

**Grantee: North Miami, FL**

**Grant: B-08-MN-12-0019**

**July 1, 2012 thru September 30, 2012 Performance Report**

---



**Grant Number:**

B-08-MN-12-0019

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

North Miami, FL

**Contract End Date:**

03/25/2013

**Review by HUD:**

Submitted - Await for Review

**Grant Amount:**

\$2,847,089.00

**Grant Status:**

Active

**QPR Contact:**

No QPR Contact Found

**Estimated P/RL Funds:**

\$859,065.87

**Total Budget:**

\$3,706,154.87

## Disasters:

**Declaration Number**

NSP

## Narratives

**Areas of Greatest Need:**

The City of North Miami has suffered a tremendous number of foreclosures and as of October 2008, there were approximately one thousand (1000) properties either foreclosed or in foreclosure status as recorded in Miami-Dade County Public Records. All neighborhoods have been affected by the foreclosure problem and pursuant to the Neighborhood Stabilization Program (NSP) requirements, the City will use its funding allocation of \$2,847,089 from the U.S. Department of Housing and Urban Development (HUD) to benefit those neighborhoods affected the most by foreclosures.

**Distribution and Uses of Funds:**

In order to stabilize the most affected neighborhoods, the City will utilize NSP funds, in those areas with 1) the highest percentages of foreclosures 2) the highest percentage of homes financed by subprime mortgage related loans, and 3) likely to face a significant rise in the rate of foreclosures. The neighborhoods with the greatest needs are identified by census tracts 208, 209, 210, 304, 305 and 406, these neighborhoods have the largest concentration of low income households. Targeting these neighborhoods will help stabilize the area and revitalize the community as a whole.

**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**

\$3,706,154.87

**Total Budget**

\$0.00

\$3,706,154.87

**Total Obligated**

\$0.00

\$3,706,154.87



<b>Total Funds Drawdown</b>	\$195,915.57	\$3,521,792.08
<b>Program Funds Drawdown</b>	\$0.00	\$2,466,810.64
<b>Program Income Drawdown</b>	\$195,915.57	\$1,054,981.44
<b>Program Income Received</b>	\$0.00	\$859,065.87
<b>Total Funds Expended</b>	\$0.00	\$3,325,876.51
<b>Match Contributed</b>	\$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	\$427,063.35	\$0.00
Limit on Admin/Planning	\$284,708.90	\$276,148.05
Limit on State Admin	\$0.00	\$276,148.05

## Progress Toward Activity Type Targets

## Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$711,772.25	\$1,037,572.98

## Overall Progress Narrative:

The City of North Miami is in the process of rehabilitating several NSP1 properties in an effort to get them buyer ready and meet its national objective

## Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
200, Acq &Rehab Foreclosed prop.	\$0.00	\$3,335,540.00	\$2,291,610.01
300, NSP Administration	\$0.00	\$370,614.87	\$175,200.63
9999, Restricted Balance	\$0.00	\$0.00	\$0.00
BCKT, Bucket Project	\$0.00	\$0.00	\$0.00



## Activities

<b>Grantee Activity Number:</b>	<b>202</b>
<b>Activity Title:</b>	<b>Acq.&amp; Rehab. of Single Family Rental Units-LH 25</b>

**Activity Category:**

Acquisition - general

**Project Number:**

200

**Projected Start Date:**

03/16/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acq &Rehab Foreclosed prop.

**Projected End Date:**

12/31/2012

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of North Miami

Overall	Jul 1 thru Sep 30, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,037,572.98
<b>Total Budget</b>	\$0.00	\$1,037,572.98
<b>Total Obligated</b>	\$0.00	\$1,037,572.98
<b>Total Funds Drawdown</b>	\$76,290.00	\$1,025,573.04
<b>Program Funds Drawdown</b>	\$0.00	\$623,483.06
<b>Program Income Drawdown</b>	\$76,290.00	\$402,089.98
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$802,858.94
City of North Miami	\$0.00	\$802,858.94
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition of single family homes for rehabilitation and rental to eligible households at or below 50 percent of median family income.

**Location Description:**

Location Description: The City will target location with the highest concentration of individuals and or families whose income does not meet 50% of the area median income. See below: Census Tract Block Group Census Tract Block Group Census Tract Block Group 208 1 208 2 208 3 208 4 305 2 305 3 306 1 210 2 306 2 210 3 210 4

**Activity Progress Narrative:**

Revisions were made in order to correct beneficiary data. The City has designated 1255 NE 142 Street as a 25% set aside, the property will be sold to eligible income homeowner. The City has completed windows and shutters and will be bidding for interior rehab in the coming weeks.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Properties</b>	-2	5/5



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	-2	9/10

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	-6	0	-6	5/10	0/0	5/10	100.00
# of Persons	0	0	0	0/0	0/0	0/0	0
# Renter Households	-6	0	-6	5/10	0/0	5/10	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:** 203  
**Activity Title:** Single family acquisition, rehab and resale

**Activity Category:**

Acquisition - general

**Project Number:**

200

**Projected Start Date:**

03/16/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acq &Rehab Foreclosed prop.

**Projected End Date:**

12/31/2012

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of North Miami

**Overall**

	<b>Jul 1 thru Sep 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$2,297,967.02
<b>Total Budget</b>	\$0.00	\$2,297,967.02
<b>Total Obligated</b>	\$0.00	\$2,297,967.02
<b>Total Funds Drawdown</b>	\$119,625.57	\$2,220,070.99
<b>Program Funds Drawdown</b>	\$0.00	\$1,668,126.95
<b>Program Income Drawdown</b>	\$119,625.57	\$551,944.04
<b>Program Income Received</b>	\$0.00	\$859,065.87
<b>Total Funds Expended</b>	\$0.00	\$2,246,869.52
City of North Miami	\$0.00	\$2,246,869.52
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquire foreclosed and abandoned single family homes for rehabilitation and resale to eligible homebuyers.

**Location Description:**

These funds will target areas with the highest foreclosure abandonment risk scores stated below: Census Tract Block Group  
 Census Tract Block Group Census Tract Block Group 304 2 401 3 304 3 405 1 304 4 405 2 304 5 405 3 304 6 405 4 304 7 406  
 1 304 8 406 2 305 2 406 6 305 3 406 7 306 1 210 2 306 2 210 3 210 4

**Activity Progress Narrative:**

Revisions were made in order to correct beneficiary data. The City is in the process of rehabbing two additional properties.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	-5	9/14
	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Housing Units</b>	-5	9/14



### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	6/0	3/14	10/14	90.00
# of Persons	0	0	0	0/0	0/0	0/0	0
# Owner Households	0	0	0	6/0	3/14	10/14	90.00

### 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:** 301

**Activity Title:** Administrative Expenses

**Activity Category:**

Administration

**Activity Status:**

Under Way

**Project Number:**

300

**Project Title:**

NSP Administration

**Projected Start Date:**

03/16/2009

**Projected End Date:**

12/31/2009

**Benefit Type:**

N/A

**Completed Activity Actual End Date:**

**National Objective:**

N/A

**Responsible Organization:**

City of North Miami

**Overall**

	<b>Jul 1 thru Sep 30, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$370,614.87
<b>Total Budget</b>	\$0.00	\$370,614.87
<b>Total Obligated</b>	\$0.00	\$370,614.87
<b>Total Funds Drawdown</b>	\$0.00	\$276,148.05
<b>Program Funds Drawdown</b>	\$0.00	\$175,200.63
<b>Program Income Drawdown</b>	\$0.00	\$100,947.42
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$276,148.05
City of North Miami	\$0.00	\$276,148.05
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Administrative expenses to cover the cost of personnel, citizen participation activities and other related program expenses.

**Location Description:**

776 NE 125 Street, North Miami, FL 33161

**Activity Progress Narrative:**

Funds used for administration and program oversight.

**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

---

