Grantee: Connecticut - DOH

Grant: B-08-DN-09-0001

October 1, 2019 thru December 31, 2019 Performance Report

Grant Number:
B-08-DN-09-0001

Obligation Date:
03/09/2009

Award Date:

Grantee Name:
Connecticut - DOH

Contract End Date:

Review by HUD:
Reviewed and Approved

Grant Award Amount:
$25,043,385.00

Grant Status:
Active

QPR Contact:
Jerome Mihm

LOCCS Authorized Amount:
$25,043,385.00

Estimated PI/RL Funds:
$7,500,000.00

Total Budget:
$32,543,385.00

Disasters:

Declaration Number

NSP

Narratives

Areas of Greatest Need:

The data gathered in Connecticut reveals there are approximately 71,000 active sub-prime mortgages, with outstanding loan balances totaling more than $15 billion. Over 8% of these mortgages are seriously delinquent (over 90 days) and about 21,000 adjustable rate sub-prime mortgages will reset to a higher interest rate between October of 2007 and 2009. These mortgages are concentrated in communities with a higher than average number of low- and moderate-income households, minority households and affordable single-family housing. The areas of greatest need include the following communities: Bridgeport, Waterbury, New Haven, Hartford, New Britain, Meriden and Stamford and second tier communities include: New London, Norwich and Danbury. These areas were chosen because they were considered to have the greatest percentage of home foreclosures; the highest percentage of homes financed by a sub-prime mortgage related loan; and were identified by the State as likely to face a significant rise in the rate of home foreclosures. A large number of borrowers took adjustable rate mortgages with a low initial interest rate that reset to a much higher interest rate within a two to three year period. These borrowers anticipated refinancing prior to their monthly payments increasing. However, refinancing is now often not available due to the tightening of credit standards. As a result many borrowers are now exposed to significant payment increases and possible default.

Distribution and and Uses of Funds:

It is the State of Connecticut's belief that by targeting those communities with the "greatest need", and working with them to identify and target specific neighborhoods, we can be successful in having the greatest impact on stabilization overall. The State has determined that the most appropriate way to use these limited resources is to initially allocate the majority of its NSP funding to top tier communities in a non-competitive formula. Second tier communities have been selected for funding through a competitive rating and ranking process. Second tier communities have also been evaluated and awarded based upon the following additional criteria: geographical distribution, racial integration and leveraging of NSP funds. The demonstrated need, combined with the ability to have a significant impact in these communities, justifies the targeted investment in the aforementioned communities at this time. NSP communities are expected to build on existing neighborhood strategies and utilize local public and private partnerships to enhance their capacity to acquire, rehabilitate, finance, and market available properties. As part of Connecticut's recovery program, the State initiated a refinancing program to assist borrowers who used a sub-prime mortgage for a housing purchase, as well as develop mortgage programs that can serve as a reasonable substitute for the credit once available through the sub-prime mortgage market. The CT FAMLIES Program was designed to implement that recommendation, "New Programs to Address Sub-Prime Crisis in Connecticut". Connecticut also offers newer programs to specifically address the sub-prime crisis such as: the EMAP provides financial assistance for up to five years to Connecticut homeowners suffering from a temporary financial hardship, who have fallen behind on their mortgage payments, and have received a notice of foreclosure action from their lender and the HERO loan program which aims toward owner relief through the purchase of mortgages directly from lenders and the modification of those mortgages into affordable plans. In addition, Governor Rell has urged the HUD Secretary to temporarily modify the regular Community Development Block Grant program to allow those cities and towns not receiving NSP funds to undertake similar activities and expand income limits to address the sub-prime crisis within their communities. The State will further attempt to address neighborhood stabilization in small towns through the 2009 Small Cities CDBG funding round. Priority status will be given to communities which seek to address NSP-related activities such as, purchase and rehabilitation of foreclosed or abandoned properties, within existing CDBG rules and regulations. The State is limiting administration to 7.5% of the total NSP grant award, thus making more dollars available for program activities. The State will use program income and recaptured funds to reward performance.

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	$55,949,805.61
Total Budget	$0.00	$29,944,805.61
Total Obligated	$0.00	$29,920,733.32
Total Funds Drawdown	$0.00	$27,549,866.50
Program Funds Drawdown	$0.00	$23,893,150.53
Program Income Drawdown	$0.00	$3,656,715.97
Program Income Received	$0.00	$4,949,860.54
Total Funds Expended	$0.00	$27,582,236.90
Most Impacted and Distressed Expended	$0.00	$0.00
Match Contributed	$0.00	$6,223,094.55

Progress Toward Required Numeric Targets

Requirement	Target	Actual
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	$0.00	$6,223,094.55
Limit on Public Services	$3,756,507.75	$0.00
Limit on Admin/Planning	$2,504,338.50	$1,929,419.21
Limit on Admin	$0.00	$1,929,419.21
Most Impacted and Distressed Threshold (Projected)	$0.00	$0.00
Progress towards LH25 Requirement	$8,135,846.25	$11,389,874.55

Overall Progress Narrative:

In Stamford, construction on 190 Stillwater Avenue has been completed. Rent up is currently underway.

Project Summary

Project #, Project Title	This Report	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
NS0901, Administration	$0.00	$2,500,000.00	$1,578,484.76
NS0902, Acquisition	$0.00	$23,780,794.10	$19,462,506.04
NS0903, Financing Mechanisms	$0.00	$54,578.85	$54,578.85
NS0905, Demolition	$0.00	$955,000.00	$821,039.41
NS0906, Redevelopment	$0.00	$4,300,000.00	$1,976,541.47

Activities

Project # / NS0903 / Financing Mechanisms

Grantee Activity Number:	**NS0903095001**
Activity Title:	**Financing Mech.: New London**

Activitiy Category:
Homeownership Assistance to low- and moderate-income

Activity Status:
Under Way

Project Number:
NS0903

Project Title:
Financing Mechanisms

Projected Start Date:
02/13/2009

Projected End Date:
03/09/2017

Benefit Type:
Direct (HouseHold)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
City of New London

Program Income Account:
City of New London

Overall	Oct 1 thru Dec 31, 2019	To Date
Total Projected Budget from All Sources	N/A	$15,000.00
Total Budget	$0.00	$15,000.00
Total Obligated	$0.00	$15,000.00
Total Funds Drawdown	$0.00	$15,000.00
Program Funds Drawdown	$0.00	$15,000.00
Program Income Drawdown	$0.00	$0.00
Program Income Received	$0.00	$0.00
Total Funds Expended	$0.00	$15,000.00
City of New London	$0.00	$15,000.00
Most Impacted and Distressed Expended	$0.00	$0.00
Match Contributed	$0.00	$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

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

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	0/1	0/1	0
# Owner Households	0	0	0	0/0	0/1	0/1	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Local	$50,000.00
Neighborhood Stabilization Program	$0.00
Total Other Funding Sources	$0.00

Project # / NS0905 / Demolition

Grantee Activity Number: NS0905015001
Activity Title: Demo: Bridgeport

Activitiy Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NS0905

Project Title:
Demolition

Projected Start Date:
02/13/2009

Projected End Date:
02/13/2014

Benefit Type:
Direct (HouseHold)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
City of Bridgeport

Program Income Account:
City of Bridgeport

Overall	Oct 1 thru Dec 31, 2019	To Date
Total Projected Budget from All Sources	N/A	$467,627.00
Total Budget	$0.00	$467,627.00
Total Obligated	$0.00	$467,627.00
Total Funds Drawdown	$0.00	$467,627.00
Program Funds Drawdown	$0.00	$467,627.00
Program Income Drawdown	$0.00	$0.00

Program Income Received	$0.00	$0.00
Total Funds Expended	$0.00	$467,627.00
City of Bridgeport	$0.00	$467,627.00
Most Impacted and Distressed Expended	$0.00	$0.00
Match Contributed	$0.00	$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

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

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	0/5	0/5	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Neighborhood Stabilization Program	$0.00
Total Other Funding Sources	$0.00

Grantee Activity Number:	NS0905093001
Activity Title:	Demo: New Haven

Activitiy Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NS0905

Project Title:
Demolition

Projected Start Date:
02/13/2009

Projected End Date:
02/13/2013

Benefit Type:
Direct (HouseHold)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
City of New Haven

Program Income Account:
City of New Haven

Overall	Oct 1 thru Dec 31, 2019	To Date
Total Projected Budget from All Sources	N/A	$16,744.00
Total Budget	$0.00	$16,744.00
Total Obligated	$0.00	$16,744.00
Total Funds Drawdown	$0.00	$16,744.00
Program Funds Drawdown	$0.00	$16,744.00
Program Income Drawdown	$0.00	$0.00
Program Income Received	$0.00	$0.00
Total Funds Expended	$0.00	$16,744.00
City of New Haven	$0.00	$16,744.00
Most Impacted and Distressed Expended	$0.00	$0.00
Match Contributed	$0.00	$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/4

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	2/4	2/4	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Neighborhood Stabilization Program	$0.00
Total Other Funding Sources	$0.00

Grantee Activity Number:	NS0905135001
Activity Title:	Demo: Stamford

Activitiy Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NS0905

Project Title:
Demolition

Projected Start Date:
01/15/2015

Projected End Date:
01/29/2015

Benefit Type:
Direct (HouseHold)

Completed Activity Actual End Date:

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

Responsible Organization:
City of Stamford

Overall	Oct 1 thru Dec 31, 2019	To Date
Total Projected Budget from All Sources	N/A	$38,688.61
Total Budget	$0.00	$38,688.61
Total Obligated	$0.00	$38,688.61
Total Funds Drawdown	$0.00	$38,688.61
Program Funds Drawdown	$0.00	$28,472.44
Program Income Drawdown	$0.00	$10,216.17
Program Income Received	$0.00	$0.00
Total Funds Expended	$0.00	$0.00
City of Stamford	$0.00	$0.00
Most Impacted and Distressed Expended	$0.00	$0.00
Match Contributed	$0.00	$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures

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:	NS0905151001
Activity Title:	Demo: Waterbury

Activitiy Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NS0905

Project Title:
Demolition

Projected Start Date:
02/13/2009

Projected End Date:
02/13/2013

Benefit Type:
Direct (HouseHold)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
City of Waterbury

Overall	Oct 1 thru Dec 31, 2019	To Date
Total Projected Budget from All Sources	N/A	$105,180.50
Total Budget	$0.00	$105,180.50
Total Obligated	$0.00	$105,180.50
Total Funds Drawdown	$0.00	$105,180.50
Program Funds Drawdown	$0.00	$105,180.50
Program Income Drawdown	$0.00	$0.00
Program Income Received	$0.00	$0.00
Total Funds Expended	$0.00	$105,180.50
City of Waterbury	$0.00	$105,180.50
Most Impacted and Distressed Expended	$0.00	$0.00
Match Contributed	$0.00	$164,300.00

Activity Description:

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

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

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	0/0	0/0	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Local	$200,000.00
Neighborhood Stabilization Program	$0.00
Total Other Funding Sources	$0.00