

Oct 1, 2009 thru Dec 31, 2009 Performance Report

Grant Number:
B-08-MN-12-0014

Obligation Date:

Grantee Name:
Lauderhill, FL

Award Date:

Grant Amount:
\$4,293,288.00

Contract End Date:

Grant Status:
Active

Reviewed By HUD:
Rejected - Await for Modification

Submitted By:
No Submitter Found

Disasters: Declaration Number

NSP

Plan Description:

Recovery Needs:

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	4,293,288
Total CDBG Program Funds Budgeted	N/A	4,293,288
Program Funds Drawdown	0	92,718.5
Obligated CDBG DR Funds	0	92,718.5
Expended CDBG DR Funds	920,968.77	1,013,687.27
Match Contributed	0	0
Program Income Received	0	0
Program Income Drawdown	0	0

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Minimum Overall Benefit Percentage	99.99	42.86
Minimum Non-Federal Match	0	0
Limit on Public Services	643,993.2	0
Limit on Admin/Planning	429,328.8	107,332.2
Limit on State Admin	0	0

Progress Toward Activity Type Targets

Activity Type	Target	Actual
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Progress Toward National Objective Targets

National Objective	Target	Actual
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Overall Progress Narrative:

The City of Lauderhill has acquired 11 properties at the cost of \$813,636.57. 5 of the properties are located in Priority 1 Census Tract, 1 property located in Priority 2 Census Tract and 5 properties in Priority 3 Census Tract. The success of this quarter is contributed to the implementation of the City's Management Plan that included the services of Realtors in identifying and assisting in a streamlined process for the City to acquire the properties. In addition, the City included \$107,332.20 in Administrative Fees for this reporting period.

Project Summary

Project#, Project Title	This Report Period		To Date	
	Project Funds Budgeted	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
9999, Restricted Balance	0	0	0	0
LAU-1, Planning and Administration	0	0	429,328	0
LAU-2, Acquisition/Rehab/Resale	0	0	3,263,960	92,718.5
LAU-3, Demolition of Blighted Structures	0	0	100,000	0
LAU-4, Redevelopment	0	0	500,000	0

Project/Activity Index:

Project #	Project Title	Grantee Activity #	Activity Title
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
LAU-3	Demolition of Blighted Structures	DEMO-3	Demolition
LAU-4	Redevelopment	ARS-3	Redevelopment of Housing

Activities

Grantee Activity Number:

Activity Title:

ADM-2

Administration

Activity Category:
Administration

Activity Status:
Under Way

Project Number:
LAU-1

Project Title:
Planning and Administration

Projected Start Date:
01/30/2009

Projected End Date:
07/30/2010

National Objective:
N/A

Responsible Organization:
City of Lauderhill

	Oct 1 thru Dec 31, 2009	To Date
Total Projected Budget from All Sources	N/A	429,328
Total CDBG Program Funds Budgeted	N/A	429,328
Program Funds Drawdown	0	0
Obligated CDBG DR Funds	0	0
Expended CDBG DR Funds	107,332.2	107,332.2
Match Contributed	0	0
Program Income Received	0	0
Program Income Drawdown	0	0

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
No Performance Measures Found						

Activity Description:

Overall program administration of NSP activities

Location Description:

n/a

Activity Progress Narrative:

Funds were for General Administration of the NSP Program.

Activity Location:

Address

No Activity Locations Found

City

State

Zip

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Grantee Activity Number:

ARS-1

Activity Title:

Acquisition/Rehabilitation/Resale

Activity Category:

Acquisition - general

Activity Status:

Under Way

Project Number:

LAU-2

Project Title:

Acquisition/Rehab/Resale

Projected Start Date:

01/30/2009

Projected End Date:

07/30/2010

National Objective:

NSP Only - LMMI

Responsible Organization:

City of Lauderhill

	Oct 1 thru Dec 31, 2009	To Date
Total Projected Budget from All Sources	N/A	2,190,638
Total CDBG Program Funds Budgeted	N/A	2,190,638
Program Funds Drawdown	0	92,718.5
Obligated CDBG DR Funds	0	92,718.5
Expended CDBG DR Funds	813,636.57	906,355.07
Match Contributed	0	0
Program Income Received	0	0
Program Income Drawdown	0	0

Performance Measures

This Report Period

**Cumulative Actual Total /
Expected**

	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	11	0/0	0/0	12/30
# of housing units	0	0	0	0/0	0/0	0/0
# of buildings (non-residential)	0	0	0	0/0	0/0	0/0
# of Households benefitting	0	3	3	0/0	3/30	3/30
# of Persons benefitting	0	6	6	0/0	6/0	6/0
# of Permanent Jobs Created	0	0	0	0/0	0/0	0/0
# of Parcels acquired by condemnation	0	0	0	0/0	0/0	0/0
# of Parcels acquired by admin settlement	0	0	0	0/0	0/0	0/0
# of Parcels acquired voluntarily	0	0	0	0/0	0/0	0/0
Total acquisition compensation to owners	0	0	0	0/0	0/0	0/0

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.

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 Progress Narrative:

Based on the funds allocated to the City of Lauderhill, the City will proceed with the targeted acquisition of foreclosed and abandoned properties. Purchses will be made throughout the City; however, preference will be given to areas with the highest concentration of foreclosed, abandoned and unsafe structures. During this reporting period the realtors from our managment plan helped identify available properties. In addition, staff reviewed and qualified properties identified by the realtors and forwarded them to the commission for consideration and approval. During this period the City has streamlined its process and have identified additional properties that will be closing during the next quarter.

Activity Location:

Address	City	State	Zip
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources	Amount
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No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Grantee Activity Number:

ARS-2

Activity Title:

Acquire/Rehab/Resale 25% Set-Aside

Activity Category:

Acquisition - general

Activity Status:

Planned

Project Number:

LAU-2

Project Title:

Acquisition/Rehab/Resale

Projected Start Date:

01/30/2009

Projected End Date:

07/30/2010

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

City of Lauderhill

	Oct 1 thru Dec 31, 2009	To Date
Total Projected Budget from All Sources	N/A	1,073,322
Total CDBG Program Funds Budgeted	N/A	1,073,322
Program Funds Drawdown	0	0
Obligated CDBG DR Funds	0	0
Expended CDBG DR Funds	0	0
Match Contributed	0	0
Program Income Received	0	0
Program Income Drawdown	0	0

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/10
# of housing units	0	0	0	0/0	0/0	0/10
# of Households benefitting	0	0	0	0/10	0/0	0/10

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

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 Progress Narrative:

The NSP Purchase Assistance Program - 2 for the City provides a **Down-Payment Assistance**, Principal-Buy-Down, Closing Costs and Rehabilitation/Repair program, which will provide the lesser of 20% up to \$50,000 of the sales price for a home that has been abandoned or foreclosed.

Applications are being accepted on a first-submitted, first-qualified basis. Applicants have the flexibility to find eligible homes located within the boundaries of the City of Lauderhill, Condominium, Townhome or Single Family residences, which must serve as the primary residence of the applicant(s). The City will set-aside slots to meet HUDs criteria for the 50% below Area Median Income (AMI). All applicants will be income-certified.

Activity Location:

Address	City	State	Zip
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources	Amount
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No Other Match Funding Sources Found

Other Funding Sources	Amount
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No Other Funding Sources Found

Grantee Activity Number:

ARS-3

Activity Title:

Redevelopment of Housing

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Planned

Project Number:

LAU-4

Project Title:

Redevelopment

Projected Start Date:

01/30/2009

Projected End Date:

07/30/2010

National Objective:

NSP Only - LMMI

Responsible Organization:

City of Lauderhill

	Oct 1 thru Dec 31, 2009	To Date
Total Projected Budget from All Sources	N/A	500,000
Total CDBG Program Funds Budgeted	N/A	500,000
Program Funds Drawdown	0	0
Obligated CDBG DR Funds	0	0
Expended CDBG DR Funds	0	0
Match Contributed	0	0
Program Income Received	0	0
Program Income Drawdown	0	0

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/1
# of housing units	0	0	0	0/0	0/0	0/1
# of Households benefitting	0	0	0	0/0	0/1	0/1

Activity Description:

The City of Lauderhill will identify properties that meet the criteria for demolition. Specifically, those properties that are abandoned or vacant, or those deemed unsafe by the City's Building Official and/or the City's Unsafe Structures Board will be demolished, this may include single-family, multi-family residential units, or commercial properties. For the purpose of redevelopment of residential structure.

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 Progress Narrative:

The deterioration of the housing market has caused a substantial increase in homes that are abandoned and neglected. Unfortunately, this trend has also worsened the appearance of some City neighborhoods and created public safety hazards with the community. During this quarter the City has purchased properties that will be rehabilitated during the next quarter. In addition, residents have been successful in purchasing foreclosed properties, for which they will be provided assistance in the coming quarters for rehabilitation. Upgrades such as kitchen and bathroom remodeling, plumbing, electrical repairs, air conditioning systems, flooring, roofing, landscaping, windows and exterior façade will be made.

Activity Location:

Address	City	State	Zip
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources	Amount
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No Other Match Funding Sources Found

Other Funding Sources	Amount
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No Other Funding Sources Found

Grantee Activity Number:

DEMO-3

Activity Title:

Demolition

Activity Category:

Clearance and Demolition

Activity Status:

Planned

Project Number:

LAU-3

Project Title:

Demolition of Blighted Structures

Projected Start Date:

01/30/2009

Projected End Date:

07/30/2010

National Objective:

NSP Only - LMMI

Responsible Organization:

City of Lauderhill

	Oct 1 thru Dec 31, 2009	To Date
Total Projected Budget from All Sources	N/A	100,000
Total CDBG Program Funds Budgeted	N/A	100,000
Program Funds Drawdown	0	0
Obligated CDBG DR Funds	0	0
Expended CDBG DR Funds	0	0
Match Contributed	0	0
Program Income Received	0	0
Program Income Drawdown	0	0

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/1
# of housing units	0	0	0	0/0	0/0	0/0
# of buildings (non-residential)	0	0	0	0/0	0/0	0/0
# of Public Facilities	0	0	0	0/0	0/0	0/0
# of Businesses	0	0	0	0/0	0/0	0/0
# of Non-business Organizations benefitting	0	0	0	0/0	0/0	0/0
# of Households benefitting	0	0	0	0/0	0/1	0/1

Activity Description:

If the cost to rehabilitate a housing unit up to the City's Minimum Housing Code is greater than fifty percent of the acquisition price and/or the cost of acquisition and rehabilitation exceeds one hundred percent loan-to-value the City will demolish the unit. Additionally in order to improve community safety and appearance the City will identify properties that meet the criteria for demolition, specifically properties that are abandoned or vacant and deemed unsafe by City's Unsafe Structures Board to include single-, multi-family residential units or commercial properties.

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 Progress Narrative:

In an effort to improve community safety and appearance, the City of Lauderhill have identified properties that meet the criteria for demolition. Specifically, properties that are abandoned and vacant, or those deemed unsafe, by Building Official of the City and/or Unsafe Structures Board of the City. These properties will be demolished during the coming quarters. This will include single-family, multi-family residential units or commercial properties. In addition to addressing safety concerns and aesthetics, the demolition of these structures will also assist in reducing density.

Activity Location:

Address

City

State

Zip

No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found