

**Grantee: Houston, TX**

**Grant: B-08-MN-48-0400**

**July 1, 2013 thru September 30, 2013 Performance Report**

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**Grant Number:**

B-08-MN-48-0400

**Obligation Date:****Award Date:****Grantee Name:**

Houston, TX

**Contract End Date:****Review by HUD:**

Submitted - Await for Review

**LOCCS Authorized Amount:**

\$13,542,193.00

**Grant Status:**

Active

**QPR Contact:**

No QPR Contact Found

**Estimated PI/RL Funds:**

\$0.00

**Total Budget:**

\$13,542,193.00

## Disasters:

**Declaration Number**

NSP

## Narratives

**Areas of Greatest Need:**

The City of Houston Planning and Development Department estimates that as of January 2008, Houston had a population of 2,229,199 residents. Over fifty-three percent of Houstonians are low to moderate-income (LMI) residents, with a majority being minorities. The supply of affordable housing has become an issue in recent years. Rental rates and purchase prices have increased rapidly, therefore limiting LMI residents' ability to afford housing. The supply of affordable housing, coupled with sub-prime lending practices, lender credit restrictions, and increased tax delinquencies, has destabilized many neighborhoods. As of March 2008, a total of 7,584 properties were foreclosed by lenders and municipalities, of which 758 properties are REO's. Furthermore, recent hurricanes (Katrina, Rita, and Ike) have adversely impacted the supply of affordable houses in the Houston area by severely damaging current dwelling units, displacing citizens, and welcoming residents from nearby counties and states.

**Distribution and Uses of Funds:**

NSP funds will be leveraged with private sector partners to address foreclosures, increase homeownership, and expand the stock of affordable housing while removing the blight of vacant and abandoned buildings. To identify areas with the greatest need, HCDD rated census tracts and zip codes based upon the number of credit and tax foreclosures, numbers of REO (real estate owned) properties by lenders, and data provided by HUD regarding risk of foreclosure and relative levels of subprime lending. HCDD used risk ratings to determine census tracts most impacted by increased foreclosure activity. The level of risk ranged from ten being the highest, to one being the lowest. As a result, Target Zones were defined as contiguous high risk areas, containing multiple properties ranging between nine and ten. Based upon the data found in the Target Zones, HCDD decided to implement the following three activities or programs: 1. \$1,354,219 for administrative use 2. \$3,385,549 to benefit households at or below 50% of area median income (AMI) A. Deliverable: 40 units of for-sale housing for low-income (<50% of AMI) households 3. \$8,802,425 to benefit households at or below 120% of AMI A. Deliverable: 1 multi-family unit acquired to be conveyed to qualified third parties to construct 115 units with 25% being rented to households earning less than 50% of AMI.

**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	\$13,542,193.00
Total Budget	\$263.21	\$13,542,193.00
Total Obligated	\$263.21	\$13,542,193.00
Total Funds Drawdown	\$263.21	\$13,542,193.00
Program Funds Drawdown	\$263.21	\$13,542,193.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$13,542,193.00
Match Contributed	\$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	\$2,031,328.95	\$0.00
Limit on Admin/Planning	\$1,354,219.30	\$1,028,425.72
Limit on State Admin	\$0.00	\$1,028,425.72

## Progress Toward Activity Type Targets

## Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$3,385,548.25	\$4,061,048.53

## Overall Progress Narrative:

Federal Grant from HUD

The \$13,542,193 in funding from HUD is broken down into the following activities:

Project One:

HCDD has awarded \$8,802,425 (100% of the multifamily budget) in NSP Funds to South Union Housing Development LLC for its acquisition and rehabilitation of the Zollie Scales Apartments. To date HCDD has expended the full \$8,802,425 (100%) of NSP funds. Construction is now complete.

Project Two:

HCDD current allocation of \$2,200,705 in NSP funds for single-family rehabilitation (after de-obligating and reallocation of \$1,510,900). We have expended \$2,200,705 (100%) of NSP funds for single family properties. Eighteen houses are complete and sold. Seven houses have been acquired and are in the process of being rehabbed. Two houses have been acquired and rehabbed but not sold.

Project Three:

HCDD has reallocate \$1,510,900 of the funds to demolition activity. A 100 plus blighted structures have been demolished. We have expended 100% of demolition funds.

There will be 25% of the grant set-aside for households earning less than 50% AMI.



The NSP 1 grant is 100% expended in SAP and DRGR.

HCDD has met the NSP1 deadline.

## Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
04-DEMO, Demolition	\$0.00	\$1,510,900.00	\$1,510,900.00
04/14G-ABR, Acquisiton/Rehabilitation-Multi-Family	\$0.00	\$8,802,425.00	\$8,802,425.00
04/14G-AR, Acquisition/Rehabilitation-Single Family	\$0.00	\$2,200,442.28	\$2,200,442.28
21A-ADM, Program Administration	\$263.21	\$1,028,425.72	\$1,028,425.72
9999, Restricted Balance	\$0.00	\$0.00	\$0.00



## Activities

<b>Grantee Activity Number:</b>	<b>04-9H08</b>
<b>Activity Title:</b>	<b>Demolition of Blighted Structures</b>

**Activity Category:**

Clearance and Demolition

**Project Number:**

04-DEMO

**Projected Start Date:**

10/01/2012

**Benefit Type:**

Area Benefit (Census)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Demolition

**Projected End Date:**

03/31/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Houston Housing and Community Development

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,510,900.00
<b>Total Budget</b>	\$0.00	\$1,510,900.00
<b>Total Obligated</b>	\$0.00	\$1,510,900.00
<b>Total Funds Drawdown</b>	\$0.00	\$1,510,900.00
<b>Program Funds Drawdown</b>	\$0.00	\$1,510,900.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,510,900.00
City of Houston Housing and Community Development	\$0.00	\$1,510,900.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

**Location Description:**

**Activity Progress Narrative:**

HCDD has reallocate \$1,510,900 of the funds to demolition activity. A 100 plus blighted structures have been demolished. We have expended 100% of demolition funds.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	100/70
<b># of buildings (non-residential)</b>	0	0/2



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

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

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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**Grantee Activity Number:** 14G-9H01

**Activity Title:** Acquisition/rehab of SFR

**Activity Category:**

Acquisition - general

**Project Number:**

04/14G-AR

**Projected Start Date:**

03/26/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation-Single Family

**Projected End Date:**

09/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Tejano Center for Community Concerns

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$568,736.79
<b>Total Budget</b>	\$0.00	\$568,736.79
<b>Total Obligated</b>	\$0.00	\$568,736.79
<b>Total Funds Drawdown</b>	\$0.00	\$568,736.79
<b>Program Funds Drawdown</b>	\$0.00	\$568,736.79
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$568,736.79
Tejano Center for Community Concerns	\$0.00	\$568,736.79
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/Rehabilitation and Resale of SFR to very low income households with incomes at 50% of area median or less.

**Location Description:**

Target Zones 1, 2, 3 and Census Tracts.

**Activity Progress Narrative:**

Seven houses have been acquired and are in the process of being rehabbed.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/11
<b>Total acquisition compensation to</b>	0	0/0

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/11



## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	0/11	0/0	0/11	0

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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**Grantee Activity Number:** 14G-9H02

**Activity Title:** Acquisition/rehab of SFR

**Activity Category:**

Acquisition - general

**Project Number:**

04/14G-AR

**Projected Start Date:**

03/25/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation-Single Family

**Projected End Date:**

09/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Houston Habitat for Humanity

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,090,549.00
<b>Total Budget</b>	\$0.00	\$1,090,549.00
<b>Total Obligated</b>	\$0.00	\$1,090,549.00
<b>Total Funds Drawdown</b>	\$0.00	\$1,090,549.00
<b>Program Funds Drawdown</b>	\$0.00	\$1,090,549.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,090,549.00
Houston Habitat for Humanity	\$0.00	\$1,090,549.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/rehab and resale of 13 housing units to very low income households.

**Location Description:**

Target Zones 1, 2, and 3 and Census Tract.

**Activity Progress Narrative:**

Eighteen houses are complete and sold.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	10/13

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	9/13



## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	9/0	1/0	10/13	100.00

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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**Grantee Activity Number:** 14G-9H02A

**Activity Title:** Acquisition/Rehab/Single Family

**Activity Category:**

Acquisition - general

**Project Number:**

04/14G-AR

**Projected Start Date:**

03/25/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation-Single Family

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Houston Habitat for Humanity

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$340,000.00
<b>Total Budget</b>	\$0.00	\$340,000.00
<b>Total Obligated</b>	\$0.00	\$340,000.00
<b>Total Funds Drawdown</b>	\$0.00	\$340,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$340,000.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$340,000.00
Houston Habitat for Humanity	\$0.00	\$340,000.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition and rehab of single family houses for sale to households whose income does exceed 120% of the area median income.

**Location Description:**

**Activity Progress Narrative:**

Eighteen houses are complete and sold.

**Accomplishments Performance Measures**

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



## 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	3/4	3/4	100.00
# Owner Households	0	0	0	0/0	3/4	3/4	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:** 14G-9H04

**Activity Title:** Acquisition/rehab of SFR

**Activity Category:**

Acquisition - general

**Project Number:**

04/14G-AR

**Projected Start Date:**

03/25/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation-Single Family

**Projected End Date:**

09/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Guiding Light

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$80,121.24
<b>Total Budget</b>	\$0.00	\$80,121.24
<b>Total Obligated</b>	\$0.00	\$80,121.24
<b>Total Funds Drawdown</b>	\$0.00	\$80,121.24
<b>Program Funds Drawdown</b>	\$0.00	\$80,121.24
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$80,121.24
Guiding Light	\$0.00	\$80,121.24
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/rehab and resale of 7 housing units to very low income households.

**Location Description:**

Target Zones 1, 2, and 3 and Census Tract.

**Activity Progress Narrative:**

One house has been acquired and rehabbed but not sold.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/7

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/7



## Beneficiaries Performance Measures

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

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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**Grantee Activity Number:** 14G-9H05

**Activity Title:** Acquisition/rehab of SFR

**Activity Category:**

Acquisition - general

**Project Number:**

04/14G-AR

**Projected Start Date:**

03/25/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation-Single Family

**Projected End Date:**

09/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Fifth Ward Community Redevelopment Corporation

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$121,035.25
<b>Total Budget</b>	\$0.00	\$121,035.25
<b>Total Obligated</b>	\$0.00	\$121,035.25
<b>Total Funds Drawdown</b>	\$0.00	\$121,035.25
<b>Program Funds Drawdown</b>	\$0.00	\$121,035.25
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$121,035.25
Fifth Ward Community Redevelopment Corporation	\$0.00	\$121,035.25
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/rehab and resale of 7 housing units to very low income households.

**Location Description:**

Target Zones 1, 2, and 3 and Census Tract.

**Activity Progress Narrative:**

One house has been acquired and rehabbed but not sold.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/7

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/7



## Beneficiaries Performance Measures

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

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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**Grantee Activity Number:** 14G-9H06

**Activity Title:** Acquisition/rehab of multi-family

**Activity Category:**

Acquisition - general

**Project Number:**

04/14G-ABR

**Projected Start Date:**

10/01/2010

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisiton/Rehabilitation-Multi-Family

**Projected End Date:**

06/01/2012

**Completed Activity Actual End Date:**

**Responsible Organization:**

National Farm Workers Service Center, Inc.

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$6,601,818.75
<b>Total Budget</b>	\$0.00	\$6,601,818.75
<b>Total Obligated</b>	\$0.00	\$6,601,818.75
<b>Total Funds Drawdown</b>	\$0.00	\$6,601,818.75
<b>Program Funds Drawdown</b>	\$0.00	\$6,601,818.75
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$6,601,818.75
National Farm Workers Service Center, Inc.	\$0.00	\$6,601,818.75
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition of a multi family building with 158 units which will be rehab and rent to households with income of up to 120% of area median income. Of the total project 25% of the funding will go toward housing households at or below 50% of the area median income.

**Location Description:**

**Activity Progress Narrative:**

The current status of the multifamily project is that \$8,802,425 has been obligated in DRGR (100% of the multifamily budget) in NSP Funds to the National Farm Workers Service Center (NFWSC) (aka) Cesar Chavez Foundation and who owns South Union Housing Development LLC). The project encompasses the rehabilitation of the Zollie Scales Apartments, a 158 unit complex. HCDD closed on funding the developer's acquisition of this project on November 23, 2010. HCDD has expended \$8,802,425 to date of NSP funds for NFWSC's acquisition and rehabilitation of this multifamily property. HCDD issued a notice to proceed construction to developer on January 18, 2012. This project is currently 100% complete.

**Accomplishments Performance Measures**

**This Report Period  
Total**

**Cumulative Actual Total / Expected  
Total**



# of Properties	0	1/1
Total acquisition compensation to	0	0/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	119/119
# of Multifamily Units	0	119/119

### 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	0/119	0/119	0
# Renter Households	0	0	0	0/0	0/119	0/119	0

### Activity Locations

No Activity Locations found.

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



<b>Grantee Activity Number:</b>	<b>14G-9H07</b>
<b>Activity Title:</b>	<b>Acquisition/rehab of multi-family</b>

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

**Activity Status:**  
Under Way

**Project Number:**  
04/14G-ABR

**Project Title:**  
Acquisiton/Rehabilitation-Multi-Family

**Projected Start Date:**  
10/01/2010

**Projected End Date:**  
06/01/2012

**Benefit Type:**  
Direct Benefit (Households)

**Completed Activity Actual End Date:**

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

**Responsible Organization:**  
National Farm Workers Service Center, Inc.

Overall	Jul 1 thru Sep 30, 2013	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$2,200,606.25
<b>Total Budget</b>	\$0.00	\$2,200,606.25
<b>Total Obligated</b>	\$0.00	\$2,200,606.25
<b>Total Funds Drawdown</b>	\$0.00	\$2,200,606.25
<b>Program Funds Drawdown</b>	\$0.00	\$2,200,606.25
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$2,200,606.25
National Farm Workers Service Center, Inc.	\$0.00	\$2,200,606.25
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition of a multi family building with 158 units which will be rehab and rent to households with income of up to 120% of area median income. Of the total project 25% of the funding will go toward housing households at or below 50% of the area median income.

**Location Description:**

**Activity Progress Narrative:**

The current status of the multifamily project is that \$8,802,425 has been obligated in DRGR (100% of the multifamily budget) in NSP Funds to the National Farm Workers Service Center (NFWSC) (aka) Cesar Chavez Foundation and who owns South Union Housing Development LLC). The project encompasses the rehabilitation of the Zollie Scales Apartments, a 158 unit complex. HCDD closed on funding the developer’s acquisition of this project on November 23, 2010. HCDD has expended \$8,802,425 to date of NSP funds for NFWSC’s acquisition and rehabilitation of this multifamily property. HCDD issued a notice to proceed construction to developer on January 18, 2012. This project is currently 100% complete.

**Accomplishments Performance Measures**

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

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	39/39
# of Multifamily Units	0	39/39

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	0/39	0/0	0/39	0
# Renter Households	0	0	0	0/39	0/0	0/39	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:** 21A-ADM-101

**Activity Title:** Administrative Costs

**Activity Category:**

Administration

**Project Number:**

21A-ADM

**Projected Start Date:**

03/26/2009

**Benefit Type:**

N/A

**National Objective:**

N/A

**Activity Status:**

Under Way

**Project Title:**

Program Administration

**Projected End Date:**

03/31/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Houston Housing and Community Development

**Overall**

	<b>Jul 1 thru Sep 30, 2013</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,028,425.72
<b>Total Budget</b>	\$263.21	\$1,028,425.72
<b>Total Obligated</b>	\$263.21	\$1,028,425.72
<b>Total Funds Drawdown</b>	\$263.21	\$1,028,425.72
<b>Program Funds Drawdown</b>	\$263.21	\$1,028,425.72
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,028,425.72
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

To allow for the planning, performance, and monitoring of activities under the NSP.

**Location Description:**

City of Houston

**Activity Progress Narrative:**

**Accomplishments Performance Measures**

No Accomplishments Performance Measures found.

**Beneficiaries Performance Measures**

No Beneficiaries Performance Measures found.



## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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