

# Action Plan

**Grantee:** El Paso Collaborative

**Grant:** B-09-CN-TX-0042

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<b>LOCCS Authorized Amount:</b>	\$ 10,191,000.00
<b>Grant Award Amount:</b>	\$ 10,191,000.00
<b>Status:</b>	Reviewed and Approved
<b>Estimated PI/RL Funds:</b>	\$ 9,588,940.00
<b>Total Budget:</b>	\$ 19,779,940.00

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## Funding Sources

Funding Source	Funding Type
Program Income	Personal Funds
Test	Personal Funds

## Narratives

### Executive Summary:

A Consortium of local non-profit organizations was awarded funding in the amount of \$10,191,000.00 for a Neighborhood Stabilization Program to stabilize neighborhoods in El Paso County, Texas whose viability has been and continues to be damaged by the economic effects of properties that have been foreclosed upon and abandoned. The Consortium is comprised of the El Paso Collaborative for Community and Economic Development, Project Vida, Ayuda, Inc. and Habitat for Humanity El Paso. The Consortium has selected the El Paso Collaborative for Community and Economic Development to serve as lead member and fiscal agent. The goal of the project is to acquire, rehabilitate and return to productive service a minimum of 125 single-family units in 22 eligible census tracts located inside and outside the city limits of the City of El Paso. The homes will be returned to active service for a combination of homeownership and rental. The project's end-users will be households with incomes up to 120% AMFI with a minimum of 25% of program funds reserve for end-users with incomes at or below 50% AMFI. The Consortium has selected 2 for-profit partners who will help carry out the NSP2 Program. They are Dawco Builders, LLC., Karma/JKS Properties Inc. Dawco and Karma/JKS will join Consortium Members in the role of developers that will acquire/rehabilitate properties and sell them to income-eligible households.

### Target Geography:

Using HUD's mapping system, the Consortium identified 22 eligible census tracts scattered throughout the greater El Paso Area (city and outline areas of the county). The highest concentration of foreclosures is occurring in the City of El Paso's "Eastside" where there are 12 eligible census tracts, 5 with foreclosure scores of 20. There are 2 eligible census tracts on the other side of the Franklin Mountains, the "Westside"; another 2 tracts are in "Northeast" El Paso, north of the Fort Bliss Military Reservation; and another 2 are in the "Ysleta-Lower Valley" areas of the city. The remaining 4 census tracts are located outside of El Paso's city limits in the communities of Horizon City, San Elizario, Clint and Tornillo. It is interesting to note that in 15 of the 22 targeted census tracts the 2008 estimated median income levels were above 2008 HUD median income guideline and illuminates the fact that the census tracts with the highest foreclosure scores were considered middle, upper and moderate income census tracts. The targeted census tracts are: 103.07, 103.11, 103.12, 103.13, 103.14, 103.15, 103.20, 103.21, 43.07, 43.14, 43.15, 43.16, 102.04, 102.09, 40.04, 41.04, 1.07, 102.06, 103.09, 104.03, 104.04, 105.01.

### Program Approach:

El Paso Collaborative and its Consortium Members have designed a program to assist 22 eligible census tracts located in El Paso County. The goal of the program will be to acquire, rehabilitate and return to active service 125 foreclosed or abandoned properties. To accomplish the desired outcomes, 5 developers plus El Paso Collaborative will share the responsibilities for acquisition and rehabilitation (3 Consortium Members and 2 for-profit partners will serve as developers). For-profit partners were selected not only for their expertise in acquisition and rehabilitation but for their willingness to introduce new concepts



and ideas that will assist in long term affordability, green features, and energy efficiency of the units. With its experience as a community lender El Paso Collaborative will make loans to developers and Consortium Members for the purchase and redevelopment of eligible properties. El Paso Collaborative will make low interest loans to developers and 0% interest loans to Consortium Members. New and existing staff will administer the NSP2 Program, assure all aspects of the NSP2 Grant agreements/policies/procedures/activities will be properly implemented and monitored. El Paso Collaborative will acquire NSP single-family homes to use as rental properties for households up to 120% AMFI. Homes will be leased using High HOME rents adjusted for utility allowances. EPC's rental component will afford the organization the opportunity to develop long-term assets for the corporation and build capacity for future rental programs opportunities.

### Consortium Members:

El Paso Collaborative for Community & Economic Development is the Lead Member of a Consortium, comprised of 4 local non-profit organizations. The other Consortium Members are Habitat for Humanity El Paso, Project Vida and Ayuda, Inc. Combined the 4 organizations have extensive experience in housing development (single and multi-family), homebuyer assistance, financing, counseling, and rental management. The El Paso Collaborative was certified in 2001 by the U.S. Treasury as a Community Development Financial Institution (CDFI). Roles of Consortium Members: El Paso Collaborative will be the Lead Member, fiscal agent and will coordinate the program. In addition they will: make lines of credit available to for-profit developers and Consortium Members for acquisition and rehabilitation of NSP eligible properties, and monitor all activities. Project Vida and Ayuda, Inc. will acquire, rehabilitate, rent and manage (20) properties to eligible households at or below 50% AMFI. Habitat for Humanity El Paso will acquire, rehabilitate, sell and finance (15) properties to eligible households at or below 50% AMFI.

### How to Get Additional Information:

## Project Summary

Project #	Project Title	Grantee Activity #	Activity Title
9999	Restricted Balance	<i>No activities in this project</i>	
AAcq	Acquisition	AcqAYUDA	AYUDA Rehab/Reconstruction
		AcqDAWCO 25%	Dawco Acquisition
		AcqDAWCO LMMI	DAWCO Rehab/Reconstruction
		AcqEPC	EPC Rehab/Reconstruction
		AcqEPC 25%	
		AcqHabitat	Habitat Rehab/Reconstruction
		AcqJKS 25%	JKS Acquisition 25%
		AcqJKS LMMI	JKS Rehab/Reconstruction
		AcqOthers	Other Developer Acquisition
		AcqPV	Project Vida Rehab/Reconstruction
		AcqPV LMMI	
Adm	Administration	AdmAYUDA	Ayuda Admin
		AdmEPC	Administration
		AdmHAB	Habitat Admin
		AdmPV	Project Vida Admin
		Plan1	Planning
ALLR	Loan Loss Reseve	ALLR	Loan Loss Reserves
NSP2 PI Waiver	NSP Program Income Waiver	NSP2 PI Waiver	NSP2 Program Income Waiver



## Activities

**Project # / Title:** AAcq / Acquisition

**Grantee Activity Number:** AcqAYUDA  
**Activity Title:** AYUDA Rehab/Reconstruction

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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.

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

06/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 488,741.00

**Other Funds** \$ 0.00

**Total Funds** \$ 488,741.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

# Renter Households

Total	Low	Mod	Low/Mod%
5	5		100.00
5	5		100.00

# of Households

**Proposed Accomplishments**

# of Singlefamily Units

# of Housing Units

#Units with bus/rail access

#Low flow showerheads

#Low flow toilets

#Dishwashers replaced

#Refrigerators replaced

#Light fixtures (outdoors) replaced

#Light Fixtures (indoors) replaced

#Replaced hot water heaters

#Replaced thermostats

**Total**

5

5

2

4

4

4

5

9

15

1

3



#Efficient AC added/replaced	4
# of Properties	5

**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

Ayuda, Inc.

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

Responsible Organization	Organization Type	Proposed
El Paso Collaborative for Community and Economic Development	Non-Profit	\$ 488,741.00

**Location Description:**

El Paso County, Texas.

**Activity Description:**

Acquisition/rehabilitation of NSP properties for rentals to families @ or below 50% AMFI.

**Grantee Activity Number:** AcqDAWCO 25%  
**Activity Title:** Dawco Acquisition

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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.

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

09/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 342,162.00

**Other Funds** \$ 0.00

**Total Funds** \$ 342,162.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Owner Households	3	3		100.00
# of Households	3	3		100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Housing Units	3
#Units exceeding Energy Star	3
#Low flow showerheads	3
#Dishwashers replaced	3
#Refrigerators replaced	3
#Replaced hot water heaters	3
#Replaced thermostats	3
#Efficient AC added/replaced	3
# of Properties	3



**Activity is being carried out by Grantee:**

No

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

El Paso Collaborative for Community and Economic Development

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

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 342,162.00

**Location Description:**

El Paso County, Texas

**Activity Description:**

Acquisition of NSP eligible units for re-sale to households at or below 50% AMFI.

<b>Grantee Activity Number:</b>	<b>AcqDAWCO LMMI</b>
<b>Activity Title:</b>	<b>DAWCO Rehab/Reconstruction</b>

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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

**Environmental Assessment:**
**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

06/30/2014

**Project Draw Block Date by HUD:**
**Activity Draw Block Date by HUD:**
**Total Budget:** \$ 2,648,504.00

**Other Funds** \$ 0.00

**Total Funds** \$ 2,648,504.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Owner Households	19		19	100.00
# of Households	19		19	100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Singlefamily Units	19
# of Housing Units	19
#Low flow showerheads	28
#Dishwashers replaced	14
#Refrigerators replaced	21
#Light Fixtures (indoors) replaced	79
#Replaced thermostats	19
#Efficient AC added/replaced	8
#High efficiency heating plants	1
#Energy Star Replacement Windows	14
# of Properties	19



**Activity is being carried out by Grantee:**

No

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

El Paso Collaborative for Community and Economic Development

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

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$

**Location Description:**

Eligible properties in El Paso County, Texas

**Activity Description:**

Acquisition and Rehabilitation of NSP eligible properties for resale to households at or below 120% AMFI.



**Grantee Activity Number:** AcqEPC  
**Activity Title:** EPC Rehab/Reconstruction

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

12/01/2012

**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

**Environmental Assessment:**

UNDERWAY

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

09/30/2015

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 2,927,534.00

**Other Funds** \$ 0.00

**Total Funds** \$ 2,927,534.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Renter Households	15		15	100.00
# Owner Households	1		1	100.00
# of Households	16		16	100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Singlefamily Units	16
# of Housing Units	16
#Units with bus/rail access	6
#Low flow showerheads	16
#Dishwashers replaced	16
#Refrigerators replaced	16
#Light Fixtures (indoors) replaced	10
#Replaced hot water heaters	16
#Replaced thermostats	16
#Efficient AC added/replaced	16
#Energy Star Replacement Windows	20
# of Properties	16



**Activity is being carried out by Grantee:**

No

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

El Paso Collaborative for Community and Economic Development

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

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$

**Location Description:**

El Paso, Texas

**Activity Description:**

Acquisition and rehab of single-family properties for homeownership and rental to households at or below 120% AMFI.

**Grantee Activity Number:** AcqEPC 25%  
**Activity Title:** EPC Rehab/Reconstruction

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

09/30/2011

**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.

**Environmental Assessment:**

**Activity Status:**

Under Way

**Project Title:**

Acquisition

**Projected End Date:**

09/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 223,322.00

**Other Funds** \$ 0.00

**Total Funds** \$ 223,322.00

**Benefit Report Type:**

Direct (Households)

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Owner Households	2	2		100.00
# of Households	2	2		100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Singlefamily Units	2
# of Housing Units	2
#Units with bus/rail access	2
#Low flow showerheads	2
#Dishwashers replaced	2
#Refrigerators replaced	2
#Light fixtures (outdoors) replaced	10
#Light Fixtures (indoors) replaced	15
#Replaced hot water heaters	2
#Replaced thermostats	2
#Efficient AC added/replaced	2
#Energy Star Replacement Windows	8
# of Properties	2



**Activity is being carried out by Grantee:**

No

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

El Paso Collaborative for Community and Economic Development

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

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 223,322.00

**Location Description:**

El Paso County, TX.

**Activity Description:**

Acquisition and Rehabilitation of NSP eligible properties for re-sale to households at or below 120% AMFI.

<b>Grantee Activity Number:</b>	<b>AcqHabitat</b>
<b>Activity Title:</b>	<b>Habitat Rehab/Reconstruction</b>

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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.

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

06/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 1,468,351.00

**Other Funds** \$ 0.00

**Total Funds** \$ 1,468,351.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Owner Households	15	15		100.00
# of Households	15	15		100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Singlefamily Units	15
# of Housing Units	15
#Units with bus/rail access	10
#Low flow toilets	11
#Dishwashers replaced	8
#Refrigerators replaced	13
#Light fixtures (outdoors) replaced	34
#Light Fixtures (indoors) replaced	76
#Replaced hot water heaters	1
#Replaced thermostats	27
#Efficient AC added/replaced	11
#High efficiency heating plants	3
#Energy Star Replacement Windows	18
# of Properties	15



**Activity is being carried out by Grantee:**

No

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

El Paso Collaborative for Community and Economic Development

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

El Paso Collaborative for Community and Economic Development

Habitat for Humanity El Paso

**Organization Type**

Non-Profit

Non-Profit

**Proposed**

\$ 0.00

\$ 651,000.00

**Location Description:**

Eligible properties in the El Paso County, Texas.

**Activity Description:**

Acquisition/ Rehabilitation NSP eligible properties for re-sale to households at or below 50% AMFI.

<b>Grantee Activity Number:</b>	<b>AcqJKS 25%</b>
<b>Activity Title:</b>	<b>JKS Acquisition 25%</b>

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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.

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

02/10/2013

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 1,123,802.00

**Other Funds** \$ 0.00

**Total Funds** \$ 1,123,802.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Owner Households	10	10		100.00
# of Households	10	10		100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Singlefamily Units	10
# of Housing Units	10
#Dishwashers replaced	10
#Refrigerators replaced	10
#Replaced hot water heaters	10
#Replaced thermostats	10
# of Properties	10



**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$

**Location Description:**

El Paso County, TX.

**Activity Description:**

Acquire NSP eligible properties for re-sale to households at or below 50% AMFI



**Grantee Activity Number:** AcqJKS LMMI  
**Activity Title:** JKS Rehab/Reconstruction

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

06/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 6,072,430.00

**Other Funds** \$ 0.00

**Total Funds** \$ 6,072,430.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Owner Households	44		44	100.00
# of Households	44		44	100.00

**Proposed Accomplishments**

	<b>Total</b>
# of Singlefamily Units	44
# of Housing Units	44
#Units with bus/rail access	39
#Low flow showerheads	61
#Dishwashers replaced	41
#Refrigerators replaced	49
#Light fixtures (outdoors) replaced	58
#Light Fixtures (indoors) replaced	156
#Replaced hot water heaters	12
#Replaced thermostats	66
#Efficient AC added/replaced	30
#Additional Attic/Roof Insulation	1
#Energy Star Replacement Windows	33
# of Properties	44



**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$

**Location Description:**

El Paso County, TX.

**Activity Description:**

Acquisition and Rehabilitation of NSP eligible properties for re-sale to households at or below 120% AMFI.

<b>Grantee Activity Number:</b>	<b>AcqOthers</b>
<b>Activity Title:</b>	<b>Other Developer Acquisition</b>

**Activity Type:**

Acquisition - general

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

09/30/2015

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 0.00

**Other Funds** \$ 0.00

**Total Funds** \$ 0.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

# Owner Households

# of Households

Total	Low	Mod	Low/Mod%
			0.0
			0.0

**Proposed Accomplishments**

# of Singlefamily Units

# of Housing Units

# of Properties

**Total**

**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 0.00



**Location Description:**

NSP eligible targeted census tracts.

**Activity Description:**

Acquisition of NSP eligible units and re-sale to LMHI households

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**Grantee Activity Number:** AcqPV  
**Activity Title:** Project Vida Rehab/Reconstruction

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/01/2011

**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.

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Acquisition

**Projected End Date:**

06/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 2,197,990.00

**Other Funds** \$ 0.00

**Total Funds** \$ 2,197,990.00

**Program Income Account:**

PI-EPC

**Proposed Beneficiaries**

	<b>Total</b>	<b>Low</b>	<b>Mod</b>	<b>Low/Mod%</b>
# Renter Households	15	15		100.00
# Owner Households	6			0.00
# of Households	21	15		71.43

**Proposed Accomplishments**

	<b>Total</b>
# of Housing Units	21
#Dishwashers replaced	12
#Refrigerators replaced	20
#Light fixtures (outdoors) replaced	40
#Light Fixtures (indoors) replaced	58
#Replaced hot water heaters	6
#Replaced thermostats	7
#Efficient AC added/replaced	12
#Energy Star Replacement Windows	12
# of Properties	21



**Activity is being carried out by Grantee:**

No

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

Project Vida

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

El Paso Collaborative for Community and Economic Development

Project Vida

**Organization Type**

Non-Profit

Non-Profit

**Proposed**

\$

\$ 0.00

**Location Description:**

El Paso County Texas

**Activity Description:**

Acquisition and Rehabilitation of NSP eligible properties to rent to households @ or below 50% AMFI and resale to households at or below 120% AMFI

<b>Grantee Activity Number:</b>	<b>AcqPV LMMI</b>
<b>Activity Title:</b>	<b>Project Vida Rehab/Reconstruction</b>

**Activity Type:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

AAcq

**Projected Start Date:**

01/14/2011

**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

**Environmental Assessment:**

UNDERWAY

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Under Way

**Project Title:**

Acquisition

**Projected End Date:**

12/31/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 507,164.00

**Other Funds** \$ 0.00

**Total Funds** \$ 507,164.00

**Proposed Beneficiaries**

# Owner Households

Total	Low	Mod	Low/Mod%
4			0.00
4			0.00

# of Households

**Proposed Accomplishments**

# of Singlefamily Units

# of Housing Units

# ELI Households (0-30% AMI)

**Total**

4

4

4

**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 507,164.00



**Location Description:**

El Paso County, Texas

**Activity Description:**

Acquisition, Rehabilitation and Resale NSP Homes to households at or below 120% AMFI.

---

**Project # / Title: Adm / Administration**

<b>Grantee Activity Number:</b>	<b>AdmAYUDA</b>
<b>Activity Title:</b>	<b>Ayuda Admin</b>

**Activity Type:**

Administration

**Project Number:**

Adm

**Projected Start Date:**

10/06/2010

**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)

**Environmental Assessment:****Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Administration

**Projected End Date:**

09/30/2014

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

<b>Total Budget:</b>	\$ 33,302.00
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<b>Other Funds</b>	\$ 0.00
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<b>Total Funds</b>	\$ 33,302.00
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**Program Income Account:**

PI-EPC





**Activity is being carried out by Grantee:**

No

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

Ayuda, Inc.

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

Ayuda, Inc.

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

Non-Profit

**Proposed**

\$ 33,302.00

\$ 0.00

**Location Description:**

Eligible census tracts in El Paso County, Texas

**Activity Description:**

Administrative costs during NSP eligible activities.

**Grantee Activity Number:** AdmEPC  
**Activity Title:** Administration

**Activity Type:**

Administration

**Project Number:**

Adm

**Projected Start Date:**

02/11/2010

**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)

**Environmental Assessment:**

**Benefit Report Type:**

NA

**Activity Status:**

Under Way

**Project Title:**

Administration

**Projected End Date:**

06/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 1,416,018.00

**Other Funds** \$ 0.00

**Total Funds** \$ 1,416,018.00

**Program Income Account:**

PI-EPC

**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 757,359.00

**Location Description:**

El Paso County, TX.

**Activity Description:**

General administration, training & travel.



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**Grantee Activity Number:** AdmHAB  
**Activity Title:** Habitat Admin

**Activity Type:**

Administration

**Project Number:**

Adm

**Projected Start Date:**

10/06/2010

**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)

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Administration

**Projected End Date:**

09/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 60,754.00

**Other Funds** \$ 0.00

**Total Funds** \$ 60,754.00

**Program Income Account:**

PI-EPC

**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

Habitat for Humanity El Paso

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

Habitat for Humanity El Paso

**Organization Type**

Non-Profit

Non-Profit

**Proposed**

\$ 0.00

\$ 46,822.00

**Location Description:**

Eligible census tracts in El Paso County, TX

**Activity Description:**

Administrative duties for NSP eligible activities.



---



**Grantee Activity Number:** AdmPV  
**Activity Title:** Project Vida Admin

**Activity Type:**

Administration

**Project Number:**

Adm

**Projected Start Date:**

10/06/2010

**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)

**Environmental Assessment:**

**Benefit Report Type:**

Direct (Households)

**Activity Status:**

Completed

**Project Title:**

Administration

**Projected End Date:**

09/30/2014

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 40,787.00

**Other Funds** \$ 0.00

**Total Funds** \$ 40,787.00

**Program Income Account:**

PI-EPC

**Activity is being carried out by Grantee:**

No

**Activity is being carried out through:**

**Organization carrying out Activity:**

Project Vida

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

Project Vida

**Organization Type**

Non-Profit

Non-Profit

**Proposed**

\$ 0.00

\$ 40,787.00

**Location Description:**

Eligible census tracts in El Paso County, TX.

**Activity Description:**

Administrative duties for NSP eligible activities.



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**Grantee Activity Number:** Plan1  
**Activity Title:** Planning

**Activity Type:**

Planning

**Project Number:**

Adm

**Projected Start Date:**

02/11/2010

**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)

**Environmental Assessment:**

**Benefit Report Type:**

NA

**Activity Status:**

Under Way

**Project Title:**

Administration

**Projected End Date:**

02/10/2013

**Project Draw Block Date by HUD:**

**Activity Draw Block Date by HUD:**

**Total Budget:** \$ 150,000.00

**Other Funds** \$ 0.00

**Total Funds** \$ 150,000.00

**Program Income Account:**

PI-EPC

**Activity is being carried out by Grantee:**

Yes

**Activity is being carried out through:**

Grantee Employees

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 150,000.00

**Location Description:**

El Paso County, TX.

**Activity Description:**

General pre-planning prior to implementation and on-going planning during implementation to adjust program as needed.





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**Project # / Title: ALLR / Loan Loss Reseve**

<b>Grantee Activity Number:</b>	<b>ALLR</b>
<b>Activity Title:</b>	<b>Loan Loss Reserves</b>

**Activitiy Type:**

Planning

**Activity Status:**

Cancelled

**Project Number:**

ALLR

**Project Title:**

Loan Loss Reseve

**Projected Start Date:**

01/01/2011

**Projected End Date:**

02/10/2013

**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

**National Objective:**

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

**Total Budget:** \$ 0.00**Other Funds** \$ 0.00**Total Funds** \$ 0.00**Environmental Assessment:****Benefit Report Type:**

Direct (Households)

**Proposed Beneficiaries**

Total	Low	Mod	Low/Mod%
			0.0

# of Households

**Proposed Accomplishments****Total**

# of Singlefamily Units

# of Housing Units

**Activity is being carried out by Grantee:**

Yes

**Activity is being carried out through:**

Grantee Employees

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 0.00

**Location Description:****Activity Description:****Project # / Title:** NSP2 PI Waiver / NSP Program Income Waiver**Grantee Activity Number:**

NSP2 PI Waiver

**Activity Title:**

NSP2 Program Income Waiver

**Activity Type:**

Administration

**Activity Status:**

Under Way

**Project Number:**

NSP2 PI Waiver

**Project Title:**

NSP Program Income Waiver

**Projected Start Date:**

02/01/2015

**Projected End Date:**

09/30/2015

**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

**National Objective:**

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

**Total Budget:**

\$ 0.00

**Other Funds**

\$ 0.00

**Total Funds**

\$ 0.00

**Environmental Assessment:**

EXEMPT

**Program Income Account:**

NSP2 PI Waiver

**Benefit Report Type:**

NA

**Activity is being carried out by Grantee:**

Yes

**Activity is being carried out through:**

Grantee Employees and Contractors

**Organization carrying out Activity:**

El Paso Collaborative for Community and Economic Development

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

**Responsible Organization**

El Paso Collaborative for Community and Economic Development

**Organization Type**

Non-Profit

**Proposed**

\$ 0.00

**Location Description:**

**Activity Description:**

Temporary project activity to comply with the program income waiver for NSP2 grantees, dated january 2015.

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**Action Plan Comments:**

Reviewer - Interim submission so that initial QPR can be submitted. Program has not been started. Grantee is in the process of fine tuning design, executing consortium agreements and implementing oversight controls.

Reviewer - This is an interim submission to allow for the QPR to be submitted. The EPC is in the middle of revising their action plan.

Reviewer - Interim submission to allow for submittal of QPRs

Reviewer - Technical amendment to action plan to add new responsible organization for rental activity. A/P is approved, however I have asked grantee to change the AcqOther activity. This activity was originally a placeholder in the initial application since they did not know the responsible organization that would carry out the activity at the time. Now, all grant funds have been obligated. Another technical amendment is expected once this is complete.

Reviewer - 10/24/2013: Reviewer: Mark Roy : Reviewed and approved.

Reviewer - 04/21/14: Approved to allow for submission of the QPR.

Reviewer - 04/24/14: Reviewed and approved.

Reviewer - 04/30/15: Reviewed and approved. No comments.

Reviewer - AcqPV ¿ Project Vida Rehab/Reconstruction - LH25  
 ¿FOR COMMENT ONLY  
 ¿Proposed Beneficiaries  
 ¿May have missing/inaccurate data for # Owner Households - Low and # Households - Low.

AcqPV LMMI ¿ Project Vida Rehab/Reconstruction - LMMI  
 ¿FOR COMMENT ONLY  
 ¿Proposed Beneficiaries  
 ¿May have missing/inaccurate data for # Owner Households and # of Households.

Reviewer - Reviewed and approved - Budget change for Acquisition/Other Activity - modified PI to \$0.

## Action Plan History

Version	Date
B-09-CN-TX-0042 AP#1	09/03/2015
B-09-CN-TX-0042 AP#2	06/25/2015
B-09-CN-TX-0042 AP#3	04/30/2015
B-09-CN-TX-0042 AP#4	04/24/2014
B-09-CN-TX-0042 AP#5	04/21/2014
B-09-CN-TX-0042 AP#6	10/24/2013
B-09-CN-TX-0042 AP#7	09/05/2013
B-09-CN-TX-0042 AP#8	12/14/2012
B-09-CN-TX-0042 AP#9	10/03/2012
B-09-CN-TX-0042 AP#10	04/11/2012
B-09-CN-TX-0042 AP#11	01/10/2012
B-09-CN-TX-0042 AP#12	07/09/2011
B-09-CN-TX-0042 AP#13	05/18/2010