

Grantee: Hamilton City, OH

Grant: B-08-MN-39-0009

October 1, 2011 thru December 31, 2011 Performance Report



Grant Number:
B-08-MN-39-0009

Obligation Date:

Award Date:

Grantee Name:
Hamilton City, OH

Contract End Date:
03/23/2013

Review by HUD:
Submitted - Await for Review

Grant Amount:
\$2,385,315.00

Grant Status:
Active

QPR Contact:
Eugene F. Scharf

Estimated PI/RL Funds:
\$0.00

Total Budget:
\$2,385,315.00

Disasters:

Declaration Number

NSP

Narratives

Areas of Greatest Need:

For emergency assistance for redevelopment of abandoned and foreclosed homes and residential properties. The City will concentrate its efforts in the following Immi areas. Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & .02), Fairway Hills (Ct 13)

Distribution and and Uses of Funds:

The City will use its funds for the following eligible Neighborhood Stabilization Program (NSP) activities: Acquisiton -\$400,000 Clearance/Demolition - \$450,000 Rehabilitation/Reconstruction and New Construction \$759,000 Funding Mechanisms for Purchase - \$430,000 Public Facilities/Improvements - \$131,000 Administration - \$215,315 The city will also make sure at least 25% of the funds and their associated activities benefit residents that are at or below 50% of AMI.

Definitions and Descriptions:

Low Income Targeting:

Acquisition and Relocation:

Public Comment:

Overall

Total Projected Budget from All Sources

This Report Period

N/A

To Date

\$2,385,315.00

Total Budget

\$0.00

\$2,385,315.00

Total Obligated

\$0.00

\$2,385,315.00

Total Funds Drawdown

\$168,728.99

\$1,978,794.86



Program Funds Drawdown	\$168,728.99	\$1,978,794.86
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$1,805,480.87
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	\$357,797.25	\$0.00
Limit on Admin/Planning	\$238,531.50	\$172,245.99
Limit on State Admin	\$0.00	\$172,245.99

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$596,328.75	\$710,538.75

Overall Progress Narrative:

Progress in the months of October - December 2011

Demolition of blighted, nuisance properties using NSP1 funds are complete. Fifty-seven (57) properties were demolished stabilizing neighborhoods.

Rehabilitation of five (5) single-family housing units have been completed. These housing units have been transferred to Neighborhood Housing Services of Hamilton (NHS) for sale or rental use. One home has been sold to an income eligible household.

New construction of a four (4) unit structure for affordable rental housing on 1366 Harmon Ave is complete. All four (4) rental units are occupied by 50% AMI individuals/families.

Construction drawings and plans for new construction of 1 duplex, 2 rental housing units on Garden Ave for very-low income individuals/families are complete and being reviewed.

NHS Property Management and Marketing of NSP acquired properties continue.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
9999, Restricted Balance	\$0.00	\$0.00	\$0.00
NSP1-1, Purchase and Rehab - Acquisition	\$366.71	\$417,791.66	\$415,142.64



NSP2-1, Demolish Blighted Structures	\$2,857.16	\$550,277.35	\$534,890.44
NSP3-1, Redevelopment - Rehab/Reconstruction	\$102,701.25	\$394,461.25	\$357,695.26
NSP3-2, Redevelopment - Rehab/Reconstruction - 25% set aside	\$0.00	\$5,538.75	\$5,538.75
NSP3-3, Redevelopment - New Construction NHHH Harmon Ave -	\$54,794.87	\$435,000.00	\$349,742.49
NSP3-4, Redevelopment - New Construction NHHH and Habitat -	\$329.00	\$270,000.00	\$63,462.29
NSP3-5, Redevelop Properties -Housing Counseling	\$1,000.00	\$5,000.00	\$1,000.00
NSP4-1, Financing Mechanisms	\$0.00	\$0.00	\$0.00
NSP4-2, Financing Mechanisms - 25% set aside	\$0.00	\$0.00	\$0.00
NSP5-1, Redevelopment - Public Facilities and Improvements	\$0.00	\$50,000.00	\$50,000.00
NSP6-1, Administration	\$0.00	\$172,245.99	\$172,245.99
NSP7-1, Land Holding	\$6,680.00	\$85,000.00	\$29,077.00



Activities

Grantee Activity Number:	01/1
Activity Title:	Acquisition of Foreclosed and Abandoned Properties

Activity Category:

Acquisition - general

Project Number:

NSP1-1

Projected Start Date:

03/19/2009

Benefit Type:

Area Benefit (Census)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase and Rehab - Acquisition

Projected End Date:

03/18/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$417,791.66
Total Budget	\$0.00	\$417,791.66
Total Obligated	\$0.00	\$417,791.66
Total Funds Drawdown	\$366.71	\$415,142.64
Program Funds Drawdown	\$366.71	\$415,142.64
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$366.71	\$415,142.64
City of Hamilton	\$366.71	\$415,142.64
Match Contributed	\$0.00	\$0.00

Activity Description:

24CFR570.201(a) Acquire foreclosed, vacant and abandoned residential properties from financial institutions to stabilize neighborhoods. The purchase will be at a discount from the current market-appraised value of the home or property. City will average at least 10% below a current appraised value.

Transferred \$5,000.00 to activity 03/3 New Construction per approved program amendment dated 4/28/10 EOR2010-4-30.

Transferred \$35,000.00 from activity 04/1 Funding Mechanism per approved program amendment dated 7/28/10 EOR2010-7-64 to further acquisitions and projects costs associated with these properties.

Transferred \$21,768.51 from activity 06/1 Administration per approved program amendments dated 8/25/10 EOR2010-8-79 and 9/8/10 EOR2010-9-80 to further acquisitions and project costs associated with properties.

Transferred \$28,000.00 to activity 02/1 Clearance and Demolition and \$8,049.24 to 03/1 Rehabilitation per approved program amendment dated 11/10/10 EOR2010-11-95. Correction 4/29/11 should have transferred \$22,000.00 to activity 02/1 instead of \$28,000.00.

Trnasferred \$3,927.61 to activity 02/1 Clearance and Demolition per approved program amendment dated 4/13/11 EOR2011-4-24.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & .02), Fairway Hills (Ct 13)



Activity Progress Narrative:

There were no properties acquired during this reporting period.

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	28/8

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	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:	02/1
Activity Title:	Clearance & Demolition of Blighted Structures

Activity Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NSP2-1

Project Title:
Demolish Blighted Structures

Projected Start Date:
03/19/2009

Projected End Date:
03/18/2013

Benefit Type:
Area Benefit (Census)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
City of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$550,277.35
Total Budget	\$0.00	\$550,277.35
Total Obligated	\$0.00	\$550,277.35
Total Funds Drawdown	\$2,857.16	\$534,890.44
Program Funds Drawdown	\$2,857.16	\$534,890.44
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$2,857.16	\$534,890.44
City of Hamilton	\$2,857.16	\$534,890.44
Match Contributed	\$0.00	\$0.00

Activity Description:

24CFR570.201(d) Demolition and clearance of vacant dilapidated residential and commercial structures that have been determined to have a blighted effect and foreclosed and/or abandoned single family properties that would require more funds to rehabilitate than to demolish and reconstruct in order to stabilize and improve targeted neighborhoods.
 Transferred \$15,000.00 to activity 03/1 Rehab/Reconstruction per approved program amendment dated 4/28/10 EOR2010-4-30.
 Transferred \$104,500.00 from various activities per approved program amendment dated 6/23/10 EOR2010-6-46.
 Transferred \$28,000.00 from activity 01/1 Acquisition per approved program amendment dated 11/10/10 EOR2010-11-95.
 Correction 4/29/11 should have been \$22,000.00
 Transferred \$30,000.00 from activity 04/1 Funding Mechanisms per approved amendment dated 7/28/10 EOR2010-7-64 for project delivery costs associated with demolition of blighted and nuisance properties.
 Transferred \$15,000.00 from activity 03/1 Rehabilitation per approved amendment dated 9/8/10 EOR2010-9-80 for demolition costs associated with blighted and nuisance properties.
 Transferred \$3,977.35 various activities per approved amendment dated 4/13/11 EOR2011-4-24 for demolition and related project costs.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & .02), Fairway Hills (Ct 13)

Activity Progress Narrative:

Demolition of blighted, nuisance properties are complete. Fifty-seven (57) properties have been demolished stabilizing neighborhoods. Actual cumulative numbers showing incorrect in 3rd quarter report. Corrected in this quarter report.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	8/25
# of Businesses	0	0/1

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	-53	57/25
# of Singlefamily Units	-53	57/25

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: 03/1

Activity Title: Rehab/Reconstruction

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP3-1

Projected Start Date:

03/19/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment - Rehab/Reconstruction

Projected End Date:

03/18/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$394,461.25
Total Budget	\$0.00	\$394,461.25
Total Obligated	\$0.00	\$394,461.25
Total Funds Drawdown	\$102,701.25	\$357,695.26
Program Funds Drawdown	\$102,701.25	\$357,695.26
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$102,701.25	\$357,695.26
City of Hamilton	\$102,701.25	\$357,695.26
Match Contributed	\$0.00	\$0.00

Activity Description:

24CFR570.202 Rehabilitate and reconstruct acquired foreclosed and abandoned residential properties to bring to standard and marketable conditions and associated project costs.

13 Gordon Ave, 614 S. 4th St., 1069 Hayes, 135 Grant Circle and 11 Mavern.

Transferred \$2,000.00 to activity 02/1 Clearance/Demolition per approved program amendment dated 6/23/10 EOR2010-6-46.

Transferred \$50,000 from activity 04/1 Funding Mechanism and 07/1 Land Holding per approved program amendment dated 7/28/10 EOR2010-7-64 for rehab costs associated with 135 Grant Circle and project delivery costs.

Transferred \$15,000.00 to activity 02/1 Clearance/Demolition per approved program amendment dated 9/8/10 EOR2010-9-80.

Transferred \$8,049.24 from activity 01/1 Acquisition per approved program amendment dated 11/10/10 EOR2010-11-95.

Transferred \$49.24 to activity 02/1 Clearance/Demolition per approved program amendment dated 4/13/11 EOR2001-4-24.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & &.02), Fairway Hills (Ct 13)

Activity Progress Narrative:

Rehabilitation of 1069 Hayes, 135 Grant Circle, 11 Mavern Ave, 130 Gordon Ave, and 614 S 4th Street are complete. These properties have been transferred to NHH to be sold to income qualified individuals/families.

11 Mavern Avenue was sold to an income-eligible (80%) household on 11/11/11.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/5

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	1/5
# of Singlefamily Units	1	1/5

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	1	1	0/0	1/5	1/5	100.00
# Owner Households	0	1	1	0/0	1/5	1/5	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
11 Mavern Ave	Hamilton		Ohio	45011-	Match / 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:	03/3
Activity Title:	NHSH New Construction Harmon Ave four units

Activity Category:

Construction of new housing

Project Number:

NSP3-3

Projected Start Date:

03/19/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Redevelopment - New Construction NHSH Harmon Ave -

Projected End Date:

03/18/2013

Completed Activity Actual End Date:

Responsible Organization:

Neighborhood Housing Services of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$435,000.00
Total Budget	\$0.00	\$435,000.00
Total Obligated	\$0.00	\$435,000.00
Total Funds Drawdown	\$54,794.87	\$349,742.49
Program Funds Drawdown	\$54,794.87	\$349,742.49
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$54,794.87	\$349,742.49
Neighborhood Housing Services of Hamilton	\$54,794.87	\$349,742.49
Match Contributed	\$0.00	\$0.00

Activity Description:

24CRF570.201(m) In the event that rehabilitation or reconstruction is financially infeasible, new construction will be used. Amendment to budget per approved program amendment dated 4/29/10 EOR2010-4-30. Funds provided to NHSH toward the construction on Harmon Avenue of one (1) structure with four (4) units containing two (2) bedrooms each of affordable rental housing for very low-income eligible individuals and families whose income do not exceed 50% of area median.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & &.02), Fairway Hills (Ct 13)

Activity Progress Narrative:

The construction of one (1) structure with four (4) units of affordable rental housing for very-low income eligible individuals/families on 1366 Harmon Ave is complete pending payment of final invoices. The Certificate of Occupancy was issued 10/13/11 and units are fully occupied by households at 50% AMI.

Accomplishments Performance Measures

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



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	4	4/4
# of Singlefamily Units	4	4/4

Beneficiaries Performance Measures

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

Activity Locations

Address	City	County	State	Zip	Status / Accept
1366 Harmon Ave	Hamilton		Ohio	45011-	Match / 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:	03/4
Activity Title:	NHSH New Construction of Rental Housing

Activity Category:

Construction of new housing

Project Number:

NSP3-4

Projected Start Date:

03/19/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Redevelopment - New Construction NHSH and Habitat -

Projected End Date:

03/18/2013

Completed Activity Actual End Date:

Responsible Organization:

Neighborhood Housing Services of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$210,000.00
Total Budget	\$0.00	\$210,000.00
Total Obligated	\$0.00	\$210,000.00
Total Funds Drawdown	\$329.00	\$3,462.29
Program Funds Drawdown	\$329.00	\$3,462.29
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$329.00	\$3,462.29
Neighborhood Housing Services of Hamilton	\$329.00	\$3,462.29
Match Contributed	\$0.00	\$0.00

Activity Description:

24CFR570.201(m) In the event that rehabilitation or reconstruction is financially infeasible, new construction will be used to serve persons at or below 50% AMI.
 Amendment to activity for new construction of 1 duplex, 2 rental housing units on S. 2nd and Minster Street with Neighborhood Housing Services of Hamilton (NHSH) to serve persons at or below 50% AMI. Site location changed to Garden Avenue, this site was determined to be more feasible for new construction.
 Transferred \$10,000.00 to activity 02/1 Clearance/Demolition per approved program amendment dated 6/23/10 EOR2010-6-46.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & .02), Fairway Hills (Ct 13)

Activity Progress Narrative:

Construction drawings and plans for 1 duplex, 2 housing units on Garden Ave. for very-low income individuals/families are complete and being reviewed.

Accomplishments Performance Measures

This Report Period	Cumulative Actual Total / Expected
Total	Total

# ELI Households (0-30% AMI)	0	0/0
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	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/2
# of Singlefamily Units	0	0/2

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/2	0/0	0/2	0
# Renter Households	0	0	0	0/2	0/0	0/2	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: 03/5

Activity Title: Homebuyer Counseling

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSP3-5

Projected Start Date:

03/19/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelop Properties -Housing Counseling

Projected End Date:

03/18/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$5,000.00
Total Budget	\$0.00	\$5,000.00
Total Obligated	\$0.00	\$5,000.00
Total Funds Drawdown	\$1,000.00	\$1,000.00
Program Funds Drawdown	\$1,000.00	\$1,000.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$0.00
City of Hamilton	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

24CFR507.201(n) As a component of this activity, each homebuyer will receive and complete at least 8 hours of homebuyer counseling from a HUD-approved counseling agency before obtaining a mortgage loan.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & .02), Fairway Hills (Ct 13)

Activity Progress Narrative:

Homebuyer of 11 Mavern Ave. received and completed at least 8 hours of homebuyer counseling prior to obtaining their mortgage loan.

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	0/0	0/0	0/5	0
# Owner Households	0	0	0	0/0	0/0	0/5	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: 03/6

Activity Title: TriState Habitat for Humanity New Construction

Activity Category:

Construction of new housing

Project Number:

NSP3-4

Projected Start Date:

03/19/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Completed

Project Title:

Redevelopment - New Construction NHSH and Habitat -

Projected End Date:

03/18/2013

Completed Activity Actual End Date:

Responsible Organization:

TriState Habitat for Humanity

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$60,000.00
Total Budget	\$0.00	\$60,000.00
Total Obligated	\$0.00	\$60,000.00
Total Funds Drawdown	\$0.00	\$60,000.00
Program Funds Drawdown	\$0.00	\$60,000.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$60,000.00
TriState Habitat for Humanity	\$0.00	\$60,000.00
Match Contributed	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(m) In the event that rehabilitation or reconstruction is financially infeasible, new construction will be used to serve persons at or below 50% AMI.
Amendment to action plan for new construction of 1 residential unit for homebuyer on 1140 Azel Avenue with TriState Habitat for Humanity to serve persons at or below 50% AMI.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & &.02), Fairway Hills (Ct 13)

Activity Progress Narrative:

Complete

Accomplishments Performance Measures

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



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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number:	07/1
Activity Title:	Land Bank

Activity Category:

Land Banking - Disposition (NSP Only)

Project Number:

NSP7-1

Projected Start Date:

03/19/2009

Benefit Type:

Area Benefit

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Holding

Projected End Date:

03/01/2013

Completed Activity Actual End Date:

Responsible Organization:

Neighborhood Housing Services of Hamilton

Overall	Oct 1 thru Dec 31, 2011	To Date
Total Projected Budget from All Sources	N/A	\$85,000.00
Total Budget	\$0.00	\$85,000.00
Total Obligated	\$0.00	\$85,000.00
Total Funds Drawdown	\$6,680.00	\$29,077.00
Program Funds Drawdown	\$6,680.00	\$29,077.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$6,680.00	\$24,492.00
Neighborhood Housing Services of Hamilton	\$6,680.00	\$24,492.00
Match Contributed	\$0.00	\$0.00

Activity Description:

24 CFR 570.201 (a) Acquisition, (b) Disposition. The City of Hamilton planned to work with Neighborhood Housing Services of Hamilton (NHS) to establish and operate a land bank for foreclosed homes and residential properties. It has since been decided that a long term property management agreement method will be used. Transferred \$80,000.00 to activity 05/1 Construction/reconstruction of streets per approved program amendment dated 4/28/10 EOR2010-4-18 and \$50,000.00 to activity 02/1 Clearance/Demolition per approved program amendment dated 6/23/10 EOR2010-6-46. Transferred \$15,000.00 to activity 01/1 Acquisition per approved program amendment dated 7/28/10 EOR2010-7-64.

Location Description:

Citywide with priority given to Wilson-Symmes Park (Part CT 03), North Jefferson (Part CT 04), Second Ward (Part CT 03), North Dayton Lane (Part CT 06), Hanover-Walnut (CT 3 and 4), Jefferson (Part CT 04), North End (Part CT 06), Bonnacker-Lincoln (Part CT 04), East Hamilton (Part CT 09), Lindenwald (part CT 01), Rossville (Part CT 11), Starr Hill (Part CT 08), West Side (Part CT 09), Twinbrook/Timberhill (Part CT 12), German Village (Part Ct 07.01 & .02), Fairway Hills (Ct 13)

Activity Progress Narrative:

Management and marketing of NSP acquired properties by NHS continue. One sale approved by City Council and is ready to close. One offer to purchase has been received and is pending City Council approval.

Accomplishments Performance Measures

This Report Period	Cumulative Actual Total / Expected
Total	Total



of Properties

0

0/5

This Report Period
Total

Cumulative Actual Total / Expected
Total

of Housing Units

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

