

Action Plan

Grantee: Genesee County, MI

Grant: B-08-UN-26-0001

LOCCS Authorized Amount:	\$ 7,506,343.00
Grant Award Amount:	\$ 7,506,343.00
Status:	Reviewed and Approved
Estimated PI/RL Funds:	\$ 2,800,000.00
Total Budget:	\$ 10,306,343.00

Funding Sources

No Funding Sources Found

Narratives

Areas of Greatest Need:

Distribution and and Uses of Funds:

Definitions and Descriptions:

Low Income Targeting:

Acquisition and Relocation:

Public Comment:

Project Summary

Project #	Project Title	Grantee Activity #	Activity Title
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9999	Restricted Balance	<i>No activities in this project</i>	
CANCELLED	CANCELLED	CANCELLED-1	CANCELLED-1
		CANCELLED-2	CANCELLED-2
		CANCELLED-3	CANCELLED-3
		CANCELLED-4	CANCELLED-4
		CANCELLED-5	CANCELLED-5
		CANCELLED-6	CANCELLED-6
PROJECT #1	CLEARANCE/DEMO	ACT #01	Clearance/Demo GCLBA
PROJECT #2	PURCHASE/REHAB	ACT #03	Purch/Rehab GCLBA
		ACT #04	Purch/Rehab CITY OF FENTON
PROJECT #3	PURCHASE/REHAB 25%	ACT #05	Purch/Rehab 25% GCLBA
		ACT #06	Purch/Rehab 25% CITY OF FENTON
		ACT #09	Operation Unification
PROJECT #5	HOME BUYER ASSISTANCE	ACT #07	HOME BUYER ASSISTANCE
PROJECT #6	ADMINISTRATION	ACT #08	Administration



Activities

Project # / Title: CANCELLED / CANCELLED

Grantee Activity Number: CANCELLED-1
Activity Title: CANCELLED-1

Activity Type:

Clearance and Demolition

Project Number:

CANCELLED

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Activity Status:

Cancelled

Project Title:

CANCELLED

Projected End Date:

03/01/2009

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 0.00

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 0.00

Benefit Report Type:

NA

Proposed Accomplishments

of Properties

Total

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 0.00



Location Description:

Activity Description:

Environmental Assessment:

Environmental Reviews: None



Grantee Activity Number: CANCELLED-2
Activity Title: CANCELLED-2

Activity Type:

Acquisition - general

Project Number:

CANCELLED

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Activity Status:

Cancelled

Project Title:

CANCELLED

Projected End Date:

03/01/2009

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 0.00

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 0.00

Benefit Report Type:

Area Benefit (Survey)

Proposed Beneficiaries

of Persons

Total	Low	Mod	Low/Mod%
			0.0

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 0.00

Location Description:

Activity Description:



Environmental Assessment:

Environmental Reviews: None



Grantee Activity Number: CANCELLED-3
Activity Title: CANCELLED-3

Activity Type:

Acquisition - general

Project Number:

CANCELLED

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Activity Status:

Cancelled

Project Title:

CANCELLED

Projected End Date:

03/01/2009

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 0.00

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 0.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

of Households

Total	Low	Mod	Low/Mod%
			0.0

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 0.00

Location Description:

Activity Description:



Environmental Assessment:

Environmental Reviews: None



Grantee Activity Number: CANCELLED-4
Activity Title: CANCELLED-4

Activity Type:

Rehabilitation/reconstruction of residential structures

Project Number:

CANCELLED

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Activity Status:

Cancelled

Project Title:

CANCELLED

Projected End Date:

03/01/2009

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 0.00

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 0.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

of Households

Total	Low	Mod	Low/Mod%
			0.0

Proposed Accomplishments

of Housing Units

Total

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 0.00

Location Description:



Activity Description:

Environmental Assessment:

Environmental Reviews: None



Grantee Activity Number: CANCELLED-5
Activity Title: CANCELLED-5

Activity Type:

Rehabilitation/reconstruction of residential structures

Project Number:

CANCELLED

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Activity Status:

Cancelled

Project Title:

CANCELLED

Projected End Date:

03/01/2009

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 0.00

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 0.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

of Households

Total	Low	Mod	Low/Mod%
			0.0

Proposed Accomplishments

of Housing Units

Total

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 0.00

Location Description:



Activity Description:

Environmental Assessment:

Environmental Reviews: None



Grantee Activity Number: CANCELLED-6
Activity Title: CANCELLED-6

Activity Type:

Rehabilitation/reconstruction of residential structures

Project Number:

CANCELLED

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Activity Status:

Cancelled

Project Title:

CANCELLED

Projected End Date:

03/01/2009

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 0.00

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 0.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

of Households

Total	Low	Mod	Low/Mod%
			0.0

Proposed Accomplishments

of Housing Units

Total

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 0.00

Location Description:



Activity Description:

Environmental Assessment:

Environmental Reviews: None

Project # / Title: PROJECT #1 / CLEARANCE/DEMO

Grantee Activity Number: ACT #01
Activity Title: Clearance/Demo GCLBA

Activity Type:
Clearance and Demolition

Project Number:
PROJECT #1

Projected Start Date:
03/01/2009

Project Draw Block by HUD:
Not Blocked

Activity Draw Block by HUD:
Not Blocked

Block Drawdown By Grantee:
Not Blocked

National Objective:
LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Benefit Report Type:
NA

Activity Status:
Under Way

Project Title:
CLEARANCE/DEMO

Projected End Date:
11/15/2019

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 1,660,427.14
Most Impacted and Distressed Budget: \$ 0.00
Other Funds: \$ 0.00
Total Funds: \$ 1,660,427.14

Proposed Accomplishments

of Singlefamily Units

of Multifamily Units

Total

210

2



of Housing Units 212
of Properties 212

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed Budget
Genesee County Metropolitan Planning Commission1	Unknown	\$ 1,660,427.14

Location Description:

Areas of greatest need in Genesee County, outside the City of Flint.

Activity Description:

Funds will be utilized to pay for demolition of identified blighted vacant structures meeting local criteria. The number of structures to be demolished is estimated at two hundred twelve. It is expected that the Genesee County Land Bank Authority will be under contract to assist in carrying out the demolition process. Properties to be demolished will be identified through the Land Bank inventory as well as being identified with the local units of government. All properties will be located in targeted areas of greatest need. Work will include asbestos and lead survey, capping water and gas lines, removal of foundations, and removal of all demolition debris for proper disposal.

Environmental Assessment:

Environmental Reviews: None

Project # / Title: PROJECT #2 / PURCHASE/REHAB

Grantee Activity Number: ACT #03
Activity Title: Purch/Rehab GCLBA

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

PROJECT #2

Project Title:

PURCHASE/REHAB



Projected Start Date:

03/01/2009

Projected End Date:

11/15/2019

Project Draw Block by HUD:

Not Blocked

Project Draw Block Date by HUD:**Activity Draw Block by HUD:**

Not Blocked

Activity Draw Block Date by HUD:**Block Drawdown By Grantee:**

Not Blocked

Total Budget: \$ 3,770,430.77**Most Impacted and Distressed Budget:** \$ 0.00**Other Funds:** \$ 0.00**Total Funds:** \$ 3,770,430.77**National Objective:**

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

	Total	Low	Mod	Low/Mod%
# Owner Households	36		36	100.00
# of Households	36		36	100.00

Proposed Accomplishments

	Total
# of Singlefamily Units	36
# of Housing Units	36
Total acquisition compensation to owners	
# of Parcels acquired voluntarily	36
# of Parcels acquired by admin settlement	
# of Parcels acquired by condemnation	
# of buildings (non-residential)	
# of Properties	36

Activity is being carried out by Grantee:

No

Activity is being carried out through:**Organization carrying out Activity:**

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:**Responsible Organization**

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 3,770,430.77

Location Description:

Target areas of greatest need in Genesee County, outside the City of Flint.



Activity Description:

In cooperation with local units of government and the Genesee County Land Bank Authority, GCMPC will identify vacant properties and demolished properties using local records and data. Structures will be identified in neighborhoods of greatest need and will be vacant single-family properties having a negative impact on neighborhood stability. Properties will be acquired at a minimum 1% discounted rate from the fair market value. Properties will be purchased from lenders and HUD. Acquired properties will be assessed to determine if rehabilitation funding is needed to bring homes up to Michigan Residential Code. The Genesee County Home Improvement Program will be the responsible organization for bidding and overseeing rehabilitation work. After rehabilitation properties will be suitable for purchase to be resold, through an eligible realtor, redeveloped or rented to assist households between 50% and 120% of median income or below. Households interested in purchase must qualify for financing through a conventional, FHA, VA or Rural Development mortgage and must attend at least eight hours of homeownership counseling. Downpayment assistance will be provided to NSP eligible recipients throughout the Genesee County target areas. Up to \$8,000 of downpayment assistance will be provided. Households not qualifying for a mortgage will be considered for a rental unit or lease-to-purchase situations.

Environmental Assessment: UNDERWAY

Environmental Reviews: None



Grantee Activity Number: ACT #04
Activity Title: Purch/Rehab CITY OF FENTON

Activity Type:

Acquisition - general

Project Number:

PROJECT #2

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Activity Status:

Under Way

Project Title:

PURCHASE/REHAB

Projected End Date:

11/15/2019

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 286,975.55

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 286,975.55

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

	Total	Low	Mod	Low/Mod%
# Owner Households	4		4	100.00
# of Households	4		4	100.00
# of Permanent Jobs Created				0.0

Proposed Accomplishments

	Total
# of Singlefamily Units	4
# of Housing Units	4
Total acquisition compensation to owners	
# of Parcels acquired voluntarily	4
# of Parcels acquired by admin settlement	
# of Parcels acquired by condemnation	
# of buildings (non-residential)	
# of Properties	4



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed Budget
Genesee County Metropolitan Planning Commission1	Unknown	\$ 286,975.55

Location Description:

Target areas within the City of Fenton

Activity Description:

The City of Fenton will identify vacant foreclosed properties using local records and data. Structures will be identified in neighborhoods of greatest need and will be vacant single-family properties having a negative impact on neighborhood stability. Properties will be acquired at a minimum 1% discounted rate from the fair market value. Properties will be purchased from lenders, HUD, and the Genesee County Land Bank. Acquired properties will be assessed to determine if rehabilitation funding is needed to bring homes up to Michigan Residential Code. The Genesee County Home Improvement Program will be the responsible organization for bidding and overseeing rehabilitation work. After rehabilitation, properties will be suitable for resale, through an eligible realtor, redeveloped or rented to assist households between 50% and 120% of median income or below. Households interested in purchase must qualify for financing through a conventional, FHA, VA or Rural Development mortgage and must attend at least eight hours of homeownership counseling. Downpayment assistance will be provided to NSP eligible recipients throughout the Genesee County target areas. Up to \$8,000 of downpayment assistance will be provided. Households not qualifying for a mortgage will be considered for a rental unit or lease-to-purchase situations.

Environmental Assessment: UNDERWAY

Environmental Reviews: None

Project # / Title: PROJECT #3 / PURCHASE/REHAB 25%

Grantee Activity Number: ACT #05
Activity Title: Purch/Rehab 25% GCLBA

Activity Type:
Acquisition - general

Activity Status:
Under Way

Project Number:
PROJECT #3

Project Title:
PURCHASE/REHAB 25%

Projected Start Date:

03/01/2009

Projected End Date:

11/15/2019

Project Draw Block by HUD:

Not Blocked

Project Draw Block Date by HUD:

Activity Draw Block by HUD:

Not Blocked

Activity Draw Block Date by HUD:

Block Drawdown By Grantee:

Not Blocked

Total Budget: \$ 2,543,382.77

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 2,543,382.77

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

	Total	Low	Mod	Low/Mod%
# Owner Households	25	25		100.00
# of Households	25	25		100.00
# of Permanent Jobs Created				0.0

Proposed Accomplishments

	Total
# of Singlefamily Units	29
# of Housing Units	29
Total acquisition compensation to owners	
# of Parcels acquired voluntarily	29
# of Parcels acquired by admin settlement	
# of Parcels acquired by condemnation	
# of buildings (non-residential)	
# of Properties	29

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed Budget
Genesee County Metropolitan Planning Commission1	Unknown	\$ 2,543,382.77

Location Description:



Target areas of greatest need in Genesee County, outside the City of Flint.

Activity Description:

Structures will be identified in target neighborhoods of greatest need and will be single-family properties having a negative impact on neighborhood stability. Properties will be acquired at a minimum 1% discounted rate from the fair market value. Properties will be purchased from lenders and HUD. Acquired properties will be assessed to determine if rehabilitation funding is needed to bring homes up to Michigan Residential Code. The Genesee County Home Improvement Program will be the responsible organization for bidding and overseeing rehabilitation work. After rehabilitation properties will be suitable to be resold, through an eligible realtor, redeveloped or rented. Properties will be marketed to those households at or below 50% of area median income for purchase, rental or lease-to-purchase situations. Households interested in purchase must qualify for financing through a conventional, FHA, VA or Rural Development mortgage and must attend at least eight hours of homeownership counseling. Downpayment assistance will be provided to NSP eligible recipients throughout the Genesee County target areas. Up to \$8,000 of downpayment assistance will be provided.

Environmental Assessment: UNDERWAY

Environmental Reviews: None



Grantee Activity Number: ACT #06
Activity Title: Purch/Rehab 25% CITY OF FENTON

Activity Type:

Acquisition - general

Project Number:

PROJECT #3

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Activity Status:

Under Way

Project Title:

PURCHASE/REHAB 25%

Projected End Date:

11/15/2019

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 95,339.14

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 95,339.14

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

	Total	Low	Mod	Low/Mod%
# Owner Households	1	1		100.00
# of Households	1	1		100.00
# of Permanent Jobs Created				0.0

Proposed Accomplishments

	Total
# of Singlefamily Units	1
# of Housing Units	1
Total acquisition compensation to owners	
# of Parcels acquired voluntarily	1
# of Parcels acquired by admin settlement	
# of Parcels acquired by condemnation	
# of buildings (non-residential)	
# of Properties	1



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed Budget
Genesee County Metropolitan Planning Commission1	Unknown	\$ 95,339.14

Location Description:

Target areas within the City of Fenton.

Activity Description:

Structures will be identified in target neighborhoods of greatest need and will be single-family properties having a negative impact on neighborhood stability. Properties will be acquired at a minimum 1% discounted rate from the fair market value. Properties will be purchased from lenders and HUD. Acquired properties will be assessed to determine if rehabilitation funding is needed to bring homes up to Michigan Residential Code. The Genesee County Home Improvement Program will be the responsible organization for bidding and overseeing rehabilitation work. After rehabilitation properties will be suitable to be resold, through an eligible realtor, redeveloped or rented. Properties will be marketed to those households at or below 50% of area median income for purchase, rental or lease-to-purchase situations. Households interested in purchase must qualify for financing through a conventional or FHA mortgage and must attend at least eight hours of homeownership counseling. Downpayment assistance will be provided to NSP eligible recipients throughout the Genesee County target areas. Up to \$8,000 of downpayment assistance will be provided.

Environmental Assessment:

Environmental Reviews: None



Grantee Activity Number: ACT #09
Activity Title: Operation Unification

Activity Type:

Rehabilitation/reconstruction of residential structures

Project Number:

PROJECT #3

Projected Start Date:

05/17/2010

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Activity Status:

Under Way

Project Title:

PURCHASE/REHAB 25%

Projected End Date:

02/28/2018

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 181,988.12

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 181,988.12

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

	Total	Low	Mod	Low/Mod%
# Renter Households	10	10		100.00
# of Households	10	10		100.00

Proposed Accomplishments

	Total
# of Singlefamily Units	10
# of Housing Units	10
# ELI Households (0-30% AMI)	
#Units & other green	
#Units deconstructed	
#Sites re-used	10
#Units with bus/rail access	10
#Low flow showerheads	
#Low flow toilets	10
#Units with solar panels	
#Dishwashers replaced	10
#Clothes washers replaced	10
#Refrigerators replaced	10
#Light fixtures (outdoors) replaced	10
#Light Fixtures (indoors) replaced	10
#Replaced hot water heaters	10



#Replaced thermostats	10
#Efficient AC added/replaced	10
#High efficiency heating plants	
#Additional Attic/Roof Insulation	10
#Energy Star Replacement Windows	10
# of Properties	10

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Operation Unification, Inc

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed Budget
Operation Unification, Inc	Non-Profit	\$ 500,000.00

Location Description:

The Beecher district of Mt Morris Township in Genesee County.

Activity Description:

Operation Unification, Inc. is a non-profit developer who will be responsible for the acquisition, rehabilitation, and sale of ten properties located in the Beecher district of Mt. Morris Township. Most properties will be acquired from the Genesee County Land Bank's inventory of tax foreclosed properties. Operation Unification will utilize Section 3 residents and/or Section 3 business concerns in the rehabilitation of their ten NSP properties.

Environmental Assessment: UNDERWAY

Environmental Reviews: None

Project # / Title: PROJECT #5 / HOMEBUYER ASSISTANCE

Grantee Activity Number: ACT #07

Activity Title: HOMEBUYER ASSISTANCE

Activity Type:

Homeownership Assistance to low- and moderate-income

Activity Status:

Under Way



Project Number:

PROJECT #5

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Project Title:

HOMEBUYER ASSISTANCE

Projected End Date:

02/28/2018

Project Draw Block Date by HUD:**Activity Draw Block Date by HUD:****Total Budget:** \$ 499,489.23**Most Impacted and Distressed Budget:** \$ 0.00**Other Funds:** \$ 0.00**Total Funds:** \$ 499,489.23**Benefit Report Type:**

Direct (Households)

Proposed Beneficiaries

Owner Households

of Households

Total	Low	Mod	Low/Mod%
5	3	2	100.00
5	3	2	100.00

Proposed Accomplishments

of Singlefamily Units

of Housing Units

Total

5

5

Activity is being carried out by Grantee:

No

Activity is being carried out through:**Organization carrying out Activity:**

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:**Responsible Organization**

Genesee County Metropolitan Planning Commission1

Organization Type

Unknown

Proposed Budget

\$ 499,489.23

Location Description:

Target areas of greatest need in Genesee County, outside the City of Flint.

Activity Description:

Downpayment assistance to NSP eligible recipients throughout the Genesee County targeted areas. All income eligible clients must attend a minimum of eight hours of counseling before homes are purchased. Up to \$8,000 of downpayment assistance will be provided.

Environmental Assessment:

Environmental Reviews: None

Project # / Title: PROJECT #6 / ADMINISTRATION

Grantee Activity Number: ACT #08
Activity Title: Administration

Activity Type:

Administration

Project Number:

PROJECT #6

Projected Start Date:

03/01/2009

Project Draw Block by HUD:

Not Blocked

Activity Draw Block by HUD:

Not Blocked

Block Drawdown By Grantee:

Not Blocked

National Objective:

Not Applicable - (for Planning/Administration or Unprogrammed Funds only)

Activity Status:

Under Way

Project Title:

ADMINISTRATION

Projected End Date:

11/15/2019

Project Draw Block Date by HUD:

Activity Draw Block Date by HUD:

Total Budget: \$ 1,001,615.56

Most Impacted and Distressed Budget: \$ 0.00

Other Funds: \$ 0.00

Total Funds: \$ 1,001,615.56

Benefit Report Type:

NA



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Genesee County Metropolitan Planning Commission1

Proposed budgets for organizations carrying out Activity:

Responsible Organization	Organization Type	Proposed Budget
Genesee County Metropolitan Planning Commission1	Unknown	\$ 1,001,615.56

Location Description:

1101 Beach Street, Room 223, Flint, MI. 48502

Activity Description:

Program administration costs associated with implementation and monitoring of the Genesee County Neighborhood Stabilization Program.

Environmental Assessment:

Environmental Reviews: None

Action Plan Comments:

Reviewer - Grantee has been in consultation with TDA/TA provider and Cindy Vails, CPD TA Coordinator and Lead NSP Specialist. Grantee has made suggested reallocations.

Reviewer - 01/30/2012 Action Plan amendment for budget adjustments to reflect estimated PI is approved.

Reviewer - 7/25/2013, ccv, (corrected), I recommend approving this Action Plan. The amounts obligated comply with the LH25 set-aside requirement and the 10% administration cap. Modifications were made to add program income to existing activities and do not constitute a substantial amendment.



Action Plan History

Version	Date
B-08-UN-26-0001 AP#1	09/24/2009
B-08-UN-26-0001 AP#2	03/25/2011
B-08-UN-26-0001 AP#3	01/30/2012
B-08-UN-26-0001 AP#4	10/30/2012
B-08-UN-26-0001 AP#5	11/27/2012
B-08-UN-26-0001 AP#6	01/30/2013
B-08-UN-26-0001 AP#7	07/25/2013
B-08-UN-26-0001 AP#8	02/18/2014
B-08-UN-26-0001 AP#9	07/16/2014
B-08-UN-26-0001 AP#10	02/27/2015
B-08-UN-26-0001 AP#11	04/29/2015
B-08-UN-26-0001 AP#12	08/12/2015
B-08-UN-26-0001 AP#13	10/28/2015
B-08-UN-26-0001 AP#14	03/23/2016
B-08-UN-26-0001 AP#15	07/20/2016
B-08-UN-26-0001 AP#16	10/13/2016
B-08-UN-26-0001 AP#17	02/07/2017
B-08-UN-26-0001 AP#18	09/26/2017
B-08-UN-26-0001 AP#19	11/01/2017
B-08-UN-26-0001 AP#20	02/06/2018
B-08-UN-26-0001 AP#21	03/11/2019

