these properties to the City of Tucson. CPLC will continue to redevelop five homes in the Iowa project. Less funds will be used for this activity. The balance of funds in this activity will be reallocated to a new activity.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
#Low flow toilets	0	0/60
#Low flow showerheads	0	0/60

This Report Period	Cumulative Actual Total / Expected
Total	Total

# of Housing Units	0	0/30
# of Singlefamily Units	0	0/30

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	0/0	0/30	0/30	0
# Owner Households	0	0	0	0/0	0/30	0/30	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number:	Redevelop-Habitat
Activity Title:	New home construction - Habitat for Humanity

Activity Category:

Construction of new housing

Project Number:

Redevelopment

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$900,000.00
Total CDBG Program Funds Budgeted	N/A	\$900,000.00
Program Funds Drawdown	\$151,587.14	\$578,218.87
Program Funds Obligated	\$94,038.31	\$618,068.79
Program Funds Expended	\$0.00	\$524,030.48
Habitat for Humanity Tucson	\$0.00	\$524,030.48
Match Contributed	\$0.00	\$0.00
Program Income Received	\$2,215.51	\$2,215.51
Program Income Drawdown	\$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.

Location Description:

NSP2 Target Area, Corazon del Pueblo subdivision

Activity Progress Narrative:

For the quarter ending September 30, 2011, Habitat for Humanity raised the walls on the 10 houses on lots 229-238 representing Phase 6 construction in the Corazon del Pueblo (CDP) at its annual Building Freedom Day on September 11. Additionally, Habitat continued intermediate work on the five houses being built on lots 142-144,169 and 239, representing Phase 5 construction at CDP. A total of 15 homes are currently under construction using funds from NSP2.

Notes on Program income that is being earned from mortgages that Habitat collects from the 10 homies that were sold and occupied in previous reporting period:

1. On Sept. 1st, 2011, Pima County recieved Habitat for Humanity's July 2011 reimbursement request. The reimbursement request identified Habitat collected \$1,083.01 in program income in July. Backup documentation shows Habitat recieved and spent the program income in July 2011.
2. On Sept. 20th, 2011, Pima County recieved Habitat for Humanity's August 2011 reimbursement request. The reimbursement request identified Habitat collected \$1,132.50 in program income in August. Backup documentation shows Habitat recieved and spent the program income in August 2011.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
#Low flow toilets	0	18/70
#Low flow showerheads	0	18/70

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	9/35
# of Singlefamily Units	0	9/35

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	4/0	5/35	9/35	100.00
# Owner Households	0	0	0	4/0	5/35	9/35	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:	Redevelop-Old Pueblo
Activity Title:	New home construction - Old Pueblo

Activity Category:

Construction of new housing

Project Number:

Redevelopment

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

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

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$600,000.00
Total CDBG Program Funds Budgeted	N/A	\$600,000.00
Program Funds Drawdown	\$94,373.92	\$422,336.16
Program Funds Obligated	\$95,930.54	\$423,892.78
Program Funds Expended	\$95,930.54	\$423,892.78
Old Pueblo Community Services	\$95,930.54	\$423,892.78
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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.

Location Description:

NSP2 Target Area, Sunnyside Pointe platted subdivision

Activity Progress Narrative:

Old Pueblo has completed construction of 13 homes, and ten of the buyers are moved in. Two additional homes are ready for occupation, and two are under construction. The biggest challenge is qualifying buyers under the tight lending requirements, with the need for high credit scores. Old Pueblo is confident that all 20 homes will be sold by early 2012.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
#Low flow toilets	0	16/40
#Low flow showerheads	0	16/40

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	11/20
# of Singlefamily Units	0	11/20

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	1/0	10/20	11/20	100.00
# Owner Households	0	0	0	1/0	10/20	11/20	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:	Redevelop-Primavera
Activity Title:	New multi-family construction - Primavera

Activity Category:

Construction of new housing

Project Number:

Redevelopment

Projected Start Date:

04/06/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Planned

Project Title:

Redevelopment - New Construction

Projected End Date:

02/08/2013

Completed Activity Actual End Date:

Responsible Organization:

Primavera Foundation

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,000,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,000,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$0.00	\$0.00
Primavera Foundation	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

Primavera Foundation will construct 20 units of multi-family residential housing. Primavera will select a vacant site for redevelopment in the City of South Tucson. Once constructed the homes will be rented to families below 50% ami.

Location Description:

NSP2 Target Area, South Tucson

Activity Progress Narrative:

Primavera made a formal request to Pima County for four single family lots totaling 37,500 square feet owned by Pima County and located in the City of South Tucson to be donated or sold at a minimal cost to Primavera. The Pima County Board of Supervisors is expected to approve this request in early November, 2011. These lots will support sixteen two and three bedroom multifamily units and a community center meeting room. During the period Primavera prepared a RFQ for professional architectural design and build firm to oversee this project. The closing date for the RFQ is October 17, 2011. A panel of experts and interested parties will review all proposals. Firm selection is expected November 1, 2011 with predevelopment activities beginning thereafter.

Accomplishments Performance Measures

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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	0/20	0/20	0
# Renter Households	0	0	0	0/0	0/20	0/20	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number: 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 Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Southern Arizona Land Trust

Overall

Jul 1 thru Sep 30, 2011

To Date

Total Projected Budget from All Sources	N/A	\$600,000.00
Total CDBG Program Funds Budgeted	N/A	\$600,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$26,227.50	\$26,227.50
Program Funds Expended	\$26,227.50	\$26,227.50
Southern Arizona Land Trust	\$26,227.50	\$26,227.50
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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.

Location Description:

Throughout NSP2 Target Area.

Activity Progress Narrative:

Purchases: During the past quarter SALT purchased 4 houses under the Land Banking 120% AMI category. SALT is land banking these houses with the intent to provide affordable housing. SALT currently owns 33 parcels/lots and 4 houses under the LB 120% AMI category. These parcels/lots are currently being held for future development, and the houses are being rented. SALT anticipates building houses and multi-family units on the parcels at some point.

Contract / Escrow: SALT currently has an additional 12 houses and 15 lots that are in the contract and escrow phase. We anticipate that these will close sometime in the next 45 days. SALT has put a Letter of Intent in on 1 apartment complex. If SALT closes on the Apartment complex it is anticipated that the units will be split among both 50% and 120% AMI. The homes are being purchased through HUD's First Look Program.

Accomplishments Performance Measures

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

of Singlefamily Units

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	0/0	0/0	0/0	0
# Renter Households	0	0	0	0/0	0/0	0/0	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number:	SALT
Activity Title:	Land Banking - Southern AZ Land Trust

Activity Category:

Land Banking - Acquisition (NSP Only)

Activity Status:

Under Way

Project Number:

Land Bank

Project Title:

Land Banking

Projected Start Date:

04/06/2010

Projected End Date:

02/08/2013

Benefit Type:

Area Benefit (Census)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Southern Arizona Land Trust

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$3,400,000.00
Total CDBG Program Funds Budgeted	N/A	\$3,400,000.00
Program Funds Drawdown	\$354,362.50	\$1,162,868.67
Program Funds Obligated	\$388,246.33	\$1,212,552.29
Program Funds Expended	\$388,246.33	\$1,212,552.29
Southern Arizona Land Trust	\$388,246.33	\$1,212,552.29
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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

Location Description:

throughout NSP2 project area

Activity Progress Narrative:

Purchases: During the past quarter SALT purchased 4 houses under the Land Banking 120% AMI category. SALT is land banking these houses with the intent to provide affordable housing. SALT currently owns 33 parcels/lots and 4 houses under the Land Bank 120% AMI category. These parcels/lots are currently being help 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 currently has an additional 12 houses and 15 lots that are in the contract and escrow phase. We anticipate that these will close sometime in the next 45 days. SALT has put a Letter of Intent in on 1 apartment complex. If SALT closes on the Apartment complex it is anticipated that the units will be split among both 50% and 120% AMI. The 12 houses will be purchased through HUD's First Look Program.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	32/27

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

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	

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

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

Land Bank

Projected Start Date:

04/06/2010

Benefit Type:

Area Benefit (Census)

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

Overall	Jul 1 thru Sep 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,000,000.00
Total CDBG Program Funds Budgeted	N/A	\$1,000,000.00
Program Funds Drawdown	\$6,829.77	\$27,000.35
Program Funds Obligated	\$9,309.50	\$32,590.59
Program Funds Expended	\$9,309.50	\$32,590.59
Southern Arizona Land Trust	\$9,309.50	\$32,590.59
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$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

Location Description:

throughout NSP2 target area

Activity Progress Narrative:

Purchases: SALT did not purchase any LB 50% AMI properties during the past quarter. SALT is looking at a number of apartment complexes and going through the due diligence process.

Contract / Escrow: SALT does not have any LB 50% properties in escrow, but SALT has submitted a Letter of Intent for one apartment complex.

Accomplishments Performance Measures

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

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
