

Grantee: Arlington, TX

Grant: B-08-MN-48-0001

April 1, 2010 thru June 30, 2010 Performance Report



Grant Number:

B-08-MN-48-0001

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

Arlington, TX

Contract End Date:

03/09/2013

Review by HUD:

Reviewed and Approved

Grant Amount:

\$2,044,254.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

Estimated PI/RL Funds:

\$341,772.92

Total Budget:

\$2,386,026.92

Disasters:

Declaration Number

No Disasters Found

Narratives

Areas of Greatest Need:

Response: Attachment A identifies the revised areas of greatest need within the city of Arlington. The original target area was defined by evaluating:

- 1) Actual foreclosures for the prior six month period;
- 2) Vacant foreclosures based on utility shut off records;
- 3) Census block groups with high foreclosure abandonment risk based on decline in home values, high cost loans issued from 2004-2006, unemployment rate, and vacant residential addresses as of June 2008; and
- 4) Census block groups with 51 percent or more of the residents earning less than 120 percent of Area Median Income.

The program target area has been expanded because many households are experiencing difficulty locating a foreclosed home that meets their family and budgetary criteria within the original target area. In addition to the criteria identified above, the expanded target area was defined by evaluating:

- 1) Actual foreclosure data for the 12 month period ending December 31, 2009;
- 2) Data from HUD's foreclosure and abandonment risk website
- 3) High risk loan data available from the Home Mortgage Disclosure Act via Foreclosure-Response.org

Resources above provided statistical data demonstrating the greatest percentage of home foreclosures, areas with high percentages of homes financed by high risk loans, and areas likely to face a rise in rate of home foreclosures.

The revised target area for the proposed activities includes the following census tracts in Arlington: 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Distribution and and Uses of Funds:

The City of Arlington will distribute NSP funds to the areas of greatest need as illustrated by the revised map in Attachment A and the revised budget found in Attachment C. Data used to develop the revised map consists of components identified within the three categories in the NSP guidelines:

- a) Areas within Arlington that have the greatest percentage of home foreclosures,
- b) the highest percentage of homes financed by a sub-prime mortgage related loan, and
- c) areas within Arlington that are likely to face an increase in home foreclosures.

The revised target area is an expanded area, defined using previously established parameters cited above, and HUD's NSP Mapping Tool which defines the areas of greatest need based upon a foreclosure risk score and a vacancy risk score, and data from the Home Mortgage Disclosure Act regarding high risk loans. It is recognized that the Mapping Tool's estimated rate of foreclosure does not reflect "real" numbers of foreclosures but rather reflects neighborhood characteristics that are indicators of a high level of risk for foreclosure. However, an analysis of actual foreclosures occurring in 2009, shows that 70% of foreclosures in the City of Arlington have actually occurred in the proposed target area.

The vacancy risk score is calculated for census tracts which have a "foreclosure risk" score of 10 or higher and where the number of US Postal Service residential addresses represents at least 75 percent of the total housing units in a census tract as of 2000. If this



criterion is not met, the census tract vacancy rate score is based on the foreclosure risk score. If scored for vacancy, a score is obtained based upon a ranking received by multiplying the estimated foreclosure problem rate by the vacancy rate, with the vacancy rate being equal to the percentage of addresses 90 days or more vacant as a percent of all addresses in the census tract.

Activities performed under NSP will be targeted to meet the identified areas of greatest need as presented in Attachment A. Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Definitions and Descriptions:

(1) Definition of "blighted structure" in context of state or local law.

Response: The City of Arlington will define "blighted structure" as a property that is deteriorated, deteriorating or otherwise determined to be a substandard structure that constitutes a threat to human health, safety, and/or public welfare.

(2) Definition of "affordable rents." Note: Grantees may use the definition they have adopted for their CDBG program but should review their existing definition to ensure compliance with NSP program -specific requirements such as continued affordability.

Response: In the event that activities involving rental units are carried out as part of this grant, the City of Arlington will adopt the HOME affordable rent standards located at 24 CFR 92.252(a) (c) and (f).

(3) Describe how the grantee will ensure continued affordability for NSP assisted housing.

Response: For the purposes of homeownership, the City of Arlington will adopt the HOME affordability requirements located at 24 CFR 92.254 which will be imposed through deed restrictions and will ensure affordability by imposing recapture requirements as defined in the City of Arlington's Consolidated Plan.

Homeownership Assistance
Minimum period of Affordability in Years
Under \$15,000
5
\$15,000 to \$40,000
10
Over \$40,000
15

(4) Describe housing rehabilitation standards that will apply to NSP assisted activities.

Response: For the purposes of housing rehabilitation activities performed in the NSP grant, the City of Arlington will adopt the housing rehabilitation standards utilized in its CDBG and HOME funded Housing Rehabilitation Program. The housing rehabilitation standards require dwelling units to meet applicable local code.

Low Income Targeting:

The City of Arlington will designate a minimum of \$511,064 (25%) of NSP funds to benefit individuals or families at or below 50% of Area Median Income (AMI). Activities will include the purchase and redevelopment of abandoned or foreclosed homes or residential properties for sale or rent to households whose income does not exceed 50% of AMI; acquisition, rehabilitation, and resale of homes to households whose income does not exceed 50% of AMI; and homebuyer assistance for households whose incomes do not exceed 50% of AMI. The revised budget estimates that \$863,492 will benefit individuals or households whose incomes does not exceed 50% of AMI.

Acquisition and Relocation:

The City of Arlington will acquire 10 foreclosed properties for acquisition/ rehabilitation or acquisition/demolition/reconstruction. Five properties will be made available to households earning at or below 120% of the AMI and five will be made available to households earning at or below 50% of the AMI. The City seeks to acquire vacant foreclosed homes in compliance with HUD regulations for NSP. The City will designate the Arlington Housing Authority to use a portion of its allocation of NSP funds to acquire, rehabilitate and sell or acquire, demolish and redevelop single family housing on the site and sell the properties to qualified homebuyers. The Arlington Housing Authority is uniquely qualified to purchase deeply discounted foreclosed homes under the HUD Real Estate Owned (REO) program. HUD REO properties are occupied by persons displaced from Hurricane Katrina. Occupants of the HUD REO properties may be entitled to relocation assistance under the Uniform Relocation Act and Real Property Acquisition Policies Act and under section 104(d) of the Housing and Community Development Act of 1974. The Arlington Housing Authority, as the purchaser, would be responsible to comply with the applicable provisions of these Acts and provide relocation assistance as may be required. Relocation assistance may include moving costs, utility connection and disconnect fees, and rental assistance. It is anticipated that a substantial portion of relocation assistance may be satisfied through issuance of a special allocation of Housing Choice Vouchers for Hurricane Katrina evacuees to eligible households occupying the HUD REO units.

Public Comment:

Following is a summary of comments received during the comment period and public hearing held March 10, 2010.

The expansion of the target area received support by citizens and local realtors who expressed that homebuyers have had difficulty finding a home that meets their needs within the existing target areas. Comments received expressed that the expanded target area is anticipated to provide greater opportunity and selection to qualified homebuyers.

A total of six unduplicated comments were received from Arlington residents supporting the proposed amendment to the NSP Plan. Three written comments were received during the public comment period and three comments were received during the public hearing.



Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$2,359,958.42
Total Budget	\$0.00	\$2,359,958.42
Total Obligated	\$341,487.27	\$1,639,012.00
Total Funds Drawdown	\$201,038.99	\$1,268,836.48
Program Funds Drawdown	\$201,038.99	\$1,268,836.48
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$294,302.25	\$1,383,939.41
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	\$306,638.10	\$0.00
Limit on Admin/Planning	\$204,425.40	\$119,302.11
Limit on State Admin	\$0.00	\$119,302.11

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$511,063.50	\$903,268.24

Overall Progress Narrative:

As of the reporting date 6/30/10, 84% of all NSP funds had been obligated. As of the submission date of 7/30/10, 100% of NSP funds have been obligated. The homebuyer assistance activity is complete, with all funds utilized and 25 households assisted with down payment, closing costs, principal reduction and housing rehabilitation. Under the acquisition rehabilitation activities all targeted homes have been acquired and are being rehabilitated. One completed unit has been sold to an eligible homebuyer. Under the acquisition demolition activity, the goal to acquire two properties has been met. Demolition will begin in August 2010, with redevelopment activities taking place in late 2010 and early 2011.



Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
ADMIN, Administration	\$9,537.63	\$179,424.00	\$119,302.11
NSPADR001, Acquisition/Demo/Redevelopment	\$0.00	\$105,753.00	\$74.00
NSPAR01, Acquisition Rehab	\$2,805.89	\$760,932.00	\$350,887.00
NSPHA001, Homebuyer Assistance	\$188,695.47	\$998,145.00	\$798,459.37



Activities

Grantee Activity Number:	ADMIN
Activity Title:	Administration

Activity Category:

Administration

Project Number:

ADMIN

Projected Start Date:

03/01/2009

Benefit Type:

()

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Arlington

Overall	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$184,424.00
Total Budget	\$0.00	\$184,424.00
Total Obligated	(\$50,450.00)	\$153,974.00
Total Funds Drawdown	\$9,537.63	\$119,302.11
Program Funds Drawdown	\$9,537.63	\$119,302.11
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$7,296.45	\$125,481.75
City of Arlington	\$7,296.45	\$125,481.75
Match Contributed	\$0.00	\$0.00

Activity Description:

Administration and monitoring of Neighborhood Stabilization Program activities.

Location Description:

Administration

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
Neighborhood Stabilization Program	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number:	ADR-120-001
Activity Title:	Acquisition/Demolition/Redevelopment 120

Activity Category:

Clearance and Demolition

Project Number:

NSPADR001

Projected Start Date:

03/01/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Demo/Redevelopment

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Arlington

Overall	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$0.00
Total Budget	\$0.00	\$0.00
Total Obligated	\$27,138.00	\$27,138.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$700.00	\$1,050.00
City of Arlington	\$700.00	\$1,050.00
Match Contributed	\$0.00	\$0.00

Activity Description:

The areas of greatest need for demolition activities will be the highest risk census block groups in East Central Arlington. The expected benefit to income-qualified persons is homebuyer assistance for an affordable housing unit or development of a public facility such as a pocket park in a low income neighborhood.

This activity includes the acquisition, demolition and redevelopment of single family housing.

Location Description:

This activity will be made available to individuals and families who will reside within the areas of greatest need as illustrated in Appendix A. Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Activity Progress Narrative:

A substandard, blighted single family home located at 3107 Selfridge 76014 was acquired 6/11/10. Asbestos abatement and demolition will take place in August 2010. A single family home, affordable to households earning <120% of AMI will be redeveloped on this site.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	1/1



	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	1	1/1

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

Address	City	County	State	Zip	Status / Accept
3107 Selfridge	Arlington	NA	NA	76014	Not Validated / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Neighborhood Stabilization Program	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number: ADR-50-001

Activity Title: Acquisition/Demolition/Redevelopment 50

Activity Category:

Clearance and Demolition

Activity Status:

Under Way

Project Number:

NSPADR001

Project Title:

Acquisition/Demo/Redevelopment

Projected Start Date:

03/01/2009

Projected End Date:

07/30/2013

Benefit Type:

Direct (HouseHold)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

City of Arlington

Overall

	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$210,641.77
Total Budget	\$0.00	\$210,641.77
Total Obligated	\$0.00	\$0.00
Total Funds Drawdown	\$0.00	\$74.00
Program Funds Drawdown	\$0.00	\$74.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$0.00
City of Arlington	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

The areas of greatest need for demolition activities will be the highest risk census block groups in East Central Arlington. The expected benefit to income-qualified persons is homebuyer assistance for an affordable housing unit or development of a public facility such as a pocket park in a low income neighborhood.

The budget for this activity includes acquisition, demolition and redevelopment. The budget will be supplemented by program income from other activities.

Location Description:

Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Activity Progress Narrative:

During the reporting period, a conditional offer was made to acquire a substandard, blighted single family home at 1602 Browning. The home was acquired 7/28/10. Asbestos abatement and demolition will be completed in August 2010. Following demolition, a single family home will be redeveloped on this site.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/1



Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

Address	City	County	State	Zip	Status / Accept
1602 Browning	Arlington	NA	NA	76010	Not Validated / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Neighborhood Stabilization Program	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number: AR-120-001

Activity Title: Acquisition Rehab<120

Activity Category:

Acquisition - general

Project Number:

NSPAR01

Projected Start Date:

03/01/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition Rehab

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Arlington

Overall	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$742,091.13
Total Budget	\$0.00	\$742,091.13
Total Obligated	(\$71,906.68)	\$203,948.00
Total Funds Drawdown	\$1,050.00	\$311,916.02
Program Funds Drawdown	\$1,050.00	\$311,916.02
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	(\$273,941.66)	\$1,987.02
City of Arlington	(\$273,941.66)	\$1,987.02
Match Contributed	\$0.00	\$0.00

Activity Description:

The areas of greatest need for acquisition and rehabilitation of foreclosed properties include the highest risk census block groups in East Central Arlington and Southeast Arlington. The target area is now expanded to include other NSP eligible areas of the City to allow for greater flexibility for homebuyers and to broaden the impact of NSP activities to areas of need. The expected benefit to income-qualified persons is homebuyer assistance to acquire an affordable housing unit. A portion of the funds for this project will be used to assist households below 50% of AMI. Of 5 planned units developed under this project, four units will be provided for households below 50% AMI. The City intends to continue its acquisition / rehabilitation activity utilizing any program income that may be realized through the sale of rehabilitated properties.

Location Description:

This activity will be made available to individuals and families who will reside within the areas of greatest need as illustrated in Appendix A. Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Activity Progress Narrative:

In February 2010, the City acquired property located at 600 Squaw Creek Court. Rehabilitation is complete and the property was sold to an eligible homebuyer on 7/1/10. Three additional properties were acquired during the reporting period and rehabilitation is underway. An offer has been accepted for 7909 Copper Canyon and the remaining properties are being marketed for sale. Relocation notices were provided to occupied units. One claim for relocation was completed in July 2010, and two remain pending.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/4
# of Parcels acquired voluntarily	0	0/4

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	3	4/4
# of Singlefamily Units	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	0/4	0/4	0
# Owner Households	0	0	0	0/0	0/4	0/4	0

Activity Locations

Address	City	County	State	Zip	Status / Accept
8818 Katey Lane	Arlington	NA	NA	76017	Not Validated / N
7909 Copper Canyon Drive	Arlington	NA	NA	76002	Not Validated / N
5606 Indian Hill	Arlington	NA	NA	76018	Not Validated / N
600 Squaw Creek Ct	Arlington	NA	NA	76018	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	

Grantee Activity Number: AR-50-001
Activity Title: Acquisition Rehab <50

Activity Category:

Acquisition - general

Project Number:

NSPAR01

Projected Start Date:

03/01/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition Rehab

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Arlington

Overall	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$127,931.07
Total Budget	\$0.00	\$127,931.07
Total Obligated	\$213,460.57	\$285,875.00
Total Funds Drawdown	\$1,755.89	\$38,970.98
Program Funds Drawdown	\$1,755.89	\$38,970.98
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$277,479.79	\$349,894.22
City of Arlington	\$277,479.79	\$349,894.22
Match Contributed	\$0.00	\$0.00

Activity Description:

The areas of greatest need for acquisition and rehabilitation of foreclosed properties include the highest risk census block groups in East Central Arlington and Southeast Arlington. The target area is now expanded to include other NSP eligible areas of the City to allow for greater flexibility for homebuyers and to broaden the impact of NSP activities to areas of need. The expected benefit to income-qualified persons is homebuyer assistance to acquire an affordable housing unit. A portion of the funds for this activity will be used to assist households below 50% of AMI. Four units will be provided for households below 50% AMI. The City intends to continue its acquisition / rehabilitation activity utilizing any program income that may be realized through the sale of rehabilitated properties.

Location Description:

Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Activity Progress Narrative:

In January 2010, the City acquired four foreclosed town house units. Bids for rehabilitation of the units were received, and rehabilitation work is nearly complete. These units are currently for sale to income eligible households earning under 50% of the AMI.

Accomplishments Performance Measures

This Report Period

Cumulative Actual Total / Expected

Total

Total



Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

Address	City	County	State	Zip	Status / Accept
418 Central Park B	Arlington	NA	NA	76014	Not Validated / N
418 Central Park D	Arlington	NA	NA	76014	Not Validated / N
418 Central Park A	Arlington	NA	NA	76014	Not Validated / N
418 Central Park C	Arlington	NA	NA	76014	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	



Grantee Activity Number: HA-120-001

Activity Title: Homebuyers' Assistance <120

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSPHA001

Projected Start Date:

03/01/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Homebuyer Assistance

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Arlington

Overall

	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$713,380.78
Total Budget	\$0.00	\$713,380.78
Total Obligated	\$162,592.66	\$615,652.00
Total Funds Drawdown	\$118,381.99	\$515,286.99
Program Funds Drawdown	\$118,381.99	\$515,286.99
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$192,992.50	\$574,531.56
City of Arlington	\$192,992.50	\$574,531.56
Match Contributed	\$0.00	\$0.00

Activity Description:

Homebuyer assistance will be provided to qualified, income-eligible households for the homes acquired and rehabilitated in the areas of greatest need. The City will connect the NSP funds to programs for very low income households such as the Family Self-Sufficiency Program, Safe Haven Domestic Violence Shelter, and transitional housing programs for homeless persons. The expected benefit to income-qualified persons is homebuyer assistance for an affordable housing unit. Persons who have defaulted on a mortgage are not eligible for this program.

Location Description:

This activity will be made available to individuals and families who will reside within the areas of greatest need as illustrated in Appendix A. Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Activity Progress Narrative:

As of June 30, 2010, seventeen eligible homebuyers were assisted through this activity. Four properties were purchased during this reporting period. Rehabilitation work is underway, with completion expected by mid-August. As of May 3, 2010, all funds for this activity were committed and applications for assistance are not longer accepted for this activity.



Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	4	4	0/0	17/16	17/16	100.00
# Owner Households	0	4	4	0/0	17/16	17/16	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
6708 Kinross Drive	Arlington	NA	NA	76018	Not Validated / N
6003 Fenwick Drive	Arlington	NA	NA	76018	Not Validated / N
6007 Heatherglenn	Arlington	NA	NA	76017	Not Validated / N
6617 Watch Hill Court	Arlington	NA	NA	76002	Not Validated / N
1525 Brookleaf Drive	Arlington	NA	NA	76018	Not Validated / N
6415 Plainview Drive	Arlington	NA	NA	76018	Not Validated / N
1117 Royalcrest Drive	Arlington	NA	NA	76017	Not Validated / N
805 Wyndham Place	Arlington	NA	NA	76017	Not Validated / N
415 Lemon Street	Arlington	NA	NA	76018	Not Validated / N
1504 Sanibel Lane	Arlington	NA	NA	76018	Not Validated / N
501 Sussex Drive	Arlington	NA	NA	76014	Not Validated / N
6708 Ambercrest Dr	Arlington	NA	NA	76002	Not Validated / N
5301 Osage Drive	Arlington	NA	NA	76018	Not Validated / N
1052 Enfilar Lane	Arlington	NA	NA	76017	Not Validated / N
1727 Triumph Trail	Arlington	NA	NA	76002	Not Validated / N
6405 Julliette Run	Arlington	NA	NA	76002	Not Validated / N
308 Kalmia Drive	Arlington	NA	NA	76018	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	



Grantee Activity Number: HA-50-001
Activity Title: Homebuyers' Assistance <50

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSPHA001

Projected Start Date:

03/01/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Homebuyer Assistance

Projected End Date:

07/30/2013

Completed Activity Actual End Date:

06/30/2010

Responsible Organization:

City of Arlington

Overall	Apr 1 thru Jun 30, 2010	To Date
Total Projected Budget from All Sources	N/A	\$357,015.07
Total Budget	\$0.00	\$357,015.07
Total Obligated	\$60,652.72	\$352,425.00
Total Funds Drawdown	\$70,313.48	\$283,172.38
Program Funds Drawdown	\$70,313.48	\$283,172.38
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$89,775.17	\$330,994.86
City of Arlington	\$89,775.17	\$330,994.86
Match Contributed	\$0.00	\$0.00

Activity Description:

Homebuyer assistance will be provided to qualified, income-eligible households for the homes acquired and rehabilitated in the areas of greatest need. The City will connect the NSP funds to programs for very low income households such as the Family Self-Sufficiency Program, Safe Haven Domestic Violence Shelter, and transitional housing programs for homeless persons. The expected benefit to income-qualified persons is homebuyer assistance for an affordable housing unit. Persons who have defaulted on a mortgage are not eligible for this program.

Location Description:

This activity will be made available to individuals and families who will reside within the areas of greatest need as illustrated in Appendix A. Targeted census tracts include 1113.03, 1114.01, 1114.02, 1115.14, 1115.16, 1115.18, 1115.19, 1115.21, 1115.22, 1115.24, 1115.25, 1115.32, 1115.34, 1115.40, 1115.41, 1115.42, 1115.43, 1115.44, 1115.46, 1217.04, 1219.02, 1220, 1221, 1228, and 1229.

Activity Progress Narrative:

During this reporting period, one homeowner was assisted with acquisition, and rehabilitation of the property is underway. Overall, seven activities have been completed and all available funds have been obligated.



Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	6/8	0/0	6/8	100.00
# Owner Households	0	0	0	6/8	0/0	6/8	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
522 Angelina Drive	Arlington	NA	NA	76018	Not Validated / N
702 Salsbury Circle	Arlington	NA	NA	76018	Not Validated / N
6105 Tidewater Drive	Arlington	NA	NA	76018	Not Validated / N
807 Bracken Place	Arlington	NA	NA	76017	Not Validated / N
905 East Timberview Lane	Arlington	NA	NA	76014	Not Validated / N
5304 Yaupon Place	Arlington	NA	NA	76018	Not Validated / N
6716 Hillgreen Drive	Arlington	NA	NA	76002	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	