

Grantee: Miami Gardens City, FL

Grant: B-08-MN-12-0017

July 1, 2015 thru September 30, 2015 Performance Report



Grant Number:

B-08-MN-12-0017

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

Miami Gardens City, FL

Contract End Date:

03/04/2013

Review by HUD:

Reviewed and Approved

Grant Award Amount:

\$6,866,119.00

Grant Status:

Active

QPR Contact:

Laurin Yoder

LOCCS Authorized Amount:

\$6,866,119.00

Estimated PI/RL Funds:

\$5,752,862.00

Total Budget:

\$12,618,981.00

Disasters:**Declaration Number**

No Disasters Found

Narratives**Areas of Greatest Need:**

The Title III of the Housing and Economic Recovery Act of 2008 states NSP funds shall be used with respect to individuals and families whose income does not exceed 120% AMI. The notice also indicates that grantees should give priority emphasis to areas of greatest need," including those: 1) with the greatest percentage of homes in foreclosures; 2) with the highest percentage of homes financed by subprime mortgage related loans; and 3) identified by the City as likely to face a significant rise in the rate of home foreclosures. The City of Miami Gardens had over 3,654 foreclosures during an 18-month period ending June 2008 according to data provided by HUD (www.huduser.org/publications/commdevl/nsp.html). The foreclosure rate for the City during this period was 12.4%.

The green shaded area on the map[1] below shows the overall effect of foreclosures in the City.

City of Miami Gardens

Foreclosed Properties Repossessed by Lender

Nov 2007 to July 2008

In researching and analyzing foreclosures in Miami Gardens, City staff found that areas of greatest need are consistent with low and moderate areas identified in the City's consolidated plan. In the context of this substantial amendment, specific emphasis of highest priority will be directed to areas with the greatest percentage of home foreclosures, areas with the highest percentage of homes financed by a subprime mortgage related loan, and areas that have been identified as likely to face a significant rise in the rate of foreclosures.

Additional data from HUD(**) on the chart below indicates that census tracts in Miami Gardens that have been identified as areas of greatest need include the following:

Census Tracts * Estimated Number of Foreclosures * Estimated Number of Mortgages * Estimated. Foreclosure Rate * Est Hi/Cost (subprime) Loan Rates

009902	540	4,333	12.5%	58.6%
009802	429	4,552	9.4%	42.1%
010002	426	3,394	12.6%	59.0%
009502	340	2,803	12.1%	56.9%
000502	299	2,467	12.1%	54.1%
010009	287	2,437	11.8%	54.9%
010006	286	2,401	11.9%	55.5%
009400	263	1,942	13.5%	64.5%
010001	240	1,852	13.0%	61.3%
000401	234	1,983	11.8%	55.1%
010010	228	1,654	13.8%	65.7%
000403	212	1,540	13.8%	65.6%
009901	183	1,583	11.6%	53.8%
000501	181	1,396	13.0%	61.3%
009903	176	1,498	11.7%	54.8%
009501	132	1,042	12.7%	59.9%
000402	121	909	13.3%	63.4%
009600	119	1,080	11.0%	50.9%
009904	105	747	14.1%	67.1%

The HUD data shows that the highest estimated number of foreclosures (540) was found to be in tract 00902, with an estimated foreclosure rate of 12.5%. However, the census tract with the highest foreclosure rate (14.1%) was tract 009904. This census tract was also found to have the highest rate (67.1%) of estimated high cost or subprime loans. The data sh



proposes that its subsidy assistance be in the form of a 15 year forgivable mortgage loan with a recapture provision. Any program income generated by the sale, rental, redevelopment, rehabilitation, or any other eligible use that is in excess of the cost to acquire and redevelop (including reasonable development fees) shall be used in accordance with the provisions of Section 2301 of the Housing and Economic Recovery Act of 2008.

6. Program administration (\$686,611.90): In accordance with HUD's notice governing the use of NSP Funds, grantees may use up to 10% of its allocation

Distribution and and Uses of Funds:

for general program administration costs. This activity will include things like advertising, homebuyer counseling, and program staffing.

****On March 28, 2012, the City requested Technical Assistance on program income and the instruction provided by HUD and the DRGR Help Desk was that we needed to increase the proposed budget numbers to reflect the expected program income. This would allow us to use the program income in the line of credit. No amendment will be necessary for this budget adjustment as the funds that are being received as "program income" will be utilized for the same activities created in the action plan and within the limits provided in it.

****Technical assistance was once again obtained as the City has not been able to Draw Down funds. It was determined that despite the Project Budgets being updated with the correct amounts, the Activities were not updated to the correct amounts. This required the Action Plan to be updated again, although the change was only done so that the Project Budgets would match the Activity Budgets.

Definitions and Descriptions:

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

Response:

Blighted structure: A structure is blighted when it exhibits objectively determinable signs of deterioration sufficient to constitute a threat to human health, safety, and public welfare.

For the purposes of the NSP, a blighted structure echoes the criteria for slum and blight found in Florida Statutes Chapter 163.340, which outlines the following conditions:

1. Building deterioration
2. Site deterioration or site deficiencies
3. Unsanitary and unsafe conditions and incompatible uses
4. Six or more ownership parcels per block
5. Buildings greater than 40 years of age
6. Presence of closed/vacant buildings
7. Presence of vacant lots
8. Buildings in violation of property maintenance code violations
9. Presence of buildings scheduled for demolition

A blighted structure will meet one or more of the aforementioned criteria.

Abandoned: A home is abandoned when mortgage or tax foreclosure proceedings have been initiated for that property, no mortgage or tax payments have been made by the property owner for at least 90 days, AND the property has been vacant for at least 90 days.

(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:

The City will apply the maximum rent levels as published by the HUD annually and will ensure that any housing provided through this initiative is affordable.

Affordable in this category is defined as monthly rents or mortgage payments including taxes and insurance that do not exceed 30 percent (30%) of the maximum monthly income allowed for the applicant's income category as indicated in Sections 420.9071 (19), (20) and (28), F.S. However, the City will not limit an individual household's ability to devote more than 30% of its income for housing, if the first mortgage lender is satisfied that the household can afford mortgage payments in excess of the 30% benchmark.

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

Response:

As it relates to homeownership, a subsidy program will be develo

Definitions and Descriptions:

ped to provide up to \$55,000 in subsidy, depending on the affordability needs of the buyers. Terms of this subsidy program will include, but are not limited to a 15-year secured mortgage. These mortgages will carry zero (0) interest, no repayment would be required unless the property is sold, rented or transferred prior to the completion of the affordability period. To ensure affordability, the buyer will be required to execute a Promissory Note, which will be secured by a recorded Mortgage and Security Agreement, for the amount of assistance being provided. The terms stipulated on the documents require that the buyer continue to own and occupy the property throughout the affordability period of 15 years. Throughout the affordability period, staff will conduct periodic monitorings to ensure owner occupancy. If the buyer ceases to own and occupy the property, the full outstanding amount of assistance provided will be immediately due and payable. An exception will be made in the case of death, whereby the heirs can assume the debt provided that they are certified as income eligible and the property becomes their primary residence.

In relation to rental housing, the City will ensure that rents do not exceed the rental limits adjusted for bedroom size as defined by the Florida Housing Finance Corporation. This will be done thru the required sub-recipient agreements with the entity (ies) that will carry out the proposed housing units that will be rented to individuals earning less than 50% of A.M.I.

Any program income generated by the sale, rental, redevelopment, rehabilitation, or any other eligible use that is in excess of the cost to acquire and redevelop (including reasonable development fees) shall be used in accordance with the provisions of



Section 2301 of the Housing and Economic Recovery Act of 2008.

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

Response:

Housing rehabilitation standards for NSP activities will be consistent with the City's existing Housing Policy which includes an inspection of the property by a licensed inspector for Housing Quality Standards (HQS) and compliance with current building codes. Rehabilitation will be performed by licensed contractors that have been certified and approved by the City to work on HUD funded projects.

Low Income Targeting:

The City of Miami Gardens will allocate \$1,716,529.70 (25% of the total funds) for the purchase and rehabilitation of ten (10) to fifteen (15) foreclosed upon properties for the purpose of providing rental homes for households and individuals earning less than 50% of area median income. The City intends to convey the properties to an eligible developer with a restrictive covenant placed on the land to ensure the desired use. The City proposes an activity that will be targeted at providing permanent housing for individuals that are aging out of the state's Foster Care Program.

Acquisition and Relocation:

The City has identified approximately (30) properties that are currently abandoned and/or boarded-up with extensive code liens that will be included in the NSP program. \$130,000 will be allocated for the demolition of these properties. Other considerations for demolition activities include structures that are deemed blighted as well as non-Homestead properties.

The City intends to purchase and rehabilitate twenty (20) to twenty-five (25) single-family units for resale to eligible buyer with income of no more than 120% of area median income. The resale of these will be sold to owner/occupants only. The City also proposes to provide a subsidy program that would provide a maximum of \$55,000, depending on the affordability needs of the buyer. Other terms of the subsidy program include, but are not limited to a 15-year secured mortgage. No repayment would be required unless property is sold, rented or transferred prior to completion of affordability period, zero (0) interest, no monthly repayment. Eligible buyers would also be required to attend an 8-hour Homebuyer Course.

Ten (10) to fifteen (15) foreclosed upon properties will be converted for the purpose of providing rental homes for households and individuals earning less than 50% of area median income. The target population for this activity will be individuals that are aging out of the state's Foster Care Program with the purpose of providing permanent housing. The City intends to convey the properties to an eligible developer with a restrictive covenant placed on the land to ensure the desired use.

Any program income generated by the sale, rental, redevelopment, rehabilitation, or any other eligible use that is in excess of the cost to acquire and redevelop (including reasonable development fees) shall be used in accordance with the provisions of Section 2301 of the Housing and Economic Recovery Act of 2008.

Public Comment:

No written comments were received during the 15-day comment period. The proposed uses of funds were advertised on the City's website as well as in the newspaper of population circulation. Additionally, the Department of Community Development hosted a City Council workshop/public hearing on October 30, 2008, at which time public comments were received.

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$12,618,981.00
Total Budget	\$452,612.80	\$12,618,981.00
Total Obligated	\$452,612.80	\$12,618,981.00
Total Funds Drawdown	\$33,458.80	\$11,578,570.72
Program Funds Drawdown	\$0.00	\$6,275,441.48
Program Income Drawdown	\$33,458.80	\$5,303,129.24
Program Income Received	\$42,634.82	\$5,329,861.96
Total Funds Expended	\$28,660.38	\$11,673,985.56
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	\$1,029,917.85	\$0.00
Limit on Admin/Planning	\$686,611.90	\$708,831.13
Limit on State Admin	\$0.00	\$708,831.13

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$1,716,529.75	\$3,701,330.94

Overall Progress Narrative:

During the 3rd quarter of 2015, the City of Miami Gardens sold 1 home to an eligible first time homebuyers resulting in \$42,634.82 of Program Income. The total number of general contractors used for the rehabilitation and redevelopment of these homes is 42 from the inception of the program.

Overall, the City has purchased 74 properties, sold 67, and conveyed 2, for a total of \$5,329,861.96 in program income.

Over the next quarter, NSP staff will be verifying that all property addresses are represented correctly in DRGR.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
NSP01-#1, Rehabilitation and Reconstruction of multifamily	\$0.00	\$3,701,330.94	\$1,688,311.29
NSP01-#2, Demolition	\$0.00	\$70,637.77	\$59,399.30
NSP01-#3, Property Acquisition, Rehabilitation, and Financial	\$0.00	\$7,585,114.19	\$4,220,443.05
NSP01-#4, Program Administration	\$0.00	\$1,261,898.10	\$307,287.84
NSP01-#7, Re-development of vacant land	\$0.00	\$0.00	\$0.00



Activities

Project # / Title: NSP01-#1 / Rehabilitation and Reconstruction of multifamily

Grantee Activity Number: #1
Activity Title: permanent housing for households earning <50% AMI

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP01-#1

Projected Start Date:

03/04/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Rehabilitation and Reconstruction of multifamily

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Miami Gardens and sub-grantee

Overall	Jul 1 thru Sep 30, 2015	To Date
Total Projected Budget from All Sources	N/A	\$3,701,330.94
Total Budget	\$257,351.52	\$3,701,330.94
Total Obligated	\$257,351.52	\$3,701,330.94
Total Funds Drawdown	\$4,435.00	\$3,431,210.27
Program Funds Drawdown	\$0.00	\$1,688,311.29
Program Income Drawdown	\$4,435.00	\$1,742,898.98
Program Income Received	\$42,634.82	\$1,210,208.81
Total Funds Expended	\$71,205.15	\$2,890,347.18
City of Miami Gardens and sub-grantee	\$71,205.15	\$2,890,347.18
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity will include the purchase and rehabilitation of program eligible properties for further sale or conveyance. The City has several eligible homebuyers that meet this set-aside income requirement. As the homes purchased under this activity become ready, these buyers will be given an opportunity to purchase these homes. The homes that are not purchased will be conveyed to an eligible non-profit organization to be managed as a rental property for income eligible tenants. The agencies will be selected by way of Request For Qualifications Process (RFQ) and will be approved by City Council. We expect to convey approximately ten properties to eligible first time homebuyers.

2/2013 - This activity is being updated to more accurately reflect the number of properties the City anticipates selling and/or renting to LH25 households.

Location Description:

Various Single Family Homes within the following Census Tracts:



0099.02, 0098.02, 0100.02, 0095.02, 0005.02, 0100.09, 0100.06, 0094.00, 0100.01, 0004.01, 0100.10, 0004.03, 0099.01, 0005.01, 0099.03, 0095.01, 0004.02, 0096.00, 0099.04.

Activity Progress Narrative:

During the 3rd quarter of 2015, the City continued its efforts to identifying homebuyers who will meet the criteria for the LH25. By the end of the quarter, construction was completed on another LH25 home, and the closing took place with a first time homebuyer. The total number of homes completed and sold to date to LH25 households is 20. The City has 3 more properties which have been reserved for the LH25 population.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	20/23
#Additional Attic/Roof Insulation	1	20/23
#Efficient AC added/replaced	1	20/23
#Replaced thermostats	1	20/23
#Replaced hot water heaters	1	20/23
#Light Fixtures (indoors) replaced	11	164/69
#Light fixtures (outdoors)	4	77/23
#Refrigerators replaced	1	20/23
#Low flow toilets	2	27/23
#Low flow showerheads	1	26/23
# ELI Households (0-30% AMI)	0	2/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	20/23
# of Singlefamily Units	1	20/23

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	1	0	1	20/23	0/0	20/23	100.00
# Owner Households	1	0	1	18/21	0/0	18/21	100.00
# Renter Households	0	0	0	2/2	0/0	2/2	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
19200 NW 34 Court	Miami Gardens		Florida	33056	Match / Y

Address Support Information



Address: 19200 NW 34 Court, Miami Gardens, Florida 33056

Property Status:	Affordability Start Date:	Affordability End Date:
Completed	07/28/2015	07/28/2030

Description of Affordability Strategy:

Mortgage, promissory note and affordability rider recorded on the property for a period of 15-years in the public record of Miami-Dade County.

Activity Type for End Use:	Projected Disposition Date:	Actual Disposition Date:
Rehabilitation/reconstruction of residential		07/28/2015

National Objective for End Use:	Date National Objective is met:	Deadline Date:
NSP Only - LH - 25% Set-Aside	07/28/2015	

Description of End Use:

The property was acquired and fully rehabilitated and sold to a first-time homebuyer whose household income was below 50% of the AMI. The City provided a 2nd mortgage in the amount of \$55,000.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Project # / Title: NSP01-#2 / Demolition

Grantee Activity Number:	#2
Activity Title:	Demolition of blighted and abandoned housing units

Activity Category:
Clearance and Demolition

Project Number:
NSP01-#2

Projected Start Date:
03/04/2009

Benefit Type:
Area ()

National Objective:
NSP Only - LMMI

Activity Status:
Under Way

Project Title:
Demolition

Projected End Date:
03/04/2013

Completed Activity Actual End Date:

Responsible Organization:
City of Miami Gardens

Overall	Jul 1 thru Sep 30, 2015	To Date
Total Projected Budget from All Sources	N/A	\$70,637.77
Total Budget	\$0.00	\$70,637.77



Total Obligated	\$0.00	\$70,637.77
Total Funds Drawdown	\$0.00	\$70,637.77
Program Funds Drawdown	\$0.00	\$59,399.30
Program Income Drawdown	\$0.00	\$11,238.47
Program Income Received	\$0.00	\$8,958.00
Total Funds Expended	\$0.00	\$50,651.29
City of Miami Gardens	\$0.00	\$50,651.29
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity involves the demolition of abandoned and blighted single family properties. Once demolished, the City will look to redevelop said vacant lots into new residential housing units to be occupied by income eligible first-time homebuyers. 2/2013 - There was a minor error made when this activity was originally set up. Therefore, this modification corrects the performance measure from Direct Benefit to Area Benefit.

Location Description:

City Wide in designated census tracts

Activity Progress Narrative:

During this period no properties were demolished.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	5/11

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	5/11
# of Singlefamily Units	0	5/11

Beneficiaries Performance Measures

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

LMI%:	
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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

Project # / Title: NSP01-#3 / Property Acquisition, Rehabilitation, and Financial**Grantee Activity Number: #3****Activity Title: Acquisition****Activity Category:**

Acquisition - general

Activity Status:

Under Way

Project Number:

NSP01-#3

Project Title:

Property Acquisition, Rehabilitation, and Financial

Projected Start Date:

03/04/2009

Projected End Date:

03/04/2013

Benefit Type:

Direct (HouseHold)

Completed Activity Actual End Date:**National Objective:**

NSP Only - LMMI

Responsible Organization:

City of Miami Gardens

Overall**Jul 1 thru Sep 30, 2015****To Date****Total Projected Budget from All Sources**

N/A

\$3,618,818.89

Total Budget

\$0.00

\$3,618,818.89

Total Obligated

\$0.00

\$3,618,818.89

Total Funds Drawdown

\$0.00

\$3,617,818.89

Program Funds Drawdown

\$0.00

\$2,705,515.15

Program Income Drawdown

\$0.00

\$912,303.74

Program Income Received

\$0.00

\$3,331,900.53

Total Funds Expended

(\$50,403.79)

\$3,488,540.23

City of Miami Gardens

(\$50,403.79)

\$3,488,540.23

Match Contributed

\$0.00

\$0.00

Activity Description:

Acquisition of abandoned and foreclosed single family housing units. The budgeted amount for acquisition is being increased by \$500,000.

2/2013 - When the NSP activities were originally set up, the City anticipated accomplishments of 36 LMMI housing units under Property Acquisition, Rehabilitation and Homeownership Assistance. Unfortunately, when entered into DRGR, the projected accomplishments were triplicated for a total of 108 housing units. Therefore this activity modification reflects a minor change in order to correct this triplicate error by deleting the accomplishments in the Acquisition and Homeownership Assistance activities, and places all accomplishments in the Rehabilitation Activity. The modification also more accurately reflects the number of LMMI housing units the City projects to accomplish by close out.



Location Description:

City Wide in designated priority census tracts

Activity Progress Narrative:

There were no acquisitions during this quarter. However NSP staff is making an adjustment in the amount of funds expended in this activity; reducing it by \$50,403. This is because the City needed to move two properties that were acquired under LMMI Activity #3 (Acquisition) to Activity #1 (LH25) in order to meet the LH25 set aside requirement.

Accomplishments Performance Measures

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

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	0/0	0
# Owner Households	0	0	0	0/0	0/0	0/0	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: #4

Activity Title: Housing Rehabilitation-Single Family

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP01-#3

Projected Start Date:

07/01/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Property Acquisition, Rehabilitation, and Financial

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Miami Gardens

Overall	Jul 1 thru Sep 30, 2015	To Date
Total Projected Budget from All Sources	N/A	\$3,944,839.88
Total Budget	\$150,000.00	\$3,944,839.88
Total Obligated	\$150,000.00	\$3,944,839.88
Total Funds Drawdown	\$75.00	\$3,728,617.24
Program Funds Drawdown	\$0.00	\$1,493,472.48
Program Income Drawdown	\$75.00	\$2,235,144.76
Program Income Received	\$0.00	\$778,794.62
Total Funds Expended	(\$17,584.46)	\$4,525,882.20
City of Miami Gardens	(\$17,584.46)	\$4,525,882.20
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity will involve the rehabilitation of residential properties acquired by the City. 2/2013 - When the NSP activities were originally set up, the City anticipated accomplishments of 36 LMMI housing units under Property Acquisition, Rehabilitation and Homeownership Assistance. Unfortunately, when entered into DRGR, the projected accomplishments were triplicated for a total of 108 housing units. Therefore this activity modification reflects a minor change in order to correct this triplicate error by deleting the accomplishments in the Acquisition and Homeownership Assistance activities, and places all accomplishments in the Rehabilitation Activity. The modification also more accurately reflects the number of LMMI housing units the City projects to accomplish by close out.

Location Description:

City Wide in priority census tracts

Activity Progress Narrative:

NSP staff is making an adjustment in the amount of funds expended in this activity; reducing it by \$17,584.46. This is because the City needed to move two properties that were originally maintained under LMMI Activity #4 (Rehab) to Activity #1 (LH25) in order to meet the LH25 set aside requirement. Thus far the City has sold 49 homes to households that meet the LMMI criteria. The City has 2 more properties which will go out to bid in the next quarter and will be sold to LMMI households.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	49/51
#Additional Attic/Roof Insulation	0	49/51
#Efficient AC added/replaced	0	49/51
#Replaced thermostats	0	49/51
#Replaced hot water heaters	0	49/51
#Light Fixtures (indoors) replaced	0	335/102
#Light fixtures (outdoors)	0	159/102
#Refrigerators replaced	0	49/51
#Low flow toilets	0	78/77
#Low flow showerheads	0	72/77

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	49/51
# of Singlefamily Units	0	49/51

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	26/51	49/51	53.06
# Owner Households	0	0	0	0/0	26/51	49/51	53.06

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	

Project # / Title: NSP01-#4 / Program Administration

Grantee Activity Number: #6
Activity Title: Program Administration

Activity Category: Administration
Activity Status: Under Way



Project Number:

NSP01-#4

Projected Start Date:

03/04/2009

Benefit Type:

()

National Objective:

N/A

Project Title:

Program Administration

Projected End Date:

03/31/2013

Completed Activity Actual End Date:**Responsible Organization:**

City of Miami Gardens

Overall**Total Projected Budget from All Sources****Jul 1 thru Sep 30, 2015**

N/A

To Date

\$1,261,898.10

Total Budget

\$45,261.28

\$1,261,898.10

Total Obligated

\$45,261.28

\$1,261,898.10

Total Funds Drawdown

\$28,948.80

\$708,831.13

Program Funds Drawdown

\$0.00

\$307,287.84

Program Income Drawdown

\$28,948.80

\$401,543.29

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$25,443.48

\$697,109.24

City of Miami Gardens

\$25,443.48

\$697,109.24

Match Contributed

\$0.00

\$0.00

Activity Description:

Administration of entire NSP (round 1).

Location Description:

city Wide

Activity Progress Narrative:

NSP staff continues to work toward meeting the NSP program requirements and reporting accomplishments.

Accomplishments Performance Measures**No Accomplishments Performance Measures**

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

