

**Grantee: State of Delaware**

**Grant: B-09-DN-DE-0012**

**October 1, 2011 thru December 31, 2011 Performance Report**

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**Grant Number:**  
B-09-DN-DE-0012

**Obligation Date:**

**Award Date:**  
02/11/2010

**Grantee Name:**  
State of Delaware

**Contract End Date:**  
02/11/2013

**Review by HUD:**  
Reviewed and Approved

**Grant Amount:**  
\$10,007,109.00

**Grant Status:**  
Active

**QPR Contact:**  
Keanna Faison

**Estimated PIRL Funds:**  
\$0.00

**Total Budget:**  
\$10,007,109.00

## Disasters:

### Declaration Number

No Disasters Found

## Narratives

### Executive Summary:

Delaware State Housing Authority (DSHA), an agency of the State of Delaware, applied for funding under the Neighborhood Stabilization Program 2 (NSP2) for the amount of \$13,425,000 to assist 139 households and individuals in 27 high-need census tracts throughout the state of Delaware. On 2/11/2010, DSHA was awarded \$10,007,109 to assist 101 households and individuals. DSHA was the lead applicant in the application for funding using Neighborhood Stabilization Program 2. DSHA is the state's sole Housing Finance Agency, the Public Housing Authority for Kent and Sussex Counties, and is a Planning and Community Development Agency. DSHA will ensure that NSP2 funds are used for eligible activities which will be carried out by DSHA directly and through binding contractual relationships with units of local governments currently involved in carrying out activities under the Community Development Block Grant (CDBG) and the Neighborhood Stabilization Program 1 (NSP1). DSHA proposes to use the following eligible activities to stabilize neighborhoods in Delaware most negatively impacted by increased foreclosures: a) Establish financing mechanisms for the purchase and redevelopment of foreclosed-upon homes and residential properties, including such mechanisms as soft-second, loan loss reserves and shared-equity loans for low- and moderate-income homebuyers; and b) Purchase and rehabilitate homes and residential properties that have been abandoned or foreclosed-upon, in order to sell, rent or redevelop such homes and properties. All of the funds made available to Delaware under NSP2 shall be used to serve individuals and families whose income does not exceed 120 percent of Area Median Income (AMI). At least 25 percent of the funds appropriated or otherwise made available shall be used for the purchase and redevelopment of abandoned or foreclosed homes or residential properties that will be used to house individuals or families whose incomes do not exceed 50 percent of AMI. On July 2, 2009, DSHA published advertisements in the Delaware State News and the Wilmington News Journal announcing that DSHA was applying to HUD for funding under the NSP2. The announcement indicated the purpose of the grant, the target geographies and the activities to be carried out by the grant as well as the DSHA website address for the NSP2, and information about the public comment period. The website address is [www.destatehousing.com/services/dv\\_nsp.shtml](http://www.destatehousing.com/services/dv_nsp.shtml). As of July 2, 2009, it provided information about the NSP2 grant application, including a detailed spreadsheet identifying targeted census tracts in each county along with the number of houses and associated budget for those activities. As sections of the application were approved for submission, they were posted to the website between July 2, 2009 and July 10, 2009. In addition, on July 1, 2009, DSHA sent out a mass e-mail to our mailing list of approximately 3,000 people announcing the comment period and providing a summary of our expected application and the website address.

### Target Geography:

In Delaware, there are three key foreclosure trends: 1) foreclosures in urban areas, often in already-struggling neighborhoods, largely within the City of Wilmington; 2) foreclosures in older inner-ring suburbs also already experiencing decline and an aging housing stock; and 3) foreclosures, sharp price declines and vacancies in new suburban communities that developed rapidly in the past decade. In these areas, households stretched their budgets beyond their limits to afford larger, traditional, single-family homes, often also increasing their commuting costs as well. This inflated demand also led to overbuilding and now a subsequent oversupply of moderate- to high-priced homes in areas where the local economy offers few jobs capable of truly supporting these housing costs. Southern New Castle County, northern and central Kent County, and coastal Sussex County all have large inventories of recently-built, high-cost homes.

As across the country, many homeowners in Delaware used the equity in their homes to support other household spending or reduce other debt. As Delaware home values increased &ndash; almost 65 percent from 2002 &ndash; 2007 - those years felt like a gold rush for homeowners. However, as prices have fallen and job losses mounted, many homeowners have been left with no other resources and often with negative or near-negative equity. Owners who were cost-burdened several years ago are even more cost-burdened now.

Foreclosures in Delaware

>In 2000, there were 1,434 foreclosure filings in the state of Delaware. By 2005, this had increased to 2,121 and by 2008, to 4,488 - an increase of over 200 percent over nine years. The number of foreclosures begun in the first quarter of 2009 is close to the total number of



filings in the year 2000. According to the Mortgage Bankers Association National Delinquency Survey, as of the first quarter of 2009, in Delaware:

>• 7.24 percent of all loans were 30 days or more past due (12,132 loans);

>• 1,374 foreclosures were started during the quarter;

>• 5.01 percent of loans were seriously delinquent &ndash either in foreclosure or 90 or more days past due (8,395 loans); and,

>• 22.5 percent of subprime loans were 30 or more days past due (3,717 loans) and 19.90 percent were seriously delinquent (3,288 loans).

From the first quarter of 2008 to the first Quarter of 2009, the number of loans seriously delinquent increased 54 percent - from 5,450 to 8,395.

Disconcertingly, the number of prime loans that were seriously delinquent increased 45 percent - from 2,611 to 3,791.

First American CoreLogic's December 2008 Negative Equity Report, estimated to cover 85 percent of the mortgages in the United States, reported that 40,317 mortgages in Delaware had negative equity or near-negative (less than 5 percent) equity. These 40,000 mortgages account for 27 percent of all mortgages in the state, and, compared to 2007 American Community Survey estimates, 17 percent of all homeowners in the state.

Subprime Loans, Foreclosure Filings and Foreclosure Inventories

>Area ZIP Subprime Loans as of 3/2008 Owner Occupied Units (2000)\* Subprime Loans as % of Owner-Occupied Units Foreclosure Filings (2008) Foreclosure Filings

>(1/09 - 5/09)

>Bear/Newark Area 19701 771 9,395 8.21%

### Target Geography:

;184 106

> 19702 951 11,143 8.53% 244 158

>New Castle Area 19720 1,571 14,433 10.88% 486 244

>Wilmington 19801 347 1,891 18.35% 130 51

> 19802 754 5,402 13.96% 255 131

> 19805 874 9,171 9.53% 260 140

>Edgemoor 19809 206 4,401 4.68% 50 34

>Northern Kent 19901 390 6,909 5.64% 66 n/a

> 19904 557 6,336 8.79% 100 n/a

> 19977 156 5,349 2.92% 64 n/a

>Magnolia Area 19962 151 1,589 9.50% 16 n/a

> 19946 65 1,080 6.02% 11 n/a

> 19979 n/a 208 n/a 2 n/a

>Coastal Sussex 19930 44 1,219 3.61% 16 11

> 19944 9 166 5.42% 7 2

> 19958 388 3,420 11.35% 94 43

> 19971 126 4,024 3.13% 65 43

>New Castle County 2725 1,440

>Sussex County 978 579

>Kent County 785 399

>Source: Lexis-Nexis Foreclosure Filings data, compiled by the Delaware State Housing Authority and First American Loan Performance Data; RealtyTrac

Home Prices in Delaware

>National home prices indexes show unprecedented price increases in Delaware in the early 2000s and declines in recent years. According to the Federal Housing Finance Agency's House Price Index Reports, in the five-year period of 2002 &ndash 2007, home prices in Delaware increased 67.94 percent, or over 13 percent annually. For several years, Delaware consistently ranked in the top 15 states in home price appreciation, while from first quarter 2008 to first quarter 2009, the index shows Delaware home prices declining 3.30 percent. Local data from real estate listings and sales in many cases shows even sharper price declines.

Median Home Prices, Delaware Counties, 2006 - 2008

>Area Change

>2006 -2008 1st Q 2008 Median Home Price 1st Q 2009 Median Home Price Change Q108 - Q109

>New Castle County 1.80% \$261,000 \$240,900 -7.70%

>Sussex County -12.75% \$275,000 \$235,000 -14.55%

>Kent County\* n/a \$217,900 \$200,700 -7.89%

>\* Kent County prices for Q1 2008 and Q1 2009 are average home price, not median.

>Source: New Castle County Board of Realtors, Sussex County Association of Realtors, TREND MLS Market Watch Report

Another index, First American CoreLogic's Loan Performance Reports, shows a 3.87 percent decline in home prices in Delaware from March 2008 to March 2009, a steady increase in the 12 month change since it turned negative in April 2008. While the decline in home prices has been slower to hit Delaware, recent trends as outlined above show conditions worsening as delinquencies and foreclosures continue to increase and home prices decline.

### Program Approach:

As in Delaware's NSP1, for NSP2 DSHA proposes to work with local government sub-recipients, who will carry out direct program implementation with nonprofit partners. This structure takes advantage of existing capacity: planning, administration and monitoring at the state level; detailed neighborhood knowledge, development capacity, and existing nonprofit partnerships at the local level.

Some of the target census tracts are in ZIP codes targeted in Delaware's NSP1, including 19904, 19977, 19801, 19802, 19805, 19701, 19702, and 19720, covering areas in northern Kent County, Wilmington, and the Bear/Newark and New Castle areas in New Castle County.

In these areas, NSP2 activities will build upon and contribute to the success of NSP1, allowing for increased volume in some particularly troubled areas and new activities in others. In many of the state's most challenged areas, the condition of housing is of great concern and a barrier to neighborhood stabilization. In these areas where NSP1 is actively acquiring and rehabilitating properties, NSP2 will further support neighborhood stabilization with rehabilitation, helping build a critical mass of rehabilitated, owner-occupied properties which



would otherwise be contributing to continued neighborhood decline by their poor condition or vacancy.

Delaware's proposed NSP2 activities will result in stabilization of the housing markets in the proposed areas by:

- Reducing the supply of foreclosed and abandoned homes – taking them off the market and reducing the inventory that pushes down prices and creates vacancies, contributing to neighborhood decline.

- Increasing demand for homes through the availability of financing mechanisms to assist low- and moderate-income buyers to afford homes.

- Helping struggling neighborhoods to maintain or improve their homeownership rates, improve the condition and quality of housing, and reduce vacancies.

- Providing a stock of permanently affordable homes through use of the Diamond State Community Land Trust

Some of these benefits will take effect as soon as activities can begin. The reduction in supply will occur as soon as local government subgrantees and their partners can begin to identify and acquire homes in the target areas. As the program's financing mechanisms are marketed to and used by potential buyers, the increase in demand will be reflected in key real estate statistics like average days on market, sales volume, and home prices. By working with homeownership counseling agencies, we hope to identify buyers for financing mechanisms quickly from the pool of households already actively engaged in homeownership counseling, allowing this aspect of the program to kick off quickly as well and contribute to market stabilization.

Long-term economic benefits include: increasing homeownership rates in struggling neighborhoods, creating wealth-building opportunities for low- and moderate-income households through homeownership, and much-needed investment in Delaware's older communities and housing stock, ideally acting as a catalyst for further private investment in target neighborhoods.

DSHA expects to use most of the NSP2 funds to assist credit-worthy households with incomes at or below 120 percent of AMI to become homeowners. We expect our financing of soft second mortgag

### Program Approach:

t 0 percent and forgivable as described in section (d) below which describes long- term affordability strategies. Most of the people assisted in the 50 percent of AMI and below income range will be people who are receiving assistance from a nonprofit organization that has identified affordable housing as a barrier for their target population. These homes will be managed by nonprofit organizations as rentals for low-income people.

DSHA intends to make extensive use of the community land trust model using the Diamond State Community Land Trust, a statewide nonprofit that develops and manages community land trust homes. The land trust model will be an integral part of our program providing permanently affordable homes throughout the State. In addition, DSHA is encouraging jurisdictions to explore the possibility of displacement prevention with NSP2 funds, whereby nonprofit organizations would purchase real estate owned properties from the banks and manage them as rentals or community land trust homes after a coordinated foreclosure process where the homeowner lost ownership but not occupancy of the home.

- DSHA proposes to use only two activities in our NSP2 proposal financing mechanisms and purchase/rehabilitation. Only the Wilmington census tracts, and possibly one New Castle tract identified would have a need for demolition and other funds are available to address those needs. In Sussex and Kent Counties and much of New Castle County, the newer housing stock makes financing mechanisms appropriate for homes in move-in condition and purchase/rehabilitation appropriate for homes in need of repair. However, few dollars have been available in Delaware to provide deep subsidy to make homeownership a possibility for many low- and middle-income households. NSP2 will provide homeownership opportunities for people such as retail and customer service workers, as well as teachers and police officers. These service jobs make up an increasingly large percentage of Delaware's workforce, but these workers often do not have the income to allow them to purchase homes at market rates without excessive cost burden. NSP2 will provide opportunities for these people to purchase homes in neighborhoods identified as at risk. Sometimes the risk is obvious, there are vacant housing units, the area is blighted and property values are low. Other times the neighborhood may not appear distressed, but there are increasing numbers of investor-owned rentals and the homeownership rate is in danger of slipping. Financing and purchase rehabilitation will allow us to work in a variety of situations to lessen the impact of foreclosures on the neighborhoods in which foreclosures are most common.

All NSP2 funds will be used to benefit persons and households whose incomes do not exceed 120 percent of AMI. A minimum of 25 percent of any awarded funds will be used for the purchase and redevelopment of abandoned or foreclosed upon homes or residential properties which will be used to house individuals or families whose incomes do not exceed 50 percent of AMI. DSHA and its local government partners will meet these requirements by:

- Targeting some homeownership to households below 50 percent of AMI, via partnerships with:

- The Diamond State Community Land Trust (CLT). The land trust model provides additional affordability adsuptrfr

### Program Approach:

omeowners, which is a particular concern when targeting homeownership to very low-income households.

- Habitat for Humanity. Wilmington also plans to work with Habitat for Humanity of New Castle County to complete purchase/rehabilitation of homes in the city. All of Habitat for Humanity of New Castle County's homes are sold to households with incomes below 60 percent of AMI, with most below 50 percent.

- Partnerships with local nonprofit service providers to provide rental housing for populations with special needs. Homes will be acquired, rehabilitated, and turned over to the nonprofit for use as rental housing for individuals who are homeless or with disabilities as permanent supportive housing. Delaware has a strong community of several highly experienced nonprofit providers of these services. These strategies are both also in use in Delaware's NSP1, so structures and partnerships are already in place for these activities.

- In its NSP1, DSHA has strongly encouraged local jurisdictions to also ensure that homes assisted through the program remain affordable for the longest feasible period, with the minimum restrictions of the HOME program set as a threshold. All jurisdictions have tailored their continued affordability restrictions to meet their unique housing markets and neighborhoods, within the HOME minimum restrictions. DSHA and all of the participating jurisdictions have experience in the use and administration of such restrictions through HOME, local funding sources, and NSP1. The main mechanisms used in Delaware's NSP1 are:

- 1) Soft second mortgages requiring prorated recapture of NSP1 subsidies at resale, or transfer to a new qualified buyer;

- 2) Permanent affordability through the community land trust model, working with Delaware's statewide community land trust, the Diamond State CLT; and

- 3) Transfer of rehabilitated units to local nonprofit service providers for permanent use as supportive housing for individuals who are homeless or who have disabilities.

Permanently affordable owner-occupied homes under the CLT model remain affordable from generation to generation, dramatically increasing



the benefit of public investments like NSP2, HOME, and CDBG. Over the 99-year time span of a CLT ground lease, the CLT model saves over \$500,000 in demand for continuing investment of public funds for a single affordable home. The CLT model produces over seven times the amount of affordable housing than traditional short-term affordable housing methods given the same public investment. All three of these mechanisms will also be used in Delaware's NSP2. To promote continuity with the existing NSP1 neighborhood stabilization activities and administration, Delaware's NSP2 will again use the HOME Program standards as the minimum requirements for continued affordability and encourage jurisdictions to tailor restrictions to their markets and target neighborhoods. Recognizing that in many cases, purchase/rehab activities in NSP2 will require high levels of subsidy, for units with subsidies above \$75,000, longer-term, less lenient recapture provisions will be promoted. For example, instead of forgiving 100 percent of the subsidy amount over 15 years, the program may forgive only 50 percent of the subsidy amount over a longer period of time. Particularly in the coastal Sussex

**Program Approach:**

ex resort areas and other higher-cost areas (such as newer subdivisions in Kent County and some areas of New Castle County) where homes are more likely to subsequently be attractive to higher-income households and affordability lost, long-term restrictions that promote resale to qualified buyers will be preferred. At least 25 percent of the funds will be used for producing units that will be affordable to people at 50 percent of AMI and under. These units will require the highest levels of subsidy, but in all cases retain permanent affordability. DSHA and its sub-recipients intend to use a combination of land trust and rental opportunities to make homes affordable to people with these very low incomes.

**Consortium Members:**

Delaware's NSP2 does not have a consortium.

**How to Get Additional Information:**

For more information, visit [www.nspdelaware.com](http://www.nspdelaware.com) or [www.destatehousing.com](http://www.destatehousing.com).

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$10,007,109.00
Total Budget	(\$0.60)	\$10,007,109.00
Total Obligated	\$7,225,016.03	\$9,276,617.00
Total Funds Drawdown	\$2,195,287.38	\$3,766,265.09
Program Funds Drawdown	\$2,195,287.38	\$3,766,265.09
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$1,570,977.71
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	\$0.00	\$0.00
Limit on Admin/Planning	\$1,000,710.90	\$328,206.12
Limit on State Admin	\$0.00	\$328,206.12

**Progress Toward Activity Type Targets**

Activity Type	Target	Actual
Administration	\$1,000,710.90	\$907,674.00



## Progress Toward National Objective Targets

### National Objective

NSP Only - LH - 25% Set-Aside

Target	Actual
\$2,501,777.25	\$2,897,680.98

### Overall Progress Narrative:

During this quarter, Delaware State Housing Authority (DSHA) submitted a substantial amendment to add two additional census tracts, 501.02 and 507.02, to Sussex County's NSP 2 program. HUD approved this addition and since then, Sussex has acquired 1 home and has 6 more pending. New Castle County acquired 26 more NSP 2 homes and has continued rehabilitation work for 13 properties. The City of Wilmington has provided NSP assistance for over 40 properties for both acquisition and/or subsidizing rehabilitation work for local partners as well as demolition. Kent County has acquired 1 property and has 3 more acquisitions pending. During this quarter, DSHA, all four subrecipients, and US Department of Housing and Urban Development (HUD) have been actively making strides to meet the NSP 2 Expenditure deadline of February 11, 2012. It is a requirement of NSP 2, set by Congress, that 50% of the funding must be drawn or the remaining funds will be reaptured. By the end of the quarter ending 12/31/2011, DSHA had drawn approximately 37% of the NSP 2 allocation.

### Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1, Financing Mechanisms	\$0.00	\$1,274,634.00	\$0.00
2, Purchase & Rehab	\$618,336.91	\$3,121,602.00	\$1,889,547.13
3, Administration	\$112,360.38	\$907,674.00	\$328,206.12
4, Demolition	\$26,025.00	\$420,000.00	\$26,025.00
5, Redevelopment of Vacant and Abandoned Properties	\$1,438,565.09	\$4,283,199.00	\$1,522,486.84



## Activities

<b>Grantee Activity Number:</b>	<b>NSP2 #01-01</b>
<b>Activity Title:</b>	<b>Kent Financing Mech</b>

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Project Number:**

1

**Projected Start Date:**

08/31/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Financing Mechanisms

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Kent County Levy Court

Overall	Oct 1 thru Dec 31, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$380,154.00
<b>Total Budget</b>	\$0.00	\$380,154.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<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	\$0.00
Kent County Levy Court	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be used to provide financing mechanisms for the purchase and rehabilitation of foreclosed upon homes in Kent County's NSP2 to be sold to moderate- and middle-income households.

**Location Description:**

This activity will focus on financing mechanisms for the purchase and rehabilitation of foreclosed upon homes of Kent County's NSP2 in census tracts 402.2, 405, 418.01, and 422.02.

**Activity Progress Narrative:**

No activity to report.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<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	0/0	0/7	0/7	0
# Owner Households	0	0	0	0/0	0/7	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:** NSP2 #01-02

**Activity Title:** Kent Purchase & Rehab

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Planned

**Project Number:**

2

**Project Title:**

Purchase & Rehab

**Projected Start Date:**

08/30/2010

**Projected End Date:**

02/11/2013

**Benefit Type:**

Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LMMI

**Responsible Organization:**

Kent County Levy Court

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$149,498.00
<b>Total Budget</b>	\$0.00	\$149,498.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<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	\$0.00
Kent County Levy Court	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Kent County will purchase and rehabilitate foreclosed and/or abandoned homes for resale. These homes will be for homeowners up to 120% AMI.

**Location Description:**

Kent County's Use B, excluding the low-income set-aside will focus on census tracts 402.02, 405, 418.01, and 422.02.

**Activity Progress Narrative:**

Acquired 1 home on 12/28/2011 with Diamond State Community Land Trust (DSCLT).

**Accomplishments Performance Measures**

No Accomplishments Performance Measures found.

**Beneficiaries Performance Measures**

	<b>This Report Period</b>			<b>Cumulative Actual Total / Expected</b>			
	<b>Low</b>	<b>Mod</b>	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Total Low/Mod%</b>	
<b># of Households</b>	0	0	0	0/0	0/1	0/1	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:** NSP2 #01-03

**Activity Title:** Kent Purchase and Rehab LH25

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Planned

**Project Number:**

2

**Project Title:**

Purchase & Rehab

**Projected Start Date:**

08/31/2010

**Projected End Date:**

02/11/2013

**Benefit Type:**

Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Responsible Organization:**

Kent County Levy Court

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$200,840.00
<b>Total Budget</b>	\$0.00	\$200,840.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<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	\$0.00
Kent County Levy Court	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

The Kent County NSP2 low-income set-aside will be used for the purchase and rehabilitation of foreclosed homes for the resale and rent by households under 50% AMI.

**Location Description:**

The Kent County NSP2 low-income set-aside activity will focus on census tracts 402.02, 405, 418.01, and 422.02.

**Activity Progress Narrative:**

No activity to report.

**Accomplishments Performance Measures**

No Accomplishments Performance Measures found.

**Beneficiaries Performance Measures**

	<b>This Report Period</b>			<b>Cumulative Actual Total / Expected</b>			
	<b>Low</b>	<b>Mod</b>	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Total Low/Mod%</b>	
<b># of Households</b>	0	0	0	0/1	0/0	0/1	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:** NSP2 #01-04

**Activity Title:** Kent Admin

**Activity Category:**

Administration

**Project Number:**

3

**Projected Start Date:**

08/31/2010

**Benefit Type:**

( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Administration

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Kent County Levy Court

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$36,525.00
<b>Total Budget</b>	\$0.00	\$36,525.00
<b>Total Obligated</b>	\$0.00	\$36,525.00
<b>Total Funds Drawdown</b>	\$8,574.52	\$10,824.23
<b>Program Funds Drawdown</b>	\$8,574.52	\$10,824.23
<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	\$2,249.71
Kent County Levy Court	\$0.00	\$2,249.71
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be to administer Kent County's NSP2, which will provide finance mechanisms for the purchase of foreclosed homes, and will purchase and rehabilitate foreclosed homes for resale and rent by low-, moderate-, and middle-income households.

**Location Description:**

Kent County's NSP2 administrative activity will focus on census tracts 402.02, 405, 418.01, and 422.02.

**Activity Progress Narrative:**

During this quarter, Kent County purchased 1 home and has 3 more acquisitions pending. They placed offers for 3 additional homes, but they were rejected.

**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:** NSP2 #02-01

**Activity Title:** NCC Redevelopment

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

5

**Projected Start Date:**

08/31/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Redevelopment of Vacant and Abandoned Properties

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

New Castle County

**Overall**

**Total Projected Budget from All Sources**

**Oct 1 thru Dec 31, 2011**

N/A

**To Date**

\$630,413.22

**Total Budget**

\$0.00

\$630,413.22

**Total Obligated**

\$1,128,672.74

\$1,130,413.22

**Total Funds Drawdown**

\$124,556.82

\$126,297.30

**Program Funds Drawdown**

\$124,556.82

\$126,297.30

**Program Income Drawdown**

\$0.00

\$0.00

**Program Income Received**

\$0.00

\$0.00

**Total Funds Expended**

\$124,556.82

\$126,297.30

New Castle County

\$124,556.82

\$126,297.30

**Match Contributed**

\$0.00

\$0.00

**Activity Description:**

This activity will fund the redevelop abandoned and vacant homes for resale and rent by low-, moderate-, and middle-income households for New Castle County's NSP2.

**Location Description:**

New Castle County's NSP2 Use B activity will focus on census tracts 148.06, 147.05, 148.08, 149.02, 149.03, 139.02, 163.03, 149.05, 107, 103, and 152.

**Activity Progress Narrative:**

During this quarter, NCC assisted 5 homebuyers through their vacant home program and have 2 more homes acquired for rehabilitation.

**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

---



<b>Grantee Activity Number:</b>	<b>NSP2 #02-02</b>
<b>Activity Title:</b>	<b>NCC Purchase &amp; Rehab</b>

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

**Activity Status:**  
Under Way

**Project Number:**  
2

**Project Title:**  
Purchase & Rehab

**Projected Start Date:**  
08/31/2010

**Projected End Date:**  
02/11/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**  
NSP Only - LMMI

**Responsible Organization:**  
New Castle County

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$2,198,901.80
<b>Total Budget</b>	\$0.00	\$2,198,901.80
<b>Total Obligated</b>	\$597,645.80	\$1,798,901.80
<b>Total Funds Drawdown</b>	\$509,946.38	\$1,711,202.38
<b>Program Funds Drawdown</b>	\$509,946.38	\$1,711,202.38
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$509,946.38	\$1,711,202.38
New Castle County	\$509,946.38	\$1,711,202.38
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will fund the purchase and rehabilitate foreclosed homes for resale and rent by low-, moderate-, and middle-income households for New Castle County's NSP2.

**Location Description:**

New Castle County's NSP2 Use B activity will focus on census tracts 148.06, 147.05, 148.08, 149.02, 149.03, 139.02, 163.03, 149.05, 107, 103, and 152.

**Activity Progress Narrative:**

During this quarter, NCC assisted 17 homes with non profits including Interfaith Community Housing of Delaware (ICHDE), Milford Housing Development, and Rivers Edge.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	15/18



## 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

---



<b>Grantee Activity Number:</b>	<b>NSP2 #02-03</b>
<b>Activity Title:</b>	<b>NCC Purchase and Rehab LH25</b>

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

**Activity Status:**  
Under Way

**Project Number:**  
2

**Project Title:**  
Purchase & Rehab

**Projected Start Date:**  
08/31/2010

**Projected End Date:**  
02/11/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

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

**Responsible Organization:**  
New Castle County

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$245,820.20
<b>Total Budget</b>	\$0.00	\$245,820.20
<b>Total Obligated</b>	\$75,865.98	\$145,820.20
<b>Total Funds Drawdown</b>	\$47,234.65	\$117,188.87
<b>Program Funds Drawdown</b>	\$47,234.65	\$117,188.87
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$47,234.65	\$117,188.87
New Castle County	\$47,234.65	\$117,188.87
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be used for the purchase and rehabilitation of foreclosed homes for resale and rent to households under 50% AMI.

**Location Description:**

New Castle County's NSP2 low-income set-aside activity will focus on census tracts 148.06, 147.05, 148.08, 149.02, 149.03, 139.02, 163.03, 149.05, 107, 103, and 152.

**Activity Progress Narrative:**

During this quarter, NCC assisted 3 homes. One home was acquired to assist Cornerstone West for their NSP 3 project.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	2/1

## 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:** NSP2 #02-04

**Activity Title:** NCC Admin

**Activity Category:**

Administration

**Project Number:**

3

**Projected Start Date:**

08/31/2010

**Benefit Type:**

( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Administration

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

New Castle County

**Overall**

**Total Projected Budget from All Sources**

**Oct 1 thru Dec 31, 2011**

N/A

**To Date**

\$207,236.00

**Total Budget**

\$0.00

\$207,236.00

**Total Obligated**

\$0.00

\$207,236.00

**Total Funds Drawdown**

\$29,980.82

\$56,827.85

**Program Funds Drawdown**

\$29,980.82

\$56,827.85

**Program Income Drawdown**

\$0.00

\$0.00

**Program Income Received**

\$0.00

\$0.00

**Total Funds Expended**

\$0.00

\$26,847.03

New Castle County

\$0.00

\$26,847.03

**Match Contributed**

\$0.00

\$0.00

**Activity Description:**

This activity will be to administer New Castle County's NSP2, which will provide finance mechanism for the purchase of foreclosed homes, and will purchase and rehabilitate foreclosed homes for resale and rent by low-, moderate-, and middle-income households.

**Location Description:**

New Castle County's NSP2 administrative activity will focus on census tracts 148.06, 147.05, 148.08, 149.02, 149.03, 139.02, 163.03, 149.05, 107, 103, and 152.

**Activity Progress Narrative:**

During this quarter, New Castle County acquired 15 homes and continued rehabilitation on 13 projects.

**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

---



<b>Grantee Activity Number:</b>	<b>NSP2 #02-05</b>
<b>Activity Title:</b>	<b>NCC Redevelopment LH25</b>

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

**Activity Status:**  
Planned

**Project Number:**  
5

**Project Title:**  
Redevelopment of Vacant and Abandoned Properties

**Projected Start Date:**  
08/31/2010

**Projected End Date:**  
02/11/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

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

**Responsible Organization:**  
New Castle County

Overall	Oct 1 thru Dec 31, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,069,586.78
<b>Total Budget</b>	\$0.00	\$1,069,586.78
<b>Total Obligated</b>	\$987,405.51	\$1,069,586.78
<b>Total Funds Drawdown</b>	\$312,762.00	\$394,943.27
<b>Program Funds Drawdown</b>	\$312,762.00	\$394,943.27
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$312,762.00	\$394,943.27
New Castle County	\$312,762.00	\$394,943.27
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will fund the redevelop abandoned and vacant homes for resale and rent by low-, moderate-, and middle-income households for New Castle County's NSP2.

**Location Description:**

New Castle County's NSP2 Use B activity will focus on census tracts 148.06, 147.05, 148.08, 149.02, 149.03, 139.02, 163.03, 149.05, 107, 103, and 152.

**Activity Progress Narrative:**

During this quarter, NCC assisted 9 homes with Interfaith Community Housing of Delaware (ICHDE) and United Cerebral Palsy (UCP).

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Housing Units</b>	0	5/6

## 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:** NSP2 #03-01

**Activity Title:** Sussex Finance Mech

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Project Number:**

1

**Projected Start Date:**

08/31/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Financing Mechanisms

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Sussex County

**Overall**

**Total Projected Budget from All Sources**

**Total Budget**

**Total Obligated**

**Total Funds Drawdown**

**Program Funds Drawdown**

**Program Income Drawdown**

**Program Income Received**

**Total Funds Expended**

Sussex County

**Match Contributed**

**Oct 1 thru Dec 31, 2011**

N/A

\$0.00

\$659,480.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

**To Date**

\$659,480.00

\$659,480.00

\$659,480.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

**Activity Description:**

The Sussex County NSP2 will establish finance mechanism for low-, moderate-, and middle-income households to purchase foreclosed upon homes.

**Location Description:**

The Sussex County NSP2 will focus on census tracts 509, 510.01, and 511.

**Activity Progress Narrative:**

During this quarter, Sussex acquired two homes with Milford Housing Development Corporation and Habitat for Humanity.

**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:** NSP2 #03-02

**Activity Title:** Sussex Financing LH25

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Project Number:**

1

**Projected Start Date:**

08/31/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Planned

**Project Title:**

Financing Mechanisms

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Sussex County

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$235,000.00
<b>Total Budget</b>	\$0.00	\$235,000.00
<b>Total Obligated</b>	\$235,000.00	\$235,000.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<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	\$0.00
Sussex County	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

The Sussex County NSP2 will establish financing mechanisms for households under 50% area median income to purchase foreclosed upon homes.

**Location Description:**

The Sussex County NSP2 will focus on census tracts 509, 510.01, and 511.

**Activity Progress Narrative:**

During this quarter, Sussex went under contract for 1 home to provide \$30,000 in assistance to the homebuyer. They will close in January 2012.

**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:** NSP2 #03-03

**Activity Title:** Sussex Admin

**Activity Category:**

Administration

**Project Number:**

3

**Projected Start Date:**

08/31/2010

**Benefit Type:**

( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Administration

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Sussex County

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$44,724.00
<b>Total Budget</b>	\$0.00	\$44,724.00
<b>Total Obligated</b>	\$44,724.00	\$44,724.00
<b>Total Funds Drawdown</b>	\$12,330.60	\$12,330.60
<b>Program Funds Drawdown</b>	\$12,330.60	\$12,330.60
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$12,330.60	\$12,330.60
Sussex County	\$12,330.60	\$12,330.60
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be to administer Sussex County's NSP2, which will provide financing mechanisms for the purchase of foreclosed homes for resale and rent to by low-, moderate-, and middle-income households and help stabilize neighborhoods.

**Location Description:**

The Sussex County NSP2 Administration activity will focus on census tracks 509, 510.01, and 511.

**Activity Progress Narrative:**

During this quarter, Sussex submitted a substantial amendment to HUD requesting to add census tracts 501.02 and 507.02 to their NSP 2 program citing lack of affordable inventory in the previously available areas. HUD approved the additional census tracts and Sussex was then able to submit offers on 8 homes.

**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:** NSP2 #04-01

**Activity Title:** Wilmington Demolition

**Activity Category:**

Clearance and Demolition

**Project Number:**

4

**Projected Start Date:**

08/31/2011

**Benefit Type:**

( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Demolition

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Wilmington

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$420,000.00
<b>Total Budget</b>	\$0.00	\$420,000.00
<b>Total Obligated</b>	\$420,000.00	\$420,000.00
<b>Total Funds Drawdown</b>	\$26,025.00	\$26,025.00
<b>Program Funds Drawdown</b>	\$26,025.00	\$26,025.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$26,025.00	\$26,025.00
City of Wilmington	\$26,025.00	\$26,025.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

The City of Wilmington's NSP2 purchase and rehab activity will focus on census tracts 16, 9, 6.02, 8, 5, 3, 7, 21, 22, and 23.

**Location Description:**

This activity will be for the City of Wilmington's NSP2 for demolition.

**Activity Progress Narrative:**

During this quarter, Wilmington assisted 9 homes for demolition.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	9	9/12

**Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**



## Activity Locations

Address	City	County	State	Zip	Status / Accept
204 E 24th St	Wilmington		Delaware	19802-4304	Match / Y
1702 W 2nd St	Wilmington		Delaware	19805-3534	Match / Y
1641 W 4th St	Wilmington		Delaware	19805-3545	Match / Y
602 E 24th St	wilmington		Delaware	19802-	Match / N
56 E 22nd St	Wilmington		Delaware	19802-4204	Match / Y
604 E 24th St	Wilmington		Delaware	19802-	Match / N
54 E 22nd St	Wilmington		Delaware	19802-4204	Match / Y
11 E 22nd St	Wilmington		Delaware	19802-4203	Match / Y
206 E 24th St	Wilmington		Delaware	19802-4304	Match / Y

## 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>NSP2 #04-02</b>
<b>Activity Title:</b>	<b>Wilmington Purchase &amp; Rehab</b>

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

**Activity Status:**  
Planned

**Project Number:**  
2

**Project Title:**  
Purchase & Rehab

**Projected Start Date:**  
08/31/2010

**Projected End Date:**  
02/11/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**  
NSP Only - LMMI

**Responsible Organization:**  
City of Wilmington

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$123,982.00
<b>Total Budget</b>	\$0.00	\$123,982.00
<b>Total Obligated</b>	\$123,982.00	\$123,982.00
<b>Total Funds Drawdown</b>	\$61,155.88	\$61,155.88
<b>Program Funds Drawdown</b>	\$61,155.88	\$61,155.88
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$61,155.88	\$61,155.88
City of Wilmington	\$61,155.88	\$61,155.88
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be for the City of Wilmington's NSP2 to purchase and rehabilitate foreclosed homes for resale and rent by low-, moderate-, and middle-income households.

**Location Description:**

The City of Wilmington's NSP2 purchase and rehab activity will focus on census tracts 16, 9, 6.02, 8, 5, 3, 7, 21, 22, and 23.

**Activity Progress Narrative:**

During this quarter, Wilmington acquired 3 homes and have 29 projects under contract for rehabilitation.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/5



## 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:** NSP2 #04-03

**Activity Title:** Wilmington Purchase and Rehab LH25

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

2

**Projected Start Date:**

08/31/2010

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Planned

**Project Title:**

Purchase & Rehab

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Wilmington

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$702,560.00
<b>Total Budget</b>	\$0.00	\$702,560.00
<b>Total Obligated</b>	\$702,560.00	\$702,560.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<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	\$0.00
City of Wilmington	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be for the City of Wilmington's NSP2 to purchase and rehabilitate foreclosed homes for resale and rent by households under 50% AMI.

**Location Description:**

The City of Wilmington's NSP2 activity will focus on census tracts 16, 9, 6.02, 8, 5, 3, 7, 21, 22, and 23.

**Activity Progress Narrative:**

No activity to report. The City of Wilmington has completed appraisals and title searches for 3 properties, but no acquisition date determined.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/8



## 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:** NSP2 #04-04

**Activity Title:** Wilmington Admin

**Activity Category:**

Administration

**Project Number:**

3

**Projected Start Date:**

08/31/2010

**Benefit Type:**

( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Administration

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Wilmington

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$166,481.00
<b>Total Budget</b>	\$0.00	\$166,481.00
<b>Total Obligated</b>	\$166,481.00	\$166,481.00
<b>Total Funds Drawdown</b>	\$41,749.67	\$41,749.67
<b>Program Funds Drawdown</b>	\$41,749.67	\$41,749.67
<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	\$0.00
City of Wilmington	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be to administer the City of Wilmington's NSP2, which will provide finance mechanism for the purchase of foreclosed homes, and will purchase and rehabilitate foreclosed homes for resale and rent by low-, moderate-, and middle-income households.

**Location Description:**

The City of Wilmington's NSP2 administrative activity will focus on census tracts 16, 9, 6.02, 8, 5, 3, 7, 21, 22, and 23.

**Activity Progress Narrative:**

During this quarter, the City of Wilmington has had to cancel 12 acquisitions, has 3 more pending, has 28 under contract for rehabilitation work, and assisted 9 homebuyers with with HAP program.

**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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<b>Grantee Activity Number:</b>	<b>NSP2 #04-05</b>
<b>Activity Title:</b>	<b>Wilmington Redevelopment</b>

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

**Activity Status:**  
Planned

**Project Number:**  
5

**Project Title:**  
Redevelopment of Vacant and Abandoned Properties

**Projected Start Date:**  
08/31/2011

**Projected End Date:**  
02/11/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**  
NSP Only - LMMI

**Responsible Organization:**  
City of Wilmington

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,639,325.00
<b>Total Budget</b>	(\$230,963.72)	\$1,639,325.00
<b>Total Obligated</b>	\$1,639,325.00	\$1,639,325.00
<b>Total Funds Drawdown</b>	\$593,372.55	\$593,372.55
<b>Program Funds Drawdown</b>	\$593,372.55	\$593,372.55
<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	\$0.00
City of Wilmington	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be for the City of Wilmington's NSP2 to redvelop abandoned and vacant homes for resale and rent by low-, moderate-, and middle-income households.

**Location Description:**

The City of Wilmington's NSP2 redevelopment activity will focus on census tracts 16, 9, 6.02, 8, 5, 3, 7, 21, 22, and 23.

**Activity Progress Narrative:**

No activity to report.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/22

**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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<b>Grantee Activity Number:</b>	<b>NSP2 #04-06</b>
<b>Activity Title:</b>	<b>Wilmington Redevelopment LH25</b>

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Planned

**Project Number:**

5

**Project Title:**

Redevelopment of Vacant and Abandoned Properties

**Projected Start Date:**

08/31/2010

**Projected End Date:**

02/11/2013

**Benefit Type:**

Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Responsible Organization:**

City of Wilmington

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$443,874.00
<b>Total Budget</b>	\$230,963.12	\$443,874.00
<b>Total Obligated</b>	\$443,874.00	\$443,874.00
<b>Total Funds Drawdown</b>	\$407,873.72	\$407,873.72
<b>Program Funds Drawdown</b>	\$407,873.72	\$407,873.72
<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	\$0.00
City of Wilmington	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be for the City of Wilmington's NSP2 to redvelop abandoned and vacant homes for resale and rent by low-income households.

**Location Description:**

The City of Wilmington's NSP2 redevelopment activity will focus on census tracts 16, 9, 6.02, 8, 5, 3, 7, 21, 22, and 23.

**Activity Progress Narrative:**

During this quarter, the City of Wilmington assisted 5 properties with Wilmington Housing Authority (WHA) and United Cerebral Palsy of Delaware (UCP).

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	0	0/2

**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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**Grantee Activity Number:** NSP2 #05-01

**Activity Title:** DSHA Admin

**Activity Category:**

Administration

**Project Number:**

3

**Projected Start Date:**

07/30/2010

**Benefit Type:**

( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Planned

**Project Title:**

Administration

**Projected End Date:**

02/11/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Delaware State Housing Authority

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$452,708.00
<b>Total Budget</b>	\$0.00	\$452,708.00
<b>Total Obligated</b>	\$0.00	\$452,708.00
<b>Total Funds Drawdown</b>	\$19,724.77	\$206,473.77
<b>Program Funds Drawdown</b>	\$19,724.77	\$206,473.77
<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	\$186,749.00
Delaware State Housing Authority	\$0.00	\$186,749.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

This activity will be used to administer Delaware's NSP2 program.

**Location Description:**

The DSHA NSP2 Administration activity will focus on all eligible NSP2 census tracts in Delaware.

**Activity Progress Narrative:**

During this quarter, Delaware State Housing Authority (DSHA) drew NSP 2 Administration funds for marketing including billboards, radio advertisements, etc.

**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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