

Grantee: Atlanta, GA

Grant: B-08-MN-13-0001

October 1, 2014 thru December 31, 2014 Performance Report



Grant Number:

B-08-MN-13-0001

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

Atlanta, GA

Contract End Date:

03/17/2013

Review by HUD:

Reviewed and Approved

Grant Award Amount:

\$12,316,082.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

LOCCS Authorized Amount:

\$12,316,082.00

Estimated PI/RL Funds:

\$2,300,000.00

Total Budget:

\$14,616,082.00

Disasters:**Declaration Number**

NSP

Narratives**Areas of Greatest Need:****Distribution and and Uses of Funds:****Definitions and Descriptions:****Low Income Targeting:****Acquisition and Relocation:****Public Comment:****Overall****This Report Period****To Date****Total Projected Budget from All Sources**

N/A

\$14,430,746.46

Total Budget

\$0.00

\$14,430,746.46

Total Obligated

\$0.00

\$14,421,385.96

Total Funds Drawdown

\$0.00

\$13,603,845.07

Program Funds Drawdown

\$0.00

\$11,723,287.22

Program Income Drawdown

\$0.00

\$1,880,557.85

Program Income Received

\$0.00

\$1,880,557.85

Total Funds Expended

\$0.00

\$13,543,558.13



Match Contributed	\$0.00	\$15,679,540.31
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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	\$15,679,540.31
Limit on Public Services	\$1,847,412.30	\$0.00
Limit on Admin/Planning	\$1,231,608.20	\$1,245,634.70
Limit on State Admin	\$0.00	\$1,245,634.70

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$3,079,020.50	\$4,068,431.16

Overall Progress Narrative:

CURRENT REPORTING PERIOD

During the reporting period, the City has continued to market three properties that were completed during the last reporting period. Additionally, one rental unit remains on the market.

PROGRAM DEVELOPMENTS - ALL REPORTING PERIODS

The City has been successful in obligating 100% of the NSP funds awarded and expending 110% of the allocation. The NSP Developers/Sub-Recipients were able to acquire 274 units (210 rental and 64 for sale), rehabilitated 154 units, demolished 22 blighted units and provide a NSP Financing Mechanism to four (4) households towards the purchase of foreclosed property. Fort-five (45) NSP properties were sold and one hundred and eighteen (118) NSP units were rented to income eligible households.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
2008-NSP1-ADMN, Planning/Administration	\$0.00	\$1,331,608.00	\$1,052,572.87
2008-NSP1-ARD, Aquisition/Rehab/Disposition	\$0.00	\$8,695,187.39	\$7,117,789.65
2008-NSP1-DEMO, Demolition	\$0.00	\$301,850.00	\$301,850.00
2008-NSP1-FIN, Financing	\$0.00	\$410,000.00	\$390,231.33
2008-NSP1-LBA, Land Banking	\$0.00	\$927,436.61	\$830,962.09
2008-NSP1-REDV, Redevelopment	\$0.00	\$2,950,000.00	\$2,029,881.28



Activities

Project # / Title: 2008-NSP1-ADMN / Planning/Administration

Grantee Activity Number: 25210409.101.220131844 (ADM)

Activity Title: PLANNING/ADMINISTRATION

Activity Category:

Administration

Project Number:

2008-NSP1-ADMN

Projected Start Date:

03/05/2009

Benefit Type:

()

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Planning/Administration

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA, Office of Housing

Overall

Total Projected Budget from All Sources

Oct 1 thru Dec 31, 2014

N/A

To Date

\$1,331,608.00

Total Budget

\$0.00

\$1,331,608.00

Total Obligated

\$0.00

\$1,331,608.00

Total Funds Drawdown

\$0.00

\$1,245,634.70

Program Funds Drawdown

\$0.00

\$1,052,572.87

Program Income Drawdown

\$0.00

\$193,061.83

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$1,229,283.56

 COA, Office of Housing

\$0.00

\$1,229,283.56

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire , rehabilitate, demolish, and sell of foreclosed and vacant single family homes for at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:



Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Project # / Title: 2008-NSP1-ARD / Aquisition/Rehab/Disposition

Grantee Activity Number: 25210408.102.220131844 (RHB) LH25

Activity Title: Resources for Residents and Communities

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Resources for Residents and Communities

Overall

Total Projected Budget from All Sources

Oct 1 thru Dec 31, 2014

To Date

Total Budget

N/A

\$350,305.77

Total Obligated

\$0.00

\$350,305.77

Total Obligated

\$0.00

\$350,305.78

Total Funds Drawdown

\$0.00

\$311,936.78

Program Funds Drawdown

\$0.00

\$297,452.69



Program Income Drawdown	\$0.00	\$14,484.09
Program Income Received	\$0.00	\$174,589.39
Total Funds Expended	\$0.00	\$312,031.78
Resources for Residents and Communities	\$0.00	\$312,031.78
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and sell or lease purchase foreclosed and vacant single family properties to households at or below 50% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

991 Crew Street was acquired by the LBA on March 5, 2014. This property will be part of the Phase 6 bid package next reporting quarter.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	3/4
# ELI Households (0-30% AMI)	0	1/0

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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	3/4	0/0	3/4	100.00
# Owner Households	0	0	0	3/4	0/0	3/4	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: 25210408.102.220131844 (RHB) LMMI
Activity Title: Resources for Residents and Communities

Activity Category:
 Rehabilitation/reconstruction of residential structures
Project Number:
 2008-NSP1-ARD
Projected Start Date:
 03/05/2009
Benefit Type:
 Direct (HouseHold)
National Objective:
 NSP Only - LMMI

Activity Status:
 Under Way
Project Title:
 Aquisition/Rehab/Disposition
Projected End Date:
 03/04/2013
Completed Activity Actual End Date:

Responsible Organization:
 Resources for Residents and Communities

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$628,931.00
Total Budget	\$0.00	\$628,931.00
Total Obligated	\$0.00	\$628,931.00
Total Funds Drawdown	\$0.00	\$628,931.00
Program Funds Drawdown	\$0.00	\$581,260.78
Program Income Drawdown	\$0.00	\$47,670.22
Program Income Received	\$0.00	\$365,633.58
Total Funds Expended	\$0.00	\$628,931.00
Resources for Residents and Communities	\$0.00	\$628,931.00
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and sell or lease purchase foreclosed and vacant single family properties to households at or below 120% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta.

Activity Progress Narrative:

All properties have been completed under RRC's contract.

Accomplishments Performance Measures

# of Properties	This Report Period	Cumulative Actual Total / Expected
	Total	Total
	0	5/4



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	5/4
# of Singlefamily Units	0	5/4

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	3/0	5/4	60.00
# Owner Households	0	0	0	0/0	3/0	5/4	60.00

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: 25210408.106.220131844 (RHB) LH25

Activity Title: Real Estate Alliance Partners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Real Estate Alliance Partners

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$179,513.04
Total Budget	\$0.00	\$179,513.04
Total Obligated	\$0.00	\$179,513.04
Total Funds Drawdown	\$0.00	\$179,513.04
Program Funds Drawdown	\$0.00	\$178,718.04
Program Income Drawdown	\$0.00	\$795.00
Program Income Received	\$0.00	\$106,115.63
Total Funds Expended	\$0.00	\$179,513.04
Real Estate Alliance Partners	\$0.00	\$179,513.04
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and lease-purchase or sell of foreclosed and vacant single family homes for households at or below 50% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	2/2



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/2
# of Singlefamily Units	0	2/2

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/2	0/0	2/2	100.00
# Owner Households	0	0	0	2/2	0/0	2/2	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: 25210408.106.220131844 (RHB) LMMI

Activity Title: Real Estate Alliance Partners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Real Estate Alliance Partners

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$1,088,177.86
Total Budget	\$0.00	\$1,088,177.86
Total Obligated	\$0.00	\$1,088,177.86
Total Funds Drawdown	\$0.00	\$1,075,888.19
Program Funds Drawdown	\$0.00	\$1,000,248.26
Program Income Drawdown	\$0.00	\$75,639.93
Program Income Received	\$0.00	\$384,495.46
Total Funds Expended	\$0.00	\$1,069,067.19
Real Estate Alliance Partners	\$0.00	\$1,069,067.19
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and lease-purchase or sell of foreclosed and vacant single family homes for households at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

1515 Westwood &ndash This property was awarded to REALG on January 10, 2014. We are anticipating a start of rehabilitation in the next reporting period following the environmental clearance.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	10/10



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	10/10
# of Singlefamily Units	0	10/10

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	4/0	8/10	50.00
# Owner Households	0	0	0	0/0	4/0	8/10	50.00

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: 25210408.108.220131844 (RHB) LMMI

Activity Title: Atlanta Regional Housing Partners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Atlanta Regional Housing Partners

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$209,382.26
Total Budget	\$0.00	\$209,382.26
Total Obligated	\$0.00	\$209,382.26
Total Funds Drawdown	\$0.00	\$209,382.26
Program Funds Drawdown	\$0.00	\$200,057.26
Program Income Drawdown	\$0.00	\$9,325.00
Program Income Received	\$0.00	\$55,453.02
Total Funds Expended	\$0.00	\$209,382.26
Atlanta Regional Housing Partners	\$0.00	\$209,382.26
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and sell or rent foreclosed and vacant single family homes for households at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

2704 Lisa Drive &ndash This property was awarded to ANDP and transferred from LBA on January 16, 2014. Rehabilitation is 100% complete. We are anticipating a sale of this property in the next reporting period.

Accomplishments Performance Measures

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



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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	3/0	1/0	4/4	100.00
# Owner Households	0	0	0	0/0	1/0	1/3	100.00
# Renter Households	0	0	0	3/0	0/0	3/1	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: 25210408.110.220131844 (RHB) 1003 Fair LH25
Activity Title: 1003 Fair Street (Pohl)

Activity Category:
 Rehabilitation/reconstruction of residential structures

Activity Status:
 Under Way

Project Number:
 2008-NSP1-ARD

Project Title:
 Aquisition/Rehab/Disposition

Projected Start Date:
 03/05/2009

Projected End Date:
 03/04/2013

Benefit Type:
 Direct (HouseHold)

Completed Activity Actual End Date:

National Objective:
 NSP Only - LH - 25% Set-Aside

Responsible Organization:
 Pohl Real Estate

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$133,766.57
Total Budget	\$0.00	\$133,766.57
Total Obligated	\$0.00	\$133,766.57
Total Funds Drawdown	\$0.00	\$128,366.57
Program Funds Drawdown	\$0.00	\$118,717.05
Program Income Drawdown	\$0.00	\$9,649.52
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$128,366.57
Pohl Real Estate	\$0.00	\$128,366.57
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed property for household below 120%AMI. 5 units are designated to be rented to households below 50% AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta.

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/1
# ELI Households (0-30% AMI)	0	2/0



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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	5/5	0/0	5/5	100.00
# Renter Households	0	0	0	5/5	0/0	5/5	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: 25210408.110.220131844 (RHB) 1003 Fair LMMI
Activity Title: 1003 Fair Street (Pohl)

Activity Category:
 Rehabilitation/reconstruction of residential structures
Project Number:
 2008-NSP1-ARD
Projected Start Date:
 03/05/2009
Benefit Type:
 Direct (HouseHold)
National Objective:
 NSP Only - LMMI

Activity Status:
 Under Way
Project Title:
 Aquisition/Rehab/Disposition
Projected End Date:
 03/04/2013
Completed Activity Actual End Date:

Responsible Organization:
 Pohl Real Estate

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$52,142.04
Total Budget	\$0.00	\$52,142.04
Total Obligated	\$0.00	\$52,142.04
Total Funds Drawdown	\$0.00	\$51,346.63
Program Funds Drawdown	\$0.00	\$47,486.58
Program Income Drawdown	\$0.00	\$3,860.05
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$51,346.63
Pohl Real Estate	\$0.00	\$51,346.63
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate and rent foreclosed properties for households at 120% AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

Pohl is continuing to market the final LMMI unit at this property. Many prospective tenants have been disqualified due to the submittal of incomplete application packages and no response to follow-up inquiries.

Accomplishments Performance Measures

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



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	1/2
# of Multifamily Units	0	1/2

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	1/0	1/2	100.00
# Renter Households	0	0	0	0/0	1/0	1/2	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: 25210408.110.220131844 (RHB) LH25

Activity Title: Pohl Real Estate

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Pohl Real Estate

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$493,795.82
Total Budget	\$0.00	\$493,795.82
Total Obligated	\$0.00	\$493,795.82
Total Funds Drawdown	\$0.00	\$493,795.82
Program Funds Drawdown	\$0.00	\$430,088.54
Program Income Drawdown	\$0.00	\$63,707.28
Program Income Received	\$0.00	\$5,099.83
Total Funds Expended	\$0.00	\$493,798.82
Pohl Real Estate	\$0.00	\$493,798.82
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed and vacant single family homes for households at or below 50% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

988 Allene Street - continues to be on the market. We are anticipating a sale of this property in the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	5/9



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	8/14
# of Singlefamily Units	0	8/14

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	8/0	0/0	8/14	100.00
# Renter Households	0	0	0	8/0	0/0	8/14	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: 25210408.112.220131844 (RHB) 340 Holly LH25
Activity Title: 340 Holly Street (FCCALBA/Achor Center)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Achor Center

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$698,595.20
Total Budget	\$0.00	\$698,595.20
Total Obligated	\$0.00	\$698,595.20
Total Funds Drawdown	\$0.00	\$511,907.21
Program Funds Drawdown	\$0.00	\$442,874.61
Program Income Drawdown	\$0.00	\$69,032.60
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$511,907.21
Achor Center	\$0.00	\$355,319.44
COA/Fulton County Land Bank Authority	\$0.00	\$156,587.77
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and rent a foreclosed and vacant multifamily property to households at or below 50% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

340 Holly Street &ndash The project sustained fire damage. The insurance company is still determining salvageable items and the claim value.

Accomplishments Performance Measures

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



	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	0/12

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/12	0/0	0/12	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: 25210408.114.220131844 (RHB) LMMI

Activity Title: LBA Rehabilitation

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$1,275,000.00
Total Budget	\$0.00	\$1,275,000.00
Total Obligated	\$0.00	\$1,275,000.00
Total Funds Drawdown	\$0.00	\$1,145,423.11
Program Funds Drawdown	\$0.00	\$784,737.64
Program Income Drawdown	\$0.00	\$360,685.47
Program Income Received	\$0.00	\$157,009.24
Total Funds Expended	\$0.00	\$1,145,423.11
COA/Fulton County Land Bank Authority	\$0.00	\$1,145,423.11
Match Contributed	\$0.00	\$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

2704 Lisa Drive &ndash This property was awarded to ANDP and transferred from LBA on January 16, 2014. Rehabilitation is 100% complete. We are anticipating a sale of this property in the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	4/5



	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		4/5	
# of Singlefamily Units	0		4/5	

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

Project # / Title: 2008-NSP1-LBA / Land Banking

Grantee Activity Number: 25210408.114.220131844 (LBA) Lamar/Wadley
Activity Title: Lamar/Wadley Project

Activity Category:

Acquisition - general

Project Number:

2008-NSP1-LBA

Projected Start Date:

03/05/2009

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall

Oct 1 thru Dec 31, 2014

To Date



Total Projected Budget from All Sources	N/A	\$317,288.57
Total Budget	\$0.00	\$317,288.57
Total Obligated	\$0.00	\$317,288.57
Total Funds Drawdown	\$0.00	\$299,035.94
Program Funds Drawdown	\$0.00	\$297,745.94
Program Income Drawdown	\$0.00	\$1,290.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$293,466.63
COA/Fulton County Land Bank Authority	\$0.00	\$293,466.63
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquire and maintain foreclosed multifamily projects in areas of greatest need

Location Description:

Areas of Greatest Need in the City Limits of Atlanta

Activity Progress Narrative:

The Fulton County/City of Atlanta Land Bank Authority (LBA) has continued maintenance and holding of this multifamily property. We anticipate placing the property on the market for sale in the next reporting period.

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	0	0/40
# of Multifamily Units	0	0/40

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: 25210408.114.220131844 (LBAD)

Activity Title: Land Bank Authority Disposition

Activity Category:

Land Banking - Disposition (NSP Only)

Project Number:

2008-NSP1-LBA

Projected Start Date:

03/05/2009

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$399,523.16
Total Budget	\$0.00	\$399,523.16
Total Obligated	\$0.00	\$399,523.16
Total Funds Drawdown	\$0.00	\$361,369.12
Program Funds Drawdown	\$0.00	\$357,077.68
Program Income Drawdown	\$0.00	\$4,291.44
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$359,765.61
COA/Fulton County Land Bank Authority	\$0.00	\$359,765.61
Match Contributed	\$0.00	\$0.00

Activity Description:

To landbank and maintain foreclosed vacant properties for future development.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

The Fulton County/City of Atlanta Land Bank Authority (LBA) continued maintenance and holding of the various single family properties. It is anticipated that two (2) or more properties will be put out to bid in the next developer bid phase. The City of Atlanta utilized HOME funds for rehabilitation in conjunction with the NSP! Funding received for acquisition for the following properties:

>1000 Hubbard Street; 1006 Hubbard Street; 902 McDaniel Street; 803 Humphries Street, 790 Humphries Street; 806 Humphries Street; 1133 Windsor Street; 1153 Garibaldi Street; 1058 Hubbard Street.

>All of the properties are located in the Pittsburgh neighborhood. Due to reevaluation of the City's environmental review process, rehabilitation of these properties have been delayed.

>Five properties will be rehabilitated with HOME funds . The remaining properties will be advertised for rent.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	4/30

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	4/31

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	

Project # / Title: 2008-NSP1-REDV / Redevelopment

Grantee Activity Number: 25210408.106.220131844 (RDVR) LMMI

Activity Title: Real Estate Alliance Partners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Real Estate Alliance Partners

Overall

Oct 1 thru Dec 31, 2014

To Date



Total Projected Budget from All Sources	N/A	\$290,605.19
Total Budget	\$0.00	\$290,605.19
Total Obligated	\$0.00	\$290,605.19
Total Funds Drawdown	\$0.00	\$290,605.19
Program Funds Drawdown	\$0.00	\$210,391.40
Program Income Drawdown	\$0.00	\$80,213.79
Program Income Received	\$0.00	\$5,837.04
Total Funds Expended	\$0.00	\$290,605.18
Real Estate Alliance Partners	\$0.00	\$290,605.18
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed and vacant single family homes for households at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/0	2/0	4/4	100.00
# Renter Households	0	0	0	2/0	2/0	4/4	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: 25210408.114.220131844 (RDVA)
Activity Title: COA/Fulton County Land Bank Authority

Activity Category:

Acquisition - general

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$651,704.33
Total Budget	\$0.00	\$651,704.33
Total Obligated	\$0.00	\$651,704.33
Total Funds Drawdown	\$0.00	\$465,757.45
Program Funds Drawdown	\$0.00	\$459,048.21
Program Income Drawdown	\$0.00	\$6,709.24
Program Income Received	\$0.00	\$121,176.65
Total Funds Expended	\$0.00	\$477,243.63
COA/Fulton County Land Bank Authority	\$0.00	\$477,243.63
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehab or construct vacant housing units for sale or for rent for household at 120% AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

The Fulton County/City of Atlanta Land Bank Authority (LBA) continued maintenance and holding on 506 Mary Street; 1018 McDaniel Street; 767 Welch Street; 515 Dunbar Avenue; and 991 Crew Street.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	2/9



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/9
# of Singlefamily Units	0	2/9

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	1/0	2/9	50.00
# Owner Households	0	0	0	0/0	0/0	1/5	0.00
# Renter Households	0	0	0	0/0	1/0	1/4	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: 25210408.114.220131844 (RDVA) 339 Holly LH25
Activity Title: 339 Holly Street (LBA)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$57,360.44
Total Budget	\$0.00	\$57,360.44
Total Obligated	\$0.00	\$57,360.44
Total Funds Drawdown	\$0.00	\$3,062.77
Program Funds Drawdown	\$0.00	\$2,142.77
Program Income Drawdown	\$0.00	\$920.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$5,723.13
COA/Fulton County Land Bank Authority	\$0.00	\$5,723.13
Match Contributed	\$0.00	\$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

This property remains in the process of being transferred back to the LBA. It is anticipated that the property will undergo a bid process during the next reporting period.

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



Grantee Activity Number: 25210408.114.220131844 (RDVA) 339 Holly LMMI
Activity Title: 339 Holly Street (LBA)

Activity Category:

Acquisition - general

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall	Oct 1 thru Dec 31, 2014	To Date
Total Projected Budget from All Sources	N/A	\$229,441.77
Total Budget	\$0.00	\$229,441.77
Total Obligated	\$0.00	\$229,441.77
Total Funds Drawdown	\$0.00	\$228,439.55
Program Funds Drawdown	\$0.00	\$224,960.55
Program Income Drawdown	\$0.00	\$3,479.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$230,352.47
COA/Fulton County Land Bank Authority	\$0.00	\$230,352.47
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehab and rent a multifamily complex to households below 120% AMI

Location Description:

Areas of Greatest Need in the City Limits of Atlanta

Activity Progress Narrative:

This property remains in the process of being transferred back to the LBA. It is anticipated that the property will undergo a bid process during the next reporting period.

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

Monitoring, Audit, and Technical Assistance

Event Type	This Report Period	To Date
Monitoring, Audits, and Technical Assistance	0	9
Monitoring Visits	0	9
Audit Visits	0	0
Technical Assistance Visits	0	0
Monitoring/Technical Assistance Visits	0	0
Report/Letter Issued	0	9

