

Grantee: San Diego, CA

Grant: B-08-MN-06-0521

April 1, 2009 thru June 30, 2009 Performance Report

Grant Number:

B-08-MN-06-0521

Obligation Date:**Grantee Name:**

San Diego, CA

Award Date:**Grant Amount:**

\$9,442,370.00

Contract End Date:**Grant Status:**

Active

Review by HUD:

Reviewed and Approved

QPR Contact:

Beth Murray

Disasters:**Declaration Number**

NSP

Narratives**Areas of Greatest Need:**

The areas of greatest need for which NSP funding is requested correlate to City of San Diego Council Districts 3, 4, 7 and 8 and, more particularly, zip codes: 92102, 92104, 92105, 92113, 92114 and 92154. The City will prioritize the use of the NSP funds by first targeting the acquisition of foreclosed units in neighborhoods with the highest concentration of subprime mortgage loans and at the highest risk of additional foreclosures, as evidenced through HUD-provided data and the City's data on foreclosures that have occurred from July 2007 through September 2008. The following eligible uses as identified in the Substantial Amendment are: Financing Mechanism (homeownership assistance, including homebuying counseling, to first-time homebuyers); Acquisition/Rehabilitation for Rental to Low-Income Tenants ("25% set-aside"); Acquisition/Rehabilitation for Resale to LMMI first-time homebuyers; Redevelop Demolished/Vacant Properties, and; Administration. The project dates and duration of assistance are upon release of funding by HUD until as long as funds are available and/or no later than the end of July 2013. The location of assistance is the City of San Diego, California, and the responsible organization is the San Diego Housing Commission on behalf of the City of San Diego.

Distribution and Uses of Funds:

Five activities are associated with this action plan as identified in the approved Substantial Amendment: Financing Mechanism - Homeownership assistance, including counseling; Acquisition/Rehabilitation and rental to low-income tenants (the "25 percent set-aside"); Acquisition/Rehabilitation and Resale to LMMI first-time homebuyers; Redevelopment of 2-5 demolished/vacant properties; and, Administrative costs to implement the NSP grant.

Definitions and Descriptions:**Low Income Targeting:****Acquisition and Relocation:****Public Comment:**

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$9,442,370.00
Total CDBG Program Funds Budgeted	N/A	\$9,442,370.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$1,416,355.50	\$0.00
Limit on Admin/Planning	\$944,237.00	\$0.00
Limit on State Admin	\$0.00	\$0.00

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$2,360,592.50	\$3,600,000.00

Overall Progress Narrative:

Grantee has initiated its NSP program. A Notice of Funding Availability for NSP Rental Activities to address the 25% very low income set-aside was issued on April 20 for ongoing response and will close on August 21. Outreach has begun to qualified homebuyers for the homeownership financing mechanism. As of the quarter end, no financing, acquisition, or rehabilitation/reconstruction transactions have been completed.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
0001, NSP Eligible Use A	\$0.00	\$9,442,370.00	\$0.00
0002, NSP Eligible Use B	\$0.00	\$0.00	\$0.00
0003, NSP Administration	\$0.00	\$0.00	\$0.00
0004, NSP Eligible Use E	\$0.00	\$0.00	\$0.00
9999, Restricted Balance	\$0.00	\$0.00	\$0.00

Activities

Grantee Activity Number: NSP-1

Activity Title: Financing Mechanism

Activity Category:

Homeownership Assistance to low- and moderate-income

Activity Status:

Under Way

Project Number:

0001

Project Title:

NSP Eligible Use A

Projected Start Date:

05/01/2009

Projected End Date:

07/31/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

San Diego Housing Commission

Overall

Apr 1 thru Jun 30, 2009

To Date

Total Projected Budget from All Sources	N/A	\$2,898,133.00
Total CDBG Program Funds Budgeted	N/A	\$2,898,133.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$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:

Financing for the purchase and redevelopment of foreclosed upon homes and residential properties. This activity also involves homebuying counseling for approximately 38 homebuyers.

Location Description:

City of San Diego

Activity Progress Narrative:

Outreach has begun to qualified homebuyers for the homeownership financing mechanism. As of quarter end, no home purchase transactions have been completed.

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		0/38	
# of Singlefamily Units	0		0/38	

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	0/38	0
# Owner Households	0	0	0	0/0	0/0	0/38	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:	NSP-2A
Activity Title:	Acquisition/Rehabilitation-Low Income

Activity Category:

Acquisition - general

Project Number:

0002

Projected Start Date:

06/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

NSP Eligible Use B

Projected End Date:

07/31/2013

Completed Activity Actual End Date:

Responsible Organization:

San Diego Housing Commission

Overall	Apr 1 thru Jun 30, 2009	To Date
Total Projected Budget from All Sources	N/A	\$3,600,000.00
Total CDBG Program Funds Budgeted	N/A	\$3,600,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$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:

Acquisition and rehabilitation of foreclosed upon properties and rental to households earning 50 percent or less of AMI.

Location Description:

City of San Diego

Activity Progress Narrative:

A Notice of Funding Availability for NSP Rental Activities to address the 25% very low income set-aside was issued on April 20 for ongoing response and will close on August 21. As of quarter end no acquisition transactions have been completed.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/30
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing 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	0/30	0/0	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:	NSP-3
Activity Title:	Grant Administration

Activity Category:

Administration

Activity Status:

Under Way

Project Number:

0003

Project Title:

NSP Administration

Projected Start Date:

04/21/2009

Projected End Date:

07/31/2013

Benefit Type:

N/A

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

San Diego Housing Commission

Overall	Apr 1 thru Jun 30, 2009	To Date
Total Projected Budget from All Sources	N/A	\$944,237.00
Total CDBG Program Funds Budgeted	N/A	\$944,237.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$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:

Grant administrative costs associated with the NSP funds.

Location Description:

City of San Diego

Activity Progress Narrative:

No progress to report for the NSP administration funds in this initial quarterly report.

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:	NSP-4
Activity Title:	Redevelop Demolished/Vacant Properties

Activity Category:
Rehabilitation/reconstruction of residential structures

Activity Status:
Under Way

Project Number:
0004

Project Title:
NSP Eligible Use E

Projected Start Date:
05/21/2009

Projected End Date:
07/31/2013

Benefit Type:
Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
San Diego Housing Commission

Overall	Apr 1 thru Jun 30, 2009	To Date
Total Projected Budget from All Sources	N/A	\$300,000.00
Total CDBG Program Funds Budgeted	N/A	\$300,000.00
Program Funds Drawdown	\$0.00	\$0.00
Program Funds Obligated	\$0.00	\$0.00
Program Funds Expended	\$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:

The activity involves the redevelopment of demolished or vacant properties.

Location Description:

City of San Diego

Activity Progress Narrative:

No progress to report for the NSP rehabilitation/reconstruction funds in this initial quarterly report.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/5
#Units with solar panels	0	0/0
#Units with bus/rail access	0	0/5
#Sites re-used	0	0/0
#Units deconstructed	0	0/0
Activity funds eligible for DREF (Ike)	0	0/0

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

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	0/5	0
# Renter Households	0	0	0	0/0	0/0	0/5	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	
