

**Grantee: Hemet, CA**

**Grant: B-08-MN-06-0508**

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

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**Grant Number:**

B-08-MN-06-0508

**Obligation Date:**

03/15/2009

**Award Date:**

03/05/2009

**Grantee Name:**

Hemet, CA

**Contract End Date:**

03/05/2013

**Review by HUD:**

Reviewed and Approved

**Grant Amount:**

\$2,888,473.00

**Grant Status:**

Active

**QPR Contact:**

Edna lebron

**Estimated P/RL Funds:**

\$3,000,000.00

**Total Budget:**

\$5,888,473.00

## Disasters:

### Declaration Number

NSP

## Narratives

### Areas of Greatest Need:

The City of Hemet is located in the heart of Riverside County. Both Riverside County and San Bernardino County make up the "Inland Empire" MSA. Riverside County has 24 incorporated cities (from the 2000 Census – at least three cities have incorporated recently); San Bernardino County has 24 incorporated cities (also from the 2000 Census). Since the foreclosure crisis became newsworthy in summer of 2007, this MSA at one point was the fourth most impacted foreclosure area in the country. City staff has been tracking foreclosures for all jurisdictions in the Inland Empire since July 2007. There were a total of 49,973 properties taken all the way through the foreclosure process in the MSA from July 1, 2007 through September 30, 2008 (29,607 in Riverside County and 20,366 in San Bernardino County). In relation to all housing units (as estimated by the California Department of Finance, 2008), this represents 3.42% for the MSA (3.83% in Riverside County and 2.97% in San Bernardino County). This also corresponds to 1 in 29 homes becoming bankowned during this period. The range of impacts on a city-by-city basis is from a low of 0.36% of all housing units in the City of Indian Wells to a high of 13.05% of all housing units in the City of Perris.

### Distribution and Uses of Funds:

The City of Hemet began its needs assessment in response to the housing crisis (high number of foreclosed, vacant properties beginning to have adverse effects on neighborhoods) by identifying the census tract block groups in the City with income levels at or below 120 percent of the Area Median Income (AMI). For purposes of this Amendment, the low, moderate, and middle-income areas will be noted as "LMMI". This data was provided by the U.S. Department of Housing and Urban Development (HUD) and this data can be found on the HUD web site at the following web address: [http://www.huduser.org/publications/commdev/nsp\\_target.html](http://www.huduser.org/publications/commdev/nsp_target.html). There are a total of 29 census tract block groups (CTBG) in the City and 20 or 69 percent are qualified LMMI areas. The HUD data, in addition to a breakdown of income levels by census tract block groups, also provides the following information: • Estimated foreclosure/abandonment risk score (1 to 10 with 10 being the highest risk) – Hemet's data ranged from 8 to 9; • Rate of high cost loans (2004 – 2006) – Hemet's data ranged from 23.7 percent to 45.6 percent; • Predicted 18 month underlying problem foreclosure rate – Hemet's data ranged from 8.7 percent to 12.2 percent; • Rate of housing price decline since the peak in the housing market (June 2008) – Hemet's rate is 22.9 percent; • Unemployment rate (June 2008) – Hemet's rate is 10.5 percent; and • Residential vacancy rate (June 2008) – Hemet's rate ranged from 0.7 percent to 4.2 percent. NSP funds will be used for the following activities plus administration: 1) Acquisition/rehabilitation/resale of single-family homes, homebuyer assistance loans and Acquisition/rehabilitation of rental multifamily units as a long term affordable rental projects, 2) Acquisition/demolition/landbanking/redevelopment of units, and 3) Administration of the program which will not exceed 10 percent of the NSP grant and 10 percent of program income, if any.

### Definitions and Descriptions:

### Low Income Targeting:



**Acquisition and Relocation:**

**Public Comment:**

<b>Overall</b>	<b>This Report Period</b>	<b>To Date</b>
Total Projected Budget from All Sources	N/A	\$5,035,909.08
Total Budget	\$1,952,537.73	\$5,035,909.08
Total Obligated	\$2,496,215.65	\$4,841,010.73
Total Funds Drawdown	\$475,429.15	\$4,193,633.68
Program Funds Drawdown	\$0.00	\$2,237,818.99
Program Income Drawdown	\$475,429.15	\$1,955,814.69
Program Income Received	\$238,452.72	\$2,258,101.72
Total Funds Expended	\$232,615.71	\$4,236,198.33
Match Contributed	\$0.00	\$0.00

### Progress Toward Required Numeric Targets

<b>Requirement</b>	<b>Required</b>	<b>To Date</b>
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$433,270.95	\$0.00
Limit on Admin/Planning	\$288,847.30	\$257,983.39
Limit on State Admin	\$0.00	\$257,983.39

### Progress Toward Activity Type Targets

### Progress Toward National Objective Targets

<b>National Objective</b>	<b>Target</b>	<b>Actual</b>
NSP Only - LH - 25% Set-Aside	\$722,118.25	\$799,235.74

### Overall Progress Narrative:

**Acquisition/Rehabilitation/Resale**

The Hemet SFR activity was able to purchase 3 new SFR's in this quarter. However, even more importantly there were 5 SFR's sold to qualified homebuyers during this quarter. During this quarter, no new properties in the 50% AMI activity were acquired. Out of 307 NSP grantees across the United States, the City of Hemet ranked number six in the percentage of funds spent (top 2%) by the milestone deadline.

**Acquisition/Demolition/Landbank/Redevelopment**

The City Council approved the acquisition and demolition of 107 Mayberry. This home was originally slated to be



rehabbed. However, after acquisition the contractor discovered significant structural and termite damage. During this past quarter all of the required paperwork to obtain a demolition permit were completed and approved. The demolition contractor started the demolition and is nearly complete. After demolition the property will be land banked until such time that the market recovers and two new infill homes will be constructed.

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## Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
NSP-1, Acquisition/Rehabilitation	\$0.00	\$4,433,919.56	\$226,688.00
NSP-2, Acquisition/Demolition/Landbank/Redevelopment	\$0.00	\$0.00	\$0.00
NSP-3, Administration	\$0.00	\$407,091.17	\$6,616.84



## Activities

<b>Grantee Activity Number:</b>	<b>1</b>
<b>Activity Title:</b>	<b>City of Hemet</b>

**Activity Category:**

Administration

**Project Number:**

NSP-3

**Projected Start Date:**

09/14/2009

**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 Hemet

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$159,842.29
<b>Total Budget</b>	\$0.00	\$159,842.29
<b>Total Obligated</b>	\$150,842.97	\$159,842.29
<b>Total Funds Drawdown</b>	\$571.31	\$10,734.51
<b>Program Funds Drawdown</b>	\$0.00	\$7,457.55
<b>Program Income Drawdown</b>	\$571.31	\$3,276.96
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$333.91	\$18,981.70
City of Hemet Housing Authority	\$333.91	\$18,981.70
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Administrative costs incurred in the management and implementation of the NSP program by City of Hemet employees.

**Location Description:**

N/A

**Activity Progress Narrative:**

The administration cost for this quarter include: Fed Ex, Flyers for Home Buyer Assistance, and Weed Abatement - Invoices #7-615-12565, 7-653-07397, 119852, 7-676-04755, 1442

**Accomplishments Performance Measures**

No Accomplishments Performance Measures found.



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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<b>Grantee Activity Number:</b>	<b>2</b>
<b>Activity Title:</b>	<b>Civic Stone, Inc. Consultant Services</b>

**Activity Category:**

Administration

**Activity Status:**

Under Way

**Project Number:**

NSP-3

**Project Title:**

Administration

**Projected Start Date:**

06/01/2009

**Projected End Date:**

03/05/2013

**Benefit Type:**

( )

**Completed Activity Actual End Date:**

**National Objective:**

N/A

**Responsible Organization:**

CivicStone, Inc.

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$277,248.88
<b>Total Budget</b>	\$118,618.17	\$277,248.88
<b>Total Obligated</b>	\$118,618.17	\$247,248.88
<b>Total Funds Drawdown</b>	\$19,301.84	\$247,248.88
<b>Program Funds Drawdown</b>	\$0.00	\$128,630.71
<b>Program Income Drawdown</b>	\$19,301.84	\$118,618.17
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$16,942.80	\$234,879.30
CivicStone, Inc.	\$16,942.80	\$234,879.30
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Provide staffing and other resources as required to assist the Hemet Housing Authority (HHA) staff to perform management services related to programs created under the Neighborhood Stabilization Program (NSP) as specified in the Agreement for Consultant Services between the Hemet Housing Authority and Civic Stone, Inc.

**Location Description:**

N/A

**Activity Progress Narrative:**

The administration cost for this quarter is for CivicStone who helps with the implementation of our NSP - Invoices #2011-66, 2011-69, 2011-76, 2011-85.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**

**Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**



## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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<b>Grantee Activity Number:</b>	<b>A1</b>
<b>Activity Title:</b>	<b>ANR Industries</b>

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

ANR Industries

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$433,419.60
<b>Total Budget</b>	\$20,000.00	\$433,419.60
<b>Total Obligated</b>	\$20,000.00	\$396,329.95
<b>Total Funds Drawdown</b>	\$0.00	\$396,329.95
<b>Program Funds Drawdown</b>	\$0.00	\$376,329.95
<b>Program Income Drawdown</b>	\$0.00	\$20,000.00
<b>Program Income Received</b>	\$0.00	\$324,962.97
<b>Total Funds Expended</b>	\$0.00	\$433,419.60
ANR Industries, Inc.	\$0.00	\$433,419.60
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Will be responsible for the acquisition, rehabilitation, asset management and resale of single-family residential properties to eligible homebuyers.

**Location Description:**

This activity will be available within the targeted areas in the City limits of Hemet.

**Activity Progress Narrative:**

No activity at this time.

**Accomplishments Performance Measures**

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



## 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	1/6	4/6	25.00
# Owner Households	0	-1	-1	0/0	1/6	4/6	25.00

## 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:** A1 LH 25  
**Activity Title:** ANR Industries

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

ANR Industries, Inc.

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$47,089.65
<b>Total Budget</b>	\$0.00	\$47,089.65
<b>Total Obligated</b>	\$0.00	\$42,050.95
<b>Total Funds Drawdown</b>	\$0.00	\$37,089.65
<b>Program Funds Drawdown</b>	\$0.00	\$37,089.65
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
ANR Industries, Inc.	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/rehabilitation/resale to low income homebuyer.

**Location Description:**

In eligible target areas.

**Activity Progress Narrative:**

Correction: This property was mention on QPR dated Jul 1 - Sep 30, 2010 under Activity A1 when it should have been under A1LH25.

**Accomplishments Performance Measures**

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



## Beneficiaries Performance Measures

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

## Activity Locations

Address	City	County	State	Zip	Status / Accept
1195 S Thompson St	Hemet		California	92543-8025	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

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

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**Grantee Activity Number:** A2  
**Activity Title:** VCD Corp

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

VCD Corp

Overall	Oct 1 thru Dec 31, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$836,766.83
<b>Total Budget</b>	\$220,249.00	\$836,766.83
<b>Total Obligated</b>	\$220,249.00	\$678,766.83
<b>Total Funds Drawdown</b>	\$136,290.00	\$678,766.83
<b>Program Funds Drawdown</b>	\$0.00	\$458,517.83
<b>Program Income Drawdown</b>	\$136,290.00	\$220,249.00
<b>Program Income Received</b>	\$131,988.13	\$413,445.83
<b>Total Funds Expended</b>	\$79,100.00	\$723,132.57
VCD Corp	\$79,100.00	\$723,132.57
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Will be responsible for the acquisition, rehabilitation, asset management and resale of single-family residential properties to eligible homebuyers.

**Location Description:**

This activity will be available within the targeted areas in the City limits of Hemet.

**Activity Progress Narrative:**

Single Family Residents (SFR) properties acquired under this activity will be rehabilitated and resold to income eligible households.

This quarter VCD Corp. acquired 2 properties:

- 319 N. Yale for \$31,200
- 601 W. Devonshire for \$42,900

VCD closed escrow on the following property:

- 1101 Lucerne Dr. - \$5,000 Homebuyer Assistance

**Accomplishments Performance Measures**

# of Properties	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	1/6



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	8/6
# of Singlefamily Units	1	8/6

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	1	0/0	5/6	8/6	62.50
# Owner Households	0	0	1	0/0	5/6	8/6	62.50

### Activity Locations

Address	City	County	State	Zip	Status / Accept
1101 Lucerne Dr	Hemet		California	92543-8115	Match / Y

### Other Funding Sources Budgeted - Detail

#### No Other Match Funding Sources Found

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



<b>Grantee Activity Number:</b>	<b>A3</b>
<b>Activity Title:</b>	<b>West Coast Development &amp; DBJ Development Corp.</b>

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

West Coast Development & DBJ Development Corp.

**Overall**

**Total Projected Budget from All Sources**

**Total Budget**

**Total Obligated**

**Total Funds Drawdown**

**Program Funds Drawdown**

**Program Income Drawdown**

**Program Income Received**

**Total Funds Expended**

West Coast Development & DBJ Development Corp.

**Match Contributed**

**Oct 1 thru Dec 31, 2011**

N/A

\$1,125,350.56

\$1,518,185.51

\$263,266.00

\$0.00

\$263,266.00

\$16,331.22

\$54,100.00

\$54,100.00

\$0.00

**To Date**

\$1,716,951.51

\$1,716,951.51

\$1,716,951.51

\$1,313,861.14

\$188,510.58

\$1,125,350.56

\$853,301.87

\$825,190.49

\$825,190.49

\$0.00

**Activity Description:**

Will be responsible for the acquisition, rehabilitation, asset management and resale of single-family residential properties to eligible homebuyers.

**Location Description:**

This activity will be available within the targeted areas in the City limits of Hemet.

**Activity Progress Narrative:**

Single Family Residents (SFR) properties acquired under this activity will be rehabilitated and resold to income eligible households.

This quarter WCD acquired one property:

- 621 Palmer Dr. for \$39,100

WCD closed escrow on the following properties:

- 535 Merrily Way - \$5,000 Homebuyer Assistance
- 2274 Carnation Ave. - \$5,000 Homebuyer Assistance
- 415 S. Gilbert St. - \$5,000 Homebuyer Assistance



## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	3	3/6

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	3	12/6
# of Singlefamily Units	3	12/6

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	-1	2	3	0/0	7/6	12/6	58.33
# Owner Households	-1	2	3	0/0	7/6	12/6	58.33

## Activity Locations

Address	City	County	State	Zip	Status / Accept
415 S Gilbert St	Hemet		California	92543-5960	Match / Y
535 Merrily Way	Hemet		California	92544-1825	Match / Y
2274 Carnation Ave	Hemet		California	92545-5357	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

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



**Grantee Activity Number:** A3LH25  
**Activity Title:** West Coast Development & DBJ Development Corp.

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/20/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

West Coast Development & DBJ Development Corp.

**Overall**

**Total Projected Budget from All Sources**

**Oct 1 thru Dec 31, 2011**

N/A

**To Date**

\$72,000.00

**Total Budget**

\$0.00

\$72,000.00

**Total Obligated**

\$0.00

\$0.00

**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**

\$0.00

\$0.00

West Coast Development & DBJ Development Corp.

\$0.00

\$0.00

**Match Contributed**

\$0.00

\$0.00

**Activity Description:**

Acquisition/rehabilitation/resale to low income homebuyer.

**Location Description:**

In eligible target area.

**Activity Progress Narrative:**

Correction: This property was mentioned on QRP dated Apr 1 - Jun 30, 2011 under Activity A3 when it should been under this A3LH25.

**Accomplishments Performance Measures**

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



## Beneficiaries Performance Measures

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

## Activity Locations

Address	City	County	State	Zip	Status / Accept
2199 Avenida Estrada	Hemet		California	92545-2516	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

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

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**Grantee Activity Number:** A4

**Activity Title:** Marana Construction

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Marana Construction

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$967,533.88
<b>Total Budget</b>	\$457,320.00	\$967,533.88
<b>Total Obligated</b>	\$457,320.00	\$907,533.88
<b>Total Funds Drawdown</b>	\$56,000.00	\$907,533.88
<b>Program Funds Drawdown</b>	\$0.00	\$450,213.88
<b>Program Income Drawdown</b>	\$56,000.00	\$457,320.00
<b>Program Income Received</b>	\$90,133.37	\$666,391.05
<b>Total Funds Expended</b>	\$5,000.00	\$762,384.00
Marana Construction	\$5,000.00	\$762,384.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Will be responsible for the acquisition, rehabilitation, asset management and resale of single-family residential properties to eligible homebuyers.

**Location Description:**

This activity will be available within the targeted areas in the City limits of Hemet.

**Activity Progress Narrative:**

Received Program Income for 923 Coral Avenue.  
This quarter Marana closed escrow on the following property:

- 923 Coral Avenue - \$5,000 Homebuyer Assistance

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	1	1/6

  

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>



# of Housing Units	1	5/6
# of Singlefamily Units	1	5/6

## 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	4/6	7/6	57.14
# Owner Households	0	1	1	0/0	4/6	7/6	57.14

## Activity Locations

Address	City	County	State	Zip	Status / Accept
923 Coral Ave	Hemet		California	92543-7824	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

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



**Grantee Activity Number:** A4 LH 25

**Activity Title:** Marana

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Marana Construction

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$74,054.00
<b>Total Budget</b>	\$0.00	\$74,054.00
<b>Total Obligated</b>	\$0.00	\$45,194.35
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$74,054.00	\$74,054.00
Marana Construction	\$74,054.00	\$74,054.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/rehabilitation/resale to low income homebuyer.

**Location Description:**

IN eligible target areas.

**Activity Progress Narrative:**

Error made: 775 Margaret was reported on 10/4/2010 under activity A4 when it should have been under this activity A4LH25.

**Accomplishments Performance Measures**

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



## Beneficiaries Performance Measures

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

## Activity Locations

Address	City	County	State	Zip	Status / Accept
775 Margaret Ave	Hemet		California	92543-7221	Match / Y

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

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

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<b>Grantee Activity Number:</b>	<b>Demo</b>
<b>Activity Title:</b>	<b>Acquisition/Demo/Landbanking</b>

**Activity Category:**

Clearance and Demolition

**Project Number:**

NSP-2

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Area ( )

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Demolition/Landbank/Redevelopment

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

VCD Corp

**Overall**

	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$100,000.00
<b>Total Budget</b>	\$0.00	\$100,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$3,085.00	\$3,085.00
VCD Corp	\$3,085.00	\$3,085.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition/demolition/landbank/redevopment

**Location Description:**

In eligible target area.

**Activity Progress Narrative:**

Asbestos Inspection and Hazard Assessment and Removal.

**Accomplishments Performance Measures**

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



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

Address	City	County	State	Zip	Status / Accept
107 E Mayberry Ave	Hemet		California	92543-6020	Match / Y

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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**Grantee Activity Number:** M1

**Activity Title:** Riverside Housing Development Corp.

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Area ( )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Riverside Housing Development Corporation

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$2,280.55
<b>Total Budget</b>	\$1,000.00	\$2,280.55
<b>Total Obligated</b>	\$1,000.00	\$2,280.55
<b>Total Funds Drawdown</b>	\$0.00	\$2,280.55
<b>Program Funds Drawdown</b>	\$0.00	\$1,280.55
<b>Program Income Drawdown</b>	\$0.00	\$1,000.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,000.00
Riverside Housing Development Corporation	\$0.00	\$1,000.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Will provide multi-family residential acquisition, rehabilitation, and rental services.

**Location Description:**

This activity will be available within the targeted areas in the City limits of Hemet.

**Activity Progress Narrative:**

No activity at this time.

**Accomplishments Performance Measures**

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



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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<b>Grantee Activity Number:</b>	<b>M2</b>
<b>Activity Title:</b>	<b>Hemet Housing Authority</b>

**Activity Category:**

Acquisition - general

**Project Number:**

NSP-1

**Projected Start Date:**

09/14/2009

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Acquisition/Rehabilitation

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Hemet Housing Authority

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$549,788.29
<b>Total Budget</b>	\$10,000.00	\$549,788.29
<b>Total Obligated</b>	\$10,000.00	\$549,788.29
<b>Total Funds Drawdown</b>	\$0.00	\$549,788.29
<b>Program Funds Drawdown</b>	\$0.00	\$539,788.29
<b>Program Income Drawdown</b>	\$0.00	\$10,000.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,085,788.29
Hemet Housing Authority	\$0.00	\$1,085,788.29
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Will provide multi-family residential acquisition, and rental services.

**Location Description:**

This activity will be available within the targeted areas in the City limits of Hemet.

**Activity Progress Narrative:**

No activity at this time.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/3



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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