

Grantee: Boston, MA

Grant: B-08-MN-25-0001

April 1, 2019 thru June 30, 2019 Performance Report



Grant Number:

B-08-MN-25-0001

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

Boston, MA

Contract End Date:

03/18/2013

Review by HUD:

Reviewed and Approved

Grant Award Amount:

\$4,230,191.00

Grant Status:

Active

QPR Contact:

ANNE MARIE BELROSE

LOCCS Authorized Amount:

\$4,230,191.00

Estimated PI/RL Funds:

\$1,123,260.86

Total Budget:

\$5,353,451.86

Disasters:

Declaration Number

No Disasters Found

Narratives

Areas of Greatest Need:

The City of Boston is targeting foreclosed and abandoned properties in areas identified as FIT or foreclosure intervention areas which have high rates of foreclosures. In addition 43 census tracts have been identified with scores of 8,9 or 10 on HUD's Foreclosure risk scale. These census tracts are one quarter of the City's census tracts but contain nearly three quarters of the City's REO properties.

The target area for the draft substantial amendment was derived by including all block groups citywide with a HUD Foreclosure Risk Score of 8, 9, or 10. This included the 12 FIT area block groups and 137 additional block groups in Dorchester, Roxbury, Mattapan, Hyde Park and East Boston. We revisited this for the final substantial amendment after HUD issued the description of the methodology and we realized that the block group data were estimates rather than actual data and we were able to do our own correlations of HUD's estimated data with actual local data on foreclosures and related variables, including data obtained from visual surveys.

Looking again at the FIT areas using HUD data at the census tract rather than block group level, we found that each of the five census tracts in which the three FIT areas are located scored a 9 or 10 (the highest ranking) on HUD's Estimated Foreclosure Risk Score, had a HUD Predicted Foreclosure Rate of 8% or higher (compared to 6.1% citywide), and at least 35% of the loans in the area were high-cost loans (compared with 19.1% citywide). Using the City's own data, we found that the small (one census tract) Hendry Fit area alone had 35 REO properties and 7 abandoned properties. The small (one census tract) Langdon FIT area had 6 REOs and 11 abandoned properties and the three census tract Dacia area had 56 REOs and 18 abandoned properties. In addition, all five of the FIT census tracts had a low/mod population of at least 60% and all but one had a low/mod population of at least 70%. Together, the five FIT area census tracts contained 97 REO properties or 10% of the citywide total.

In addition to the three FIT areas, the City has identified a broader high need area based on a combination of the data HUD provided to grantees for their NSP applications and additional data the City has compiled on foreclosures and other trends. We began by looking at neighborhoods with troubled markets, those showing the greatest decline in median sales prices from the peak in 2005 or 2006. Citywide, the decline averaged -7%. However, five neighborhoods experienced declines of 20% or more: East Boston (-39%), Mattapan (-34%), Roxbury (-30%), Dorchester (-25%), and Hyde Park (-20%). We used this 20% decline as a threshold to make the first cut for determining areas of greatest need for the NSP program. Within these neighborhoods, we then used HUD's foreclosure risk score to make a second cut by selecting only those 39 census tracts within these five neighborhoods that had a HUD Foreclosure Risk Score of 8, 9 or 10. After looking at the areas on a map and adding data on the number of REO and abandoned properties, we identified four additional census tracts within these five neighborhoods with HUD Foreclosure Risk Scores below 8, but having a significant number of REOs and/or abandoned properties, a high % of high cost loans (all over 25%) and foreclosure petition rate over 2%.

Areas of Greatest Need:

bsp; This resulted in the selection of 43 of the City's 156 census tracts for inclusion in the City's high need target area for the City's NSP program. These 43 census tracts (just over 25% of the total) contain 726 or just under 75% of the citywide total of 980 REO properties.



Distribution and and Uses of Funds:

The City has identified seven program activities to assist in the acquisition and/or rehabilitation of the REO properties identified. These seven activities will be funded with NSP money. These areas are:

REO Reclamation Fund: Turnkey Ownership Component

Funds to assist for-profit and non-profit developers with the cost of rehabilitating vacant REO properties into owner-occupied properties.

Restoring or redeveloping foreclosed properties as homeownership is the City's top priority. NSP funds will not be made available for acquisition unless the property is acquired in accordance with the NSP program's requirements regarding purchase price discounts of 5% - 15%.

REO Reclamation Fund: Permanent Supportive Housing Component

Funds to assist for-profit and non-profit developers with the cost of rehabilitating vacant REO properties into permanent supportive housing for the homeless or for persons with disabilities. NSP funds will not be made available for acquisition unless the property is acquired in accordance with the NSP program's requirements regarding purchase price discounts of 5% - 15%.

REO Reclamation Fund: Rental Housing Component

Funds to assist for-profit and non-profit developers with the cost of rehabilitating vacant REO properties into rental housing for low and moderate income renters. NSP funds will not be made available for acquisition unless the property is acquired in accordance with the NSP program's requirements regarding purchase price discounts of 5% - 15%.

Land Bank Acquisition Program

This program will provide funds to cover the City's transactional costs (e.g. legal fees, appraisals) to acquire REO properties and to cover the City's interim costs of securing and maintaining REO properties before disposition of the property to a homeowner or developer.

REO Buyer Incentive Program

Funds to assist individual homebuyers with the cost of acquiring vacant REO properties to be owner-occupied by the buyer. NSP funds will not be made available for acquisition unless the property is acquired in accordance with the NSP program's requirements regarding purchase price discounts of 5% - 15%.

REO Purchase Rehab Component

Funds to assist individual homebuyers with the cost of acquiring and rehabilitation vacant REO properties to be owner-occupied by the buyer. NSP funds will not be made available for acquisition unless the property is acquired in accordance with the NSP program's requirements regarding purchase price discounts of 5% - 15%.

REO Buyer Development/Technical Assistance

Funds to provide required counseling to buyers of REO properties through City staff or qualified non-profits or other vendors under contract with the City. Counseling may include one-on-one counseling or group courses. Funds will also be used to market the program and create a pool of qualified buyers interested in purchasing REOs.

In addition, the City plans to use about 9.5% of the funds for its planning and administrative costs to support the program. The pro

Distribution and and Uses of Funds:

posed budget for the City's NSP funds and for the NSP funds the City Plans to request from the state is provided at the end of this section. The City may need to amend the proposed budget and program activities depending on HUD's ruling on various policy issues and requested waivers. The City reserves the right to reallocate funds among the proposed programs as needed to ensure that all funds are committed in a timely manner within 18 months as required by the NSP Notice.

Public Comment:

The City's Draft NSP Substantial Amendment was originally issued for a 15-day public comment period beginning at 9 a.m. on Monday, November 10th on the City of Boston's website at: http://www.cityofboston.gov/dnd/Consolidated_Plan.asp

Notices were mailed to 504 organizations and individuals on a mailing list maintained by the Department of Neighborhood Development for its Consolidated Plan/Action Plan citizen participation process.

Comments were accepted until the close of business at 5:00 p.m. on Monday, November 24th, 2008. Comments could be submitted by e-mail (at actionplan.dnd@cityofboston.gov), by FAX (to 617-635-0383) or by U. S. Mail (to NSP Action Plan, Policy Development & Research Division, Dept. of Neighborhood Development, 26 Court Street, 8th floor, Boston, MA 02108).

This substantial amendment to the original NSP Substantial Amendment was issued for a second 15 day public comment period on April 15th on the City of Boston's website.

Definitions and Descriptions:

(1) Definition of "blighted structure" in context of state or local law.

Response: Massachusetts General Laws (MGL) 121A and 121B provide guidance regarding the definitions of blighted structures. Consistent with those statutes, the City of Boston, following the Department of Housing and Community Development, defines blighted structures for the purposes of NSP as a building that by reasonable determination displays physical deterioration rendering the building unfit for human habitation, obsolete or in need of major maintenance or repair or lacks ventilation, light or sanitation facilities contributing to a condition that is detrimental to safety health or morals.

(2) Definition of "affordable rents." Note: Grantees may use the definition they have adopted for their CDBG program but should review their existing definition to ensure compliance with NSP program –specific requirements such as continued affordability.

Response: In order to define affordable rents, we first have to specify at what income levels the rents are designed to be affordable. The table below shows the income limits that will be used for the program. The NSP 50% of AMI category is the same as the "Very Low Income" category for the Section 8 and HOME programs. For the NSP program, HUD has followed the same methodology and calculated income limits for 120% of median.

The general rule of thumb is that in order to be considered affordable, rents, less an allowance for tenant-paid utilities, should not exceed 30% of the household's monthly income. For the sake of consistency, we have adopted HUD's "Low-HOME Rent Limits" as the maximum rent for units that are to be affordable to households with incomes at or below 50% of median without a project-based rent subsidy. If the unit has a project-based rental Section 8 rent subsidy, the unit rent may be set at the Section



8 Fair Market Rent.

The City of Boston is anticipating that all rental units directly assisted with City NSP funds under the REO Reclamation Fund: Permanent Supportive Housing Component will be supportive housing units targeted to be affordable to households with incomes at or below 30% of AMI and that project-based Section 8 vouchers will be made available to ensure the affordability and financial viability of the project. The City of Boston further anticipates that all other rental units assisted with City and State NSP funds will be targeted to be affordable to households with incomes at or below 80% of AMI. The state is requiring that rents for such units receiving state NSP funds be set at the "High HOME Rent Levels" which are designed by HUD to be affordable to households with incomes at or below 65% of AMI.

However, the primary focus of the City's NSP program is to facilitate the rehabilitation and redevelopment of foreclosed and abandoned single-family residential properties (1-4 units) as owner-occupied homeownership properties. For owner-occupied properties with one, two or three additional rental units, it is anticipated that NSP assistance will only be provided for the homeowner's unit. For example, for a three-decker, NSP assistance would normally be limited to one-third of the total dev

Definitions and Descriptions:

-family, NSP assistance would normally be limited to one half of the TDC. In that case, there would be no income limits, rent limits or other affordability restrictions imposed on the rental units in such two and three-family owner-occupied properties. However, if NSP assistance exceeds the pro-rata share of the TDC corresponding to the owner's unit, then one or more of the rental units will also be required to have income limits and rent limits to restrict the additional assisted units to be affordable to a household with an income at or below 120% of AMI. Rents would be the lower of the market rent or 30% of the monthly income of a household at 120% of AMI. This is not expected to impose any additional financial burden on the projects because market rents in the target areas are well below the rents affordable to a household with an income of 120% of AMI. The main burden will be the additional administrative burden of periodically documenting incomes and rents.

(3) Describe how the grantee will ensure continued affordability for NSP assisted housing.

Response: For rental units assisted with NSP funds, the City will ensure long term affordability to households with incomes at or below 50% of AMI or 80% of AMI through the use of a deed restriction (covenant) and a note and mortgage on the property following the same policies and procedures used in the City's HOME-funded Rental Housing Development Program, generally for 30 plus 20 years. Projects with Low-Income Housing Tax Credits are generally affordable in perpetuity.

The primary focus of the City's NSP program is to facilitate the rehabilitation and redevelopment of foreclosed and abandoned single-family (1-4 unit) residential properties into owner-occupied properties. Based on our analysis of market conditions in the high need areas, we believe that it will be difficult to incent developers and buyers to purchase and occupy REO properties in these target areas unless reasonable flexibility is provided. Due to the onerous repayment language in the original NSP-1 program guidance, the City had originally planned to use a resale restriction combined with the HOME program's "presumed affordability" provision to ensure some level of continuing affordability while still providing an incentive to homebuyers to purchase foreclosed properties in the targeted high-foreclosure areas. With the repeal of that provision by the American Reinvestment and Recovery Act (aka the Stimulus Bill), we are opting to employ a recapture provision instead. For direct assistance to homebuyers, the City will require that buyer have a household income below 120% of AMI and that the household must occupy the property as their primary residence for a ten year period (based on the amount of assistance to be provided). As a result of our experience with the frequent failures of triple-decker condominium associations, owners will be prohibited from converting NSP assisted properties to condominiums. In order to prevent flipping and windfall profits, the City will require the owner to repay 100% of the NSP subsidy if the owner fails to owner-occupy the property or sells the property during the first 5 years. During years 6-10, twenty percent of the subsidy will be forgiven for each additional year the property remains owner-occupied.

Definitions and Descriptions:

ed by the original buyer. A similar recapture restriction homeownership development projects, but we expect the affordability period to be for 15 years based on the higher level of assistance provided. These requirements will be enforced through a covenant and be secured by a note and mortgage on the property.

(4) Describe housing rehabilitation standards that will apply to NSP assisted activities.

Response: NSP-funded housing rehabilitation must bring substandard housing units into compliance with Article II of the Massachusetts Sanitary Code, which sets minimum standards of habitability standards for residential buildings. Projects involving gut rehabilitation of 1-3 story structures will be required to meet Energy Star building performance standard. Energy Star compliance will be optional for projects involving a lower level of rehabilitation. Projects involving the gut rehabilitation of 4+ story structures will be required to follow the City's Green Building guidelines where feasible. A more detailed description of the City's rehabilitation standards for the NSP program is provided in Section J of this Substantial Amendment.

Low Income Targeting:

The City of Boston is anticipating that all rental units directly assisted with City NSP funds under the REO Reclamation Fund: Permanent Supportive Housing Component will be supportive housing units targeted to be affordable to households with incomes at or below 30% of AMI and that project-based Section 8 vouchers will be made available to ensure the affordability and financial viability of the project. The City of Boston further anticipates that all other rental units assisted with City and State NSP funds will be targeted to be affordable to households with incomes at or below 80% of AMI. The state is requiring that rents for such units receiving state NSP funds be set at the "High HOME Rent Levels" which are designed by HUD to be affordable to households with incomes at or below 65% of AMI.

Identify the estimated amount of funds appropriated or otherwise made available under the NSP to be used to purchase and



redevelop abandoned or foreclosed upon homes or residential properties for housing individuals or families whose incomes do not exceed 50 percent of area median income: \$1,057,548.

Note: At least 25% of funds must be used for housing individuals and families whose incomes do not exceed 50 percent of area median income.

Response: The City of Boston's NSP allocation is \$4, 230,191. Of that amount, a minimum of twenty five percent of the total or \$1,057,548 will be used for permanent housing for individuals and families whose incomes do not exceed 50% of the area median income.

Acquisition and Relocation:

At the present time, the City of Boston does not intend to demolish or convert any low- and moderate-income dwelling units (i.e., 80% of area median income) as a direct result of NSP-assisted activities. The City would consider demolition on a case-by-case basis and only where demolition is the best available strategy for addressing a key problem property in a neighborhood. Otherwise, we would target NSP assistance to another property that does not require demolition.

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$4,660,970.45
Total Budget	\$0.00	\$4,660,970.45
Total Obligated	\$0.00	\$4,595,877.00
Total Funds Drawdown	\$0.00	\$4,425,494.56
Program Funds Drawdown	\$0.00	\$4,045,588.00
Program Income Drawdown	\$0.00	\$379,906.56
Program Income Received	\$0.00	\$1,123,260.86
Total Funds Expended	\$0.00	\$4,373,811.13
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

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	\$0.00
Limit on Public Services	\$634,528.65	\$0.00
Limit on Admin/Planning	\$423,019.10	\$414,916.50
Limit on Admin	\$0.00	\$414,916.50
Most Impacted and Distressed Threshold (Projected)	\$0.00	\$0.00
Progress towards LH25 Requirement	\$1,338,362.97	\$1,403,352.53

Overall Progress Narrative:

The City is reconciling DRGR data and intends to upload the Excel spreadsheet CSV to DRGR. All accomplishment and beneficiary information will be reported in the final QPR. HUD TA is needed to clean up DRGR.



Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1, REO Purchase/Rehab	\$0.00	\$853,499.35	\$632,274.07
12, Supportive Housing	\$0.00	\$1,656,191.66	\$1,391,556.05
2, Turnkey Ownership	\$0.00	\$1,078,090.10	\$909,150.18
24, Land Bank Acquisition	\$0.00	\$176,282.63	\$83,407.21
29, Administration	\$0.00	\$535,345.00	\$401,143.00
3, REO Buyer Incentive	\$0.00	\$264,997.00	\$142,950.00
4, REO Buyer Developmt	\$0.00	\$80,851.78	\$61,830.92
6, Rental Housing	\$0.00	\$708,194.34	\$423,276.57



Activities

Project # / Title: 1 / REO Purchase/Rehab

Grantee Activity Number: 1-08

Activity Title: Marketing REO's

Activity Category:

Public services

Project Number:

1

Projected Start Date:

05/18/2010

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

REO Purchase/Rehab

Projected End Date:

06/30/2010

Completed Activity Actual End Date:

Responsible Organization:

DND

Overall

Total Projected Budget from All Sources

Apr 1 thru Jun 30, 2019

N/A

To Date

\$25,123.98

Total Budget

\$0.00

\$25,123.98

Total Obligated

\$0.00

\$25,123.98

Total Funds Drawdown

\$0.00

\$25,123.98

Program Funds Drawdown

\$0.00

\$11,154.39

Program Income Drawdown

\$0.00

\$13,969.59

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$25,123.98

Most Impacted and Distressed Expended

\$0.00

\$0.00

Match Contributed

\$0.00

\$0.00

Activity Description:

4700 postcards notifying potential buyers that REO properties purchased by the City with NSP funds are now available for sale to homeowners will be mailed and advertising was placed in the local Metro newspaper for 13 days. The Metro is distributed to riders of the public transit system as well as in stores throughout the metropolitan Boston area.

Location Description:

26 Court Street, Boston MA 02108

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

Project # / Title: 12 / Supportive Housing

Grantee Activity Number: 12-08

Activity Title: COMPLETED- 46 Woodbine Street - VLI

Activity Category:

Acquisition - general

Project Number:

12

Projected Start Date:

01/01/2010

Benefit Type:

()

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Completed

Project Title:

Supportive Housing

Projected End Date:

07/12/2013

Completed Activity Actual End Date:

Responsible Organization:

DND

Overall

Total Projected Budget from All Sources

Apr 1 thru Jun 30, 2019

N/A

To Date

\$127,458.00

Total Budget

\$0.00

\$127,458.00

Total Obligated

\$0.00

\$127,458.00

Total Funds Drawdown

\$0.00

\$127,458.00



Program Funds Drawdown	\$0.00	\$127,458.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$200,000.00
Total Funds Expended	\$0.00	\$127,458.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of foreclosed property. 1 VLI. The other unit is reported under 2-05

Location Description:

Property in NSP Area`

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:	12-11
Activity Title:	17 Ramsey Street

Activity Category:

Acquisition - general

Project Number:

12

Projected Start Date:

06/01/2010

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Supportive Housing

Projected End Date:

12/30/2010

Completed Activity Actual End Date:

Responsible Organization:

Department of Neighborhood Development

Overall	Apr 1 thru Jun 30, 2019	To Date
Total Projected Budget from All Sources	N/A	\$66,881.00
Total Budget	\$0.00	\$66,881.00
Total Obligated	\$0.00	\$66,881.00
Total Funds Drawdown	\$0.00	\$66,881.00
Program Funds Drawdown	\$0.00	\$66,881.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$66,881.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of 17 Ramsey Street. This represents the VLI unit. When the VLI switch happens this amount will be \$66,881.07

Location Description:

17 Ramsey Street

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

Project # / Title: 24 / Land Bank Acquisition

Grantee Activity Number: 24-08

Activity Title: REO Appraisals

Activity Category:

Public services

Project Number:

24

Projected Start Date:

02/01/2010

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Bank Acquisition

Projected End Date:

12/31/2010

Completed Activity Actual End Date:

Responsible Organization:

DND

Overall

Total Projected Budget from All Sources

Apr 1 thru Jun 30, 2019

To Date

N/A

\$1,555.23

Total Budget

\$0.00

\$1,555.23

Total Obligated

\$0.00

\$1,555.23

Total Funds Drawdown

\$0.00

\$1,555.23

Program Funds Drawdown

\$0.00

\$1,555.23

Program Income Drawdown

\$0.00

\$0.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$1,555.23

Most Impacted and Distressed Expended

\$0.00

\$0.00



Match Contributed

\$0.00

\$0.00

Activity Description:

REO appraisals of properties in the NSP areas for potential acquisition and/or rehab by C.J. Meade & Co.

Location Description:

Various properties in NSP areas

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

LMI%:	70.94
-------	-------

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: 24-11

Activity Title: Constable Services

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

24

Projected Start Date:

06/07/2010

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Bank Acquisition

Projected End Date:

12/30/2010

Completed Activity Actual End Date:

Responsible Organization:

DND

Overall	Apr 1 thru Jun 30, 2019	To Date
Total Projected Budget from All Sources	N/A	\$410.00
Total Budget	\$0.00	\$410.00
Total Obligated	\$0.00	\$410.00
Total Funds Drawdown	\$0.00	\$410.00
Program Funds Drawdown	\$0.00	\$410.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$410.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Constable services to serve papers and notices as needed to occupied REO's

Location Description:

as needed at foreclosed properties acquired by DND

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:	24-12
Activity Title:	Moving Services

Activity Category:

Relocation payments and assistance

Project Number:

24

Projected Start Date:

04/22/2011

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Bank Acquisition

Projected End Date:

06/22/2012

Completed Activity Actual End Date:

Responsible Organization:

Department of Neighborhood Development

Overall	Apr 1 thru Jun 30, 2019	To Date
Total Projected Budget from All Sources	N/A	\$5,935.00
Total Budget	\$0.00	\$5,935.00
Total Obligated	\$0.00	\$0.00
Total Funds Drawdown	\$0.00	\$5,935.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$5,935.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$5,935.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Moving services to relocate existing tenants in City acquired properties.

Location Description:

Various City Acquired properties

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:	24-13
Activity Title:	REO Utilities

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

24

Projected Start Date:

07/22/2011

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Bank Acquisition

Projected End Date:

02/01/2012

Completed Activity Actual End Date:

Responsible Organization:

Department of Neighborhood Development

Overall	Apr 1 thru Jun 30, 2019	To Date
Total Projected Budget from All Sources	N/A	\$16,755.86
Total Budget	\$0.00	\$16,755.86
Total Obligated	\$0.00	\$16,755.86
Total Funds Drawdown	\$0.00	\$16,755.86
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$16,755.86
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$16,755.86
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

NSP1 REO Utility bills to be paid with NSP1 Program Income

Location Description:

NSP1 REOs including 12 Wildwood Street, Matapan.

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: 24-14

Activity Title: Translation Services

Activity Category:

Public services

Project Number:

24

Projected Start Date:

04/10/2012

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Bank Acquisition

Projected End Date:

02/01/2013

Completed Activity Actual End Date:

Responsible Organization:

Department of Neighborhood Development

Overall	Apr 1 thru Jun 30, 2019	To Date
Total Projected Budget from All Sources	N/A	\$150.00
Total Budget	\$0.00	\$150.00
Total Obligated	\$0.00	\$150.00
Total Funds Drawdown	\$0.00	\$150.00
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$150.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$150.00
Most Impacted and Distressed Expended	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Translation services for Notice of Sale letters to Spanish and Vietnamese

Location Description:

NSP Area

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

Project # / Title: 4 / REO Buyer Developmt

Grantee Activity Number: 4-06

Activity Title: Housing Fair 2-2010

Activity Category:

Public services

Project Number:

4

Projected Start Date:

02/01/2010

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

REO Buyer Developmt

Projected End Date:

06/30/2010

Completed Activity Actual End Date:

Responsible Organization:

DND

Overall

	Apr 1 thru Jun 30, 2019	To Date
Total Projected Budget from All Sources	N/A	\$6,130.69
Total Budget	\$0.00	\$6,130.69
Total Obligated	\$0.00	\$6,130.69
Total Funds Drawdown	\$0.00	\$6,130.69
Program Funds Drawdown	\$0.00	\$6,130.69
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$6,130.69
Most Impacted and Distressed Expended	\$0.00	\$0.00



Match Contributed

\$0.00

\$0.00

Activity Description:

Advertising Housing Fair to attract potential purchasers of REO properties.

Location Description:

City of Boston Housing Spring Housing Fair.

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

