

**Grantee: Gary, IN**

**Grant: B-08-MN-18-0005**

**October 1, 2018 thru December 31, 2018 Performance**

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**Grant Number:**

B-08-MN-18-0005

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

Gary, IN

**Contract End Date:****Review by HUD:**

Reviewed and Approved

**Grant Award Amount:**

\$3,836,758.00

**Grant Status:**

Active

**QPR Contact:**

Judith Samson

**LOCCS Authorized Amount:**

\$3,836,758.00

**Estimated PI/RL Funds:**

\$230,105.86

**Total Budget:**

\$4,066,863.86

## Disasters:

### Declaration Number

NSP

## Narratives

### Areas of Greatest Need:

RF CT FR Area of Greatest Need L/M FR SPR RF 10 102.02 23.7% Northern Horace Mann Area Yes 10 87.1% 23.1% 102.3 23.1%  
 Ambridge Area Yes 10 87.1% 23.1% 9 109.00 22.0% Ambridge Area Yes 10 84.0% 22.3% 8 107.00 21.6% Downtown West Yes 10 80.0%  
 21.3% 7 114.00 21.3% Far-East Midtown & East Yes 10 78.9% 21.0% 115.00 20.0% Emerson & Aetna Yes 10 74.6% 20.0% 6 126.00  
 21.35% South Glen Park East Yes 10 80.0% 21.3% 127.00 20.3% South Glen park East Yes 10 75.9% 20.3% 123.00 20.9% North Glen Park  
 East Yes 10 77.9% 20.8% 4 121.00 20.8% Midtown East Yes 10 79.3% 21.1% 3 106.00 20.6% Emerson Yes 10 77.8% 20.7% 2 122.00  
 20.3% Midtown East Yes 10 78.6% 20.9% 1 118.00 20.2% Midtown Yes 10 75.7% 20.2%

### Distribution and and Uses of Funds:

Activity 1 – Administration - This activity represents 10% of the total NSP Grant = \$383,675.80 and will be utilized for administrative purposes for implementation of the grant.

Activity 2 – Clearance and Demolition - Demolition of slum and blighted structures = \$2,233,082.20 Slum and blighted structures will be demolished in the City of Gary that warrant demolition instead of rehabilitation. Staff will consult with the City of Gary Redevelopment/Demolition Department for this process.

Activity 3 - Acquisition/Rehabilitation/Resale 1 - Acquisition, rehabilitation and resale of 2 single family properties under the 120% AMI = \$220,000.00 for families meeting those income requirements. All work order changes will be approved by the Director and duly noted for HUD audit.

Activity 4 - Acquisition/Rehabilitation/Resale 2 - Acquisition, rehabilitation and resale of 14 single family properties under the 50% AMI = \$1,000,000.00 for families meeting those income requirements. All work order changes will be approved by the Director and duly noted for HUD audit.

### 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	\$4,066,863.86
Total Budget	\$0.00	\$4,066,863.86
Total Obligated	\$0.00	\$4,066,863.86
Total Funds Drawdown	\$0.00	\$3,870,786.35
Program Funds Drawdown	\$0.00	\$3,835,680.49
Program Income Drawdown	\$0.00	\$35,105.86
Program Income Received	\$0.00	\$35,105.86
Total Funds Expended	\$0.00	\$3,846,685.49
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	\$575,513.70	\$0.00
Limit on Admin/Planning	\$383,675.80	\$213,805.26
Limit on Admin	\$0.00	\$213,805.26
Most Impacted and Distressed Threshold (Projected)	\$0.00	\$0.00
Progress towards LH25 Requirement	\$1,016,715.97	\$1,228,311.92

## Overall Progress Narrative:

### THIS QUARTER: NSP1 ACTIVITIES

NSP1 Rents Collected: Total: \$3,159.00; 3700 Lincoln St. and 4436 Massachusetts St.

Total Expenditures: \$20,943.44 - 632 W. 45th Ave. (VACANT) - Rehab (\$18,510.00), Alarm (\$210.00), NIPSCO (\$1,074.75), Lawn (\$210.00) Prospective tenant to move-in 4/1/19. Tenant will have a (2) year lease agreement. 4436 Massachusetts St. = \$210.00 - Alarm (\$210.00), Tenant has (11) months left on lease agreement. Move-In date: 12/1/17.

4325 Carolina St. = \$643.69 - Alarm (\$245.00), NIPSCO (\$398.69) Conveyed to tenant 3/2/18. No More activity on property.

3700 Lincoln St. Tenant- Move-In date: 4/17. Two (2) year lease agreement 4/19. HO has been requested to go seek financing for a mortgage

All available NSP1 properties are advertised/marketed on the City of Gary's website and monthly Homebuyer Workshops.

Program Income: \$0.00

## Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
0001, Acquisition/Rehabilitation/Resale	\$0.00	\$1,623,540.07	\$1,418,852.86
0002, Demolition	\$0.00	\$2,229,115.09	\$2,209,931.44



0003, Administration

\$0.00

\$214,208.70

\$206,896.19



