

Action Plan

Grantee: Lauderhill, FL

Grant: B-08-MN-12-0014

Grant Amount: \$ 4,293,288.00

Status: Reviewed and Approved

Funding Sources

No Funding Sources Found

Narratives

Areas of Greatest Need:

The City of Lauderhill spans 12 census tracts and 11 of the tracts meet HUD's LMMI requirements for individuals and families incomes that do not exceed 120 percent of area median income. The average foreclosure rates of the tracts is at 14 percent and an average of subprime rates are 60 percent. Total Abandonment risk for all census tracts is 10. Foreclosure rates continue to escalate.

Distribution and and Uses of Funds:

The City of Lauderhill will utilize funds for individuals and families earning no greater than 120 percent AMI and also to include 25 percent of the funds to assist individuals and families earning no greater than 50 percent AMI to acquire rehabilitate or redevelop and resale 40 or more housing units to stabilize the foreclosure crisis.

Definitions and Descriptions:

Low Income Targeting:

Acquisition and Relocation:

Public Comment:

Project Summary

Project #	Project Title	Grantee Activity #	Activity Title
9999	Restricted Balance		<i>No activities in this project</i>
LAU-1	Planning and Administration	ADM-2	Administration
LAU-2	Acquisition/Rehab/Resale	ARS-1	Acquisition/Rehabilitation/Resale
		ARS-2	Acquire/Rehab/Resale 25% Set-Aside
		FIN-1	Financing Mechanisms/Downpayment
		FIN-2	Downpayment/Mortgage financing

LAU-3

Demolition of Blighted Structures

DEMO-3

Demolition

LAU-4

Redevelopment

ARS-3

Redevelopment of Housing

Activities

Grantee Activity Number: ADM-2
Activity Title: Administration

Activity Type:

Administration

Activity Status:

Under Way

Project Number:

LAU-1

Project Title:

Planning and Administration

Projected Start Date:

01/30/2009

Projected End Date:

08/30/2012

National Objective:

Not Applicable - (for Planning/Administration or Unprogrammed Funds only)

Total Budget, Program Funds:

\$ 429,328.00

Other Funds Total:

\$ 0.00

Environmental Assessment:

EXEMPT

Total Funds Amount:

\$ 429,328.00

Benefit Report Type:

NA

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization

City of Lauderhill

Organization Type

Unknown

Proposed

\$ 429,328.00

Location Description:

n/a

Activity Description:

Overall program administration of NSP activities

Grantee Activity Number: ARS-1
Activity Title: Acquisition/Rehabilitation/Resale

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

LAU-2

Project Title:

Acquisition/Rehab/Resale

Projected Start Date:

01/30/2009

Projected End Date:

08/30/2012

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget, Program Funds:

\$ 1,640,637.00

Other Funds Total:

\$ 0.00

Environmental Assessment:

EXEMPT

Total Funds Amount:

\$ 1,640,637.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

of Households

Total

Low

Mod

Low/Mod%

30

30

100.00

Proposed Accomplishments

of Housing Units

Total

Total acquisition compensation to owners

of Parcels acquired voluntarily

of Parcels acquired by admin settlement

of Parcels acquired by condemnation

of buildings (non-residential)

of Properties

30

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization

City of Lauderhill

Organization Type

Unknown

Proposed

\$ 1,640,637.00

Location Description:

The NSP targeted areas are prioritized by census tracts with tracts 603.2, 603.3 and 603.4 located in central Lauderhill having first priority. Other census tracts that may be considered based on response from the initial targeted priority 1 area will be: located in East Lauderhill and is prioritized as 2nd priority, South Lauderhill is 3rd priority and North Lauderhill is 4th in priority.

Activity Description:

The NSP program will acquire, rehabilitate and resale single-family housing units. The Costs of the rehabilitation can include labor, materials, supplies permits, lead paint assessment, abatement and clearance, barrier removal, and energy efficient

measures. Rehabilitation projects with one or more units in a multi-unit building will be limited to the particular unit(s) and will not involve rehabilitation of portions of the property that are held in common ownership. Housing units acquired with NSP funds will require rehabilitation in most cases. The City will provide NSP funds for housing rehabilitation to bring the units up to the City's minimum Housing Code.

Grantee Activity Number: ARS-2
Activity Title: Acquire/Rehab/Resale 25% Set-Aside

Activity Type: Acquisition - general
Activity Status: Under Way

Project Number: LAU-2
Project Title: Acquisition/Rehab/Resale

Projected Start Date: 01/30/2009
Projected End Date: 08/30/2012

National Objective: LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.
Total Budget, Program Funds: \$ 833,354.77

Environmental Assessment: EXEMPT
Other Funds Total: \$ 0.00

Total Funds Amount: \$ 833,354.77

Benefit Report Type: Direct (Households)

Proposed Beneficiaries	Total	Low	Mod	Low/Mod%
# of Households	10	10		100.00

Proposed Accomplishments	Total
# of Housing Units	10
# of Properties	10

Activity is being carried out by Grantee: No
Activity is being carried out through:

Organization carrying out Activity: City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed
City of Lauderhill	Unknown	\$ 833,354.77

Location Description:
 The NSP targeted areas are prioritized by census tracts with tracts 603.2, 603.3 and 603.4 located in central Lauderhill having first priority. Other census tracts that may be considered based on response from the initial targeted priority 1 area will be: located in East Lauderhill and is prioritized as 2nd priority, South Lauderhill is 3rd priority and North Lauderhill is 4th in priority.

Activity Description:
 The NSP program will acquire, rehabilitate and resale single-family housing units for households whose income is less than 50 percent of the median income. The Costs of the rehabilitation can include labor, materials, supplies permits, lead paint assessment, abatement and clearance, barrier removal, and energy efficient measures. Rehabilitation projects with one or more units in a multi-unit building will be limited to the particular unit(s) and will not involve rehabilitation of portions of the property that are held in common ownership. Housing units acquired with NSP funds will require rehabilitation in most cases. The City will provide NSP funds for housing rehabilitation to bring the units up to the City's minimum Housing Code

Grantee Activity Number: ARS-3
Activity Title: Redevelopment of Housing

Activity Type:
 Rehabilitation/reconstruction of residential structures

Activity Status:
 Cancelled

Project Number:
 LAU-4

Project Title:
 Redevelopment

Projected Start Date:
 01/30/2009

Projected End Date:
 07/30/2010

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget, Program Funds: \$ 0.00

Other Funds Total: \$ 0.00

Environmental Assessment:
 UNDERWAY

Total Funds Amount: \$ 0.00

Benefit Report Type:
 Direct (Households)

Proposed Beneficiaries	Total	Low	Mod	Low/Mod%
# of Households				0.0

Proposed Accomplishments	Total
# of Housing Units	
# of Properties	

Activity is being carried out by Grantee: No
Activity is being carried out through:

Organization carrying out Activity:
 City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed
City of Lauderhill	Unknown	\$ 0.00

Location Description:

The NSP targeted areas are prioritized by census tracts with tracts 603.2, 603.3 and 603.4 located in central Lauderhill having first priority. Other census tracts that may be considered based on response from the initial targeted priority 1 area will be: located in East Lauderhill and is prioritized as 2nd priority, South Lauderhill is 3rd priority and North Lauderhill is 4th in priority.

Activity Description:

Grantee Activity Number: DEMO-3
Activity Title: Demolition

Activity Type:
 Clearance and Demolition

Activity Status:
 Cancelled

Project Number:
 LAU-3

Project Title:
 Demolition of Blighted Structures

Projected Start Date:
 01/30/2009

Projected End Date:
 07/30/2010

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget, Program Funds: \$ 0.00

Other Funds Total: \$ 0.00

Environmental Assessment:
 EXEMPT

Total Funds Amount: \$ 0.00

Benefit Report Type:
 Direct (Households)

Proposed Beneficiaries	Total	Low	Mod	Low/Mod%
# of Households	1			0.00

Proposed Accomplishments	Total
# of Housing Units	
# of Non-business Organizations benefitting	
# of Businesses	
# of Public Facilities	
# of buildings (non-residential)	
# of Properties	

Activity is being carried out by Grantee: No
Activity is being carried out through:

Organization carrying out Activity:
 City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed
City of Lauderhill	Unknown	\$ 0.00

Location Description:

The NSP allocation will initially focus on targeted areas within Central Lauderhill by census tracts 603.2, 603.3 and 603.4 designated as first priority. Additional areas of East Lauderhill as second priority, South Lauderhill as third priority and North Lauderhill as fourth priority may be considered based on response in the initial targeted priority one area.

Activity Description:



Grantee Activity Number: FIN-1
Activity Title: Financing Mechanisms/Downpayment Assistance

Activity Type:
 Homeownership Assistance to low- and moderate-income

Activity Status:
 Under Way

Project Number:
 LAU-2

Project Title:
 Acquisition/Rehab/Resale

Projected Start Date:
 07/01/2010

Projected End Date:
 08/30/2012

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget, Program Funds: \$ 1,150,000.00

Other Funds Total: \$ 0.00

Environmental Assessment:
 UNDERWAY

Total Funds Amount: \$ 1,150,000.00

Benefit Report Type:
 Direct (Households)

Proposed Beneficiaries	Total	Low	Mod	Low/Mod%
# Owner Households	20		20	100.00
# of Households	20		20	100.00

Proposed Accomplishments	Total
# of Singlefamily Units	20
# of Housing Units	20

Activity is being carried out by Grantee:
 No

Activity is being carried out through:

Organization carrying out Activity:
 City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed
City of Lauderhill	Unknown	\$ 1,150,000.00

Location Description:
 Areas of greatest need located throughtout the City of Lauderhill.

Activity Description:
 To provide downpayment and mortgage financing to moderate income individuals and families for homes located within the identified areas of greatest need.

Grantee Activity Number: FIN-2
Activity Title: Downpayment/Mortgage financing

Activity Type:
 Homeownership Assistance to low- and moderate-income

Activity Status:
 Under Way

Project Number:
 LAU-2

Project Title:
 Acquisition/Rehab/Resale

Projected Start Date:
 07/01/2010

Projected End Date:
 08/30/2012

National Objective:
 LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget, Program Funds: \$ 239,968.23

Other Funds Total: \$ 0.00

Environmental Assessment:
 UNDERWAY

Total Funds Amount: \$ 239,968.23

Benefit Report Type:
 Direct (Households)

Proposed Beneficiaries	Total	Low	Mod	Low/Mod%
# Owner Households	10	10		100.00
# of Households	10	10		100.00

Proposed Accomplishments	Total
# of Singlefamily Units	10
# of Housing Units	10

Activity is being carried out by Grantee:
 Yes

Activity is being carried out through:
 Grantee Employees and Contractors

Organization carrying out Activity:
 City of Lauderhill

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed
City of Lauderhill	Unknown	\$ 239,968.23

Location Description:
 Areas of greatest need located throughout the City of Lauderhill.

Activity Description:
 To provide downpayment assistance and mortgage financing to low income individuals and families in the identified areas of greatest need.

Action Plan History

Version

B-08-MN-12-0014 AP#1

Date

04/16/2010