

**Grantee: Clayton County, GA**

**Grant: B-08-UN-13-0001**

**April 1, 2011 thru June 30, 2011 Performance Report**

**Grant Number:**

B-08-UN-13-0001

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

Clayton County, GA

**Award Date:****Grant Amount:**

\$9,732,126.00

**Contract End Date:****Grant Status:**

Active

**Review by HUD:**

Reviewed and Approved

**QPR Contact:**

Carol Seaton

**Disasters:****Declaration Number**

NSP

**Narratives****Areas of Greatest Need:**

Clayton County will focus on Census Tracts which were identified by HUD as having a high risk for foreclosure or abandonment, having scores of eight or higher.

**Distribution and and Uses of Funds:****Definitions and Descriptions:****Low Income Targeting:**

Clayton County NSP has set aside 2,435,000 (slightly over 25% of the grant) to serve families at or below 50% AMI. Southern Crescent Habitat for Humanity is one of the Asset Managers, and all of they buyers will met this income qualification. The other three Asset Management Teams are also reaching out to this income range, purchasing homes at good discounts and being able to re-sell at a price affordable to lower income families. We have also included higher amounts of mortgage assistance, if needed, for buyers in this income range.

**Acquisition and Relocation:**

All homes acquired by Clayton County NSP will be vacant, so there will be no relocation activities.

**Public Comment:****Overall****This Report Period****To Date****Total Projected Budget from All Sources**

N/A

\$9,732,126.00

**Total CDBG Program Funds Budgeted**

N/A

\$9,732,126.00

**Program Funds Drawdown**

\$0.00

\$8,187,510.32

<b>Program Funds Obligated</b>	\$0.00	\$9,726,831.16
<b>Program Funds Expended</b>	\$0.00	\$8,187,510.32
<b>Match Contributed</b>	\$62,500.00	\$112,500.00
<b>Program Income Received</b>	\$670,292.86	\$4,943,958.84
<b>Program Income Drawdown</b>	\$656,080.46	\$2,713,790.17

## Progress Toward Required Numeric Targets

<b>Requirement</b>	<b>Required</b>	<b>To Date</b>
<b>Overall Benefit Percentage (Projected)</b>		0.00%
<b>Overall Benefit Percentage (Actual)</b>		0.00%
<b>Minimum Non-Federal Match</b>	\$0.00	\$112,500.00
<b>Limit on Public Services</b>	\$1,459,818.90	\$0.00
<b>Limit on Admin/Planning</b>	\$973,212.60	\$641,552.23
<b>Limit on State Admin</b>	\$0.00	\$0.00

## Progress Toward Activity Type Targets

## Progress Toward National Objective Targets

<b>National Objective</b>	<b>Target</b>	<b>Actual</b>
<b>NSP Only - LH - 25% Set-Aside</b>	\$2,433,031.50	\$3,186,975.00

## Overall Progress Narrative:

We began this quarter with some acquisition but still concentrating on selling existing inventory.

Southern Crescent Habitat for Humanity had a Work Build in coordination with the Board of Education to provide on the job experience for students from all Clayton County High School Construction Classes. Usually the students are used on a new build, however this year they worked on an NSP house to teach them about the depressed housing market and how foreclosures affect neighborhoods. Dr. Heatley, Sheriff Kembrough and Mickie Williams, NSP spoke to the more than 20 students and faculty about the effects of the economy on new construction, how foreclosures influence crime and the demand for rehabilitation rather than new construction over the next few years. NSP staff attended the opening day luncheon, along with Clayton County Board of Education staff members, thanking the students and CCBOE for their participation with NSP.

NSP staff attended the Lunch and Learn Program on April 14, sponsored by Metro South Association of Realtors featuring HUD staff, Vickie Johnson, FHA liaison, and Renetta Lee, Equal Opportunity Specialist. We talked with Vickie Johnson about scheduling a meeting with FHA Appraisal Services, and FHA Mortgage Director to discuss the issues we are still experiencing with reduced value appraisals and the increase in time to close on FHA loans.

NSP staff made a presentation on April 14 about the CCNSP program design and mortgage assistance at the "Home Ownership Summit" sponsored by the Cutting Edge Institute in celebration of Fair Housing Month.

NSP conducted training for our Certified Lenders to discuss changes in lending regulations for FHA home loans. FHA has determined the need for reducing its liability in the home loan program from a high of 30% of market share to less than 19%.

On May 2, Chairman Bell and two NSP staff attended the ACCG awards dinner in Savannah to receive the award for Clayton County for excellence in Financial Management and Organizational Efficiency for the Neighborhood Stabilization Program.

On May 7, NSP had a booth at Forest Park Spring Festival. We were able to give information about homeownership and NSP to over 250 people and had over 20 more in-depth conversations with potential home buyers and concerned citizens. This was an informational and marketing event.

On May 10, we attended the second Piece by Piece Initiative meeting, hearing updates on the work in the regional, which included Chairman Bell on the Regional Commissioner's panel. HUD Secretary Shaun Donovan was the keynote speaker.

On May 13, NSP and two of our Asset Management Teams, Habitat for Humanity and Renewal Works participated in the senior May Fest at the International Park. Both AMTs have senior housing and the event offered a marketing opportunity to targeted buyers.

On May 24th, one NSP staff member, Mickie Williams, was a speaker at the ARC Planning Academy held at the Riverdale Complex. There were 50 planners from the Atlanta Region in attendance. The subject was collaboration and steps toward progress.

On June 4th, NSP along with Metro South Association of Realtors, Empire Board of Realtists and Southern Crescent Habitat for Humanity co sponsored the second county wide Housing Event - The Clayton County Housing Fair, held at Starr Park, Forest Park. The purpose of the event was to celebrate and encourage home ownership in Clayton County. The partnership of these four groups represents the majority of all housing activity and sales within Clayton County.

The event drew approximately 420 participants. The program recognized those NSP homeowners in attendance. We had 18 homeowners with families totaled 30 people. Each home owner was recognized by name and given a Certificate by Chairman Bell and HUD CPD Representative Stella Taylor. The families felt they had been celebrated and appreciated for their investment in Clayton County.

We had 30 booths, entertainment, food and instructional classes. Each vendor expressed their appreciation and enthusiasm for the responses they had. They are already planning for our next County Housing Fair.

NSP conducted an informational workshop for the staff and Board of the Housing Authority of Clayton County on Wednesday, June 15th. The Board discussed their desire to play a stronger role in addressing the foreclosure issues as well as wanting to identify what types of housing was needed in the senior market. We have agreed to continue the dialog and to make recommendations to them once specific projects have been identified. Senior housing was a specific topic we discussed and the Authority is willing to look at possible ways they can address the multi-tiered needs of this population.

We have had 2 phone meetings with Tonza Clark who is the Manager of DeKalb County's Foreclosure Registry and Chris Morris regarding the process, pitfalls and progress DeKalb has made with the program. Chris offered to bring a team to Clayton County to meet with the stake holders who need to be involved and informed in the determination of Clayton's future in creating such a program. The stakeholders would be the departments of IT, Tax Assessor, Tax Commissioner, Legal, Clerk of Superior Court, Zoning, Code and Community Development. They also suggested we invite the real estate community and lenders to the table since this has been the "push back" when they have met with the community.

NSP attended the Association of Land Bank Authorities on Thursday, June 16th. The group is spearheading the effort to push the Georgia Legislature to pass a new Land Banking Bill during the 2012 Session. This is part of our due diligence to determine if the timing, capacity, funding, administration and purpose for creating a land bank for Clayton County is now.

## Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
288-ADMIN, Administration Fees	\$0.00	\$973,212.00	\$530,932.17
288-NSP-3FIN, Clayton County NSP Financial Mechanisms	\$0.00	\$8,042.00	\$8,041.50
288-NSP-ACQ/REH, Clayton County NSP Foreclosure Acquisition	\$0.00	\$8,750,872.00	\$7,648,536.65
288-NSP09-2REH, Clayton County NSP Rehabilitation Program	\$0.00	\$0.00	\$0.00
9999, Restricted Balance	\$0.00	\$0.00	\$0.00

## Activities

<b>Grantee Activity Number:</b>	<b>288-1ACQ-120 -NPI</b>
<b>Activity Title:</b>	<b>Clayton County NSP Acquisition &lt;120%</b>

**Activity Category:**

Acquisition - general

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

01/01/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$2,310,025.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$2,310,025.00
<b>Program Funds Drawdown</b>	\$0.00	\$2,310,024.78
<b>Program Funds Obligated</b>	\$0.00	\$2,310,024.78
<b>Program Funds Expended</b>	\$0.00	\$2,310,024.78
Clayton County Housing and Community Development	\$0.00	\$2,310,024.78
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$637,333.75

**Activity Description:**

The Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "soft second" loans, and with potential Downpayment assistance provided from grant or Program Income funds from NSP, or from the HOME Program, or from the American Dream Downpayment Initiative [as determined by the household incomes of the homebuyers].

Through its grants management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment., having scores of eight or higher.

**Activity Progress Narrative:**

National Property Institutes did not purchase any additional homes this quarter.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/0
<b># of Parcels acquired by</b>	0	0/0

# of Parcels acquired by admin	0	0/0
# of Parcels acquired voluntarily	0	0/0
Total acquisition compensation to	0	0/0

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

## 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:** 288-1ACQ-120-RW

**Activity Title:** Acquisition <120%

**Activity Category:**

Acquisition - general

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

03/05/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

**Overall**

**Apr 1 thru Jun 30, 2011**

**To Date**

<b>Total Projected Budget from All Sources</b>	N/A	\$1,061,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$1,061,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$1,060,512.50
<b>Program Funds Obligated</b>	\$0.00	\$1,060,512.50
<b>Program Funds Expended</b>	\$0.00	\$1,060,512.50
Clayton County Housing and Community Development	\$0.00	\$1,060,512.50
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$44.00	\$44.00
<b>Program Income Drawdown</b>	\$227,214.00	\$296,074.00

**Activity Description:**

The Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "Soft Second" loans and with potential Down Payment assistance provide from grant or program income funds from NSP or from HOME program or from the American Dream Downpayment Initiative.

Through its grant management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in Census Tracts which were identified by HUD as possessing a high risk for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

Renewal Works purchased 4 additional houses in the Waggoner subdivision. At closing, the closing costs were adjusted on the houses, and small refunds were made, recorded as program income here.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/0



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

## 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	

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**Grantee Activity Number:** 288-1ACQ-120-SH

**Activity Title:** acquisition <120%

**Activity Category:**

Acquisition - general

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

03/05/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

**Overall**

**Apr 1 thru Jun 30, 2011**

**To Date**

<b>Total Projected Budget from All Sources</b>	N/A	\$898,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$898,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$897,952.52
<b>Program Funds Obligated</b>	\$0.00	\$897,952.52
<b>Program Funds Expended</b>	\$0.00	\$897,952.52
Clayton County Housing and Community Development	\$0.00	\$897,952.52
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$22.00	\$598.00
<b>Program Income Drawdown</b>	\$0.00	\$798,976.91

**Activity Description:**

Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "Soft Second" loans and with potential Down Payment assistance provide from grant or program income funds from NSP or from HOME program or from the American Dream Downpayment Initiative.

Through its grant management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in the Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

Strategic Holdings acquired new properties, and at closing, the closing costs were adjusted, and a refund was made and recorded as program income here.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	0/0

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

## 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	

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<b>Grantee Activity Number:</b>	<b>288-1ACQ-50-HH</b>
<b>Activity Title:</b>	<b>Clayton County NSP Acquisition for &lt;50%</b>

**Activity Category:**

Acquisition - general

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

01/01/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

Overall	Apr 1 thru Jun 30, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,152,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$1,152,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$1,152,000.00
<b>Program Funds Obligated</b>	\$0.00	\$1,152,000.00
<b>Program Funds Expended</b>	\$0.00	\$1,152,000.00
Clayton County Housing and Community Development	\$0.00	\$1,152,000.00
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$1,792.82

**Activity Description:**

The Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "soft second" loans, and with potential Downpayment assistance provided from grant or Program Income funds from NSP, or from the HOME Program, or from the American Dream Downpayment Initiative [as determined by the household incomes of the homebuyers].

Through its grants management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment., having scores of eight or higher.

**Activity Progress Narrative:**

Habitat for Humanity did not purchase any additional homes this quarter.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/0

# of Parcels acquired by	0	0/0
# of Parcels acquired by admin	0	0/0
# of Parcels acquired voluntarily	0	0/0
Total acquisition compensation to	0	0/0

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

## 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	

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**Grantee Activity Number:** 288-1ACQ-50-OTH  
**Activity Title:** Other acquisitions for <50%

**Activity Category:**

Acquisition - general

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

03/05/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

Overall	Apr 1 thru Jun 30, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$704,500.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$704,500.00
<b>Program Funds Drawdown</b>	\$0.00	\$701,879.86
<b>Program Funds Obligated</b>	\$0.00	\$701,879.86
<b>Program Funds Expended</b>	\$0.00	\$701,879.86
Clayton County Housing and Community Development	\$0.00	\$701,879.86
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$40,362.00

**Activity Description:**

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate mortgages, with potential NSP financed "soft second" loans for mortgage assistance or funds from the HOME Program.

Homes in this activity are for Asset Management Teams, other than Southern Crescent Habitat for Humanity, to acquire homes to be sold to buyers at or below 50% AMI.

**Location Description:**

Clayton County will focus the activity in Census tracts which were identified by HUD as possessing a high risk factor for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

We did not purchase any additional homes for this activity, and do not expect to purchase under this activity in the future. This was set up for the first obligation of the grant for the <50% AMI. We are still able to sell homes at an affordable price, and will continue to have buyers in the <50% AMI category, but we don't know when we acquire the home if it will go to a low income buyer or not.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Properties</b>	0	0/0

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

### 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	

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<b>Grantee Activity Number:</b>	<b>288-2REH-120-NPI</b>
<b>Activity Title:</b>	<b>Clayton County NSP Rehab for &lt;120%</b>

**Activity Category:**  
Rehabilitation/reconstruction of residential structures

**Activity Status:**  
Under Way

**Project Number:**  
288-NSP-ACQ/REH

**Project Title:**  
Clayton County NSP Foreclosure Acquisition Program

**Projected Start Date:**  
01/01/2009

**Projected End Date:**  
07/30/2013

**Benefit Type:**  
Direct Benefit (Households)

**Completed Activity Actual End Date:**

**National Objective:**  
NSP Only - LMMI

**Responsible Organization:**  
Clayton County Housing and Community Development

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$588,872.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$588,872.00
<b>Program Funds Drawdown</b>	\$0.00	\$497,465.37
<b>Program Funds Obligated</b>	\$0.00	\$588,100.00
<b>Program Funds Expended</b>	\$0.00	\$497,465.37
Clayton County Housing and Community Development	\$0.00	\$497,465.37
<b>Match Contributed</b>	\$35,000.00	\$60,000.00
<b>Program Income Received</b>	\$313,528.52	\$1,603,862.69
<b>Program Income Drawdown</b>	\$56,425.68	\$235,969.03

**Activity Description:**

The Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "soft second" loans, and with potential Downpayment assistance provided from grant or Program Income funds from NSP, or from the HOME Program, or from the American Dream Downpayment Initiative [as determined by the household incomes of the homebuyers].

Through its grants management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

Three houses sold in April and one closed in June.

**Accomplishments Performance Measures**

<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
<b>Total</b>	<b>Total</b>



# of Properties	4	17/19
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	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	4	17/19
# of Singlefamily Units	4	17/19

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	4	4	2/0	14/7	17/19	94.12
# Owner Households	0	4	4	2/0	14/7	17/19	94.12

### Activity Locations

Address	City	State	Zip
2812 Teal Landing	Morrow	NA	30260
365 Cheri Place	Jonesboro	NA	30238
3319 Neal Way	Ellenwood	NA	30294
659 Toronto Circle	Hampton	NA	30228

### 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: 288-2REH-120-RW**

**Activity Title: Rehab <120%**

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

03/04/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

**Overall**

**Apr 1 thru Jun 30, 2011**

**To Date**

<b>Total Projected Budget from All Sources</b>	N/A	\$266,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$266,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$226,037.68
<b>Program Funds Obligated</b>	\$0.00	\$265,968.00
<b>Program Funds Expended</b>	\$0.00	\$226,037.68
Clayton County Housing and Community Development	\$0.00	\$226,037.68
<b>Match Contributed</b>	\$0.00	\$5,000.00
<b>Program Income Received</b>	\$94,177.34	\$870,819.97
<b>Program Income Drawdown</b>	\$91,240.13	\$149,295.13

**Activity Description:**

Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "Soft Second" loans and with potential Down Payment assistance provide from grant or program income funds from NSP or from HOME program or from the American Dream Downpayment Initiative.

Through its grant management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in the Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

The first house in Spivey Village, a 55+ community, closed the end of May.

## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	9/19

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	1	9/19
# of Singlefamily Units	1	9/19

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	1	1	2/0	4/10	9/19	66.67
# Owner Households	0	1	1	2/0	4/10	9/19	66.67

## Activity Locations

Address	City	State	Zip
1976 Spivey Village Dr	Jonesboro	NA	30236

## 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: 288-2REH-120-SH**

**Activity Title: Rehab <120**

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

03/04/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$440,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$440,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$428,743.80
<b>Program Funds Obligated</b>	\$0.00	\$440,000.00
<b>Program Funds Expended</b>	\$0.00	\$428,743.80
Clayton County Housing and Community Development	\$0.00	\$428,743.80
<b>Match Contributed</b>	\$27,500.00	\$27,500.00
<b>Program Income Received</b>	\$262,521.00	\$1,332,755.24
<b>Program Income Drawdown</b>	\$24,549.22	\$107,304.51

**Activity Description:**

Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "Soft Second" loans and with potential Down Payment assistance provide from grant or program income funds from NSP or from HOME program or from the American Dream Downpayment Initiative.

Through its grant management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in the Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

Four homes closed in June for this Asset Manager. Three of the homes were sold to buyers below 50% AMI, even though the homes are not in the activity dedicated to the below 50% AMI.

## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	4	17/19

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	4	17/19
# of Singlefamily Units	4	17/19

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	3	0	4	7/0	4/10	17/19	64.71
# Owner Households	3	0	4	7/0	4/10	17/19	64.71

## Activity Locations

Address	City	State	Zip
12252 Cypress Way	Fayetteville	NA	30215
5846 Creekside Dr	Rex	NA	30273
4385 Rock Valley	Forest Park	NA	30297
46 Waters Edge	Fayetteville	NA	30215

## Other Funding Sources Budgeted - Detail

### No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

<b>Grantee Activity Number:</b>	<b>288-2REH-50-HH</b>
<b>Activity Title:</b>	<b>Clayton County NSP Rehabilitation &lt;50%</b>

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Under Way

**Project Number:**

288-NSP-ACQ/REH

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected Start Date:**

01/01/2009

**Projected End Date:**

07/30/2013

**Benefit Type:**

Direct Benefit (Households)

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Responsible Organization:**

Clayton County Housing and Community Development

Overall	Apr 1 thru Jun 30, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,154,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$1,154,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$199,317.67
<b>Program Funds Obligated</b>	\$0.00	\$1,153,665.00
<b>Program Funds Expended</b>	\$0.00	\$199,317.67
Clayton County Housing and Community Development	\$0.00	\$199,317.67
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$300,600.00
<b>Program Income Drawdown</b>	\$163,439.06	\$215,834.05

**Activity Description:**

The Clayton County designated "areas of greatest need" represent the Census Tracts/Block Groups with the high number of foreclosures, with the highest numbers of subprime loans, and which have the greatest risk of foreclosure and abandonment.

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate primary mortgages, with potential NSP financed "soft second" loans, and with potential Downpayment assistance provided from grant or Program Income funds from NSP, or from the HOME Program, or from the American Dream Downpayment Initiative [as determined by the household incomes of the homebuyers]. Through its grants management and oversight processes, Clayton County will ensure that at least 25% of the NSP funds expended will provide homeownership opportunities to homebuyers with incomes <50% AMI.

**Location Description:**

Clayton County will focus the activity in Census Tracts/Block Groups which were identified by HUD as possessing a high risk for foreclosure or abandonment., having scores of eight or higher.

**Activity Progress Narrative:**

Habitat for Humanity did not close on any homes this quarter. They have several buyers in their training process to close next quarter.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Properties</b>	0	9/20

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	9/20
# of Singlefamily Units	0	9/20

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	9/20	0/0	9/20	100.00
# Owner Households	0	0	0	9/20	0/0	9/20	100.00

## 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	

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**Grantee Activity Number:** 288-2REH-50-OTH

**Activity Title:** Rehab for under 50% AMI

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Project Number:**

288-NSP-ACQ/REH

**Projected Start Date:**

03/05/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Foreclosure Acquisition Program

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

**Overall**

**Apr 1 thru Jun 30, 2011**

**To Date**

<b>Total Projected Budget from All Sources</b>	N/A	\$176,475.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$176,475.00
<b>Program Funds Drawdown</b>	\$0.00	\$174,602.47
<b>Program Funds Obligated</b>	\$0.00	\$175,475.00
<b>Program Funds Expended</b>	\$0.00	\$174,602.47
Clayton County Housing and Community Development	\$0.00	\$174,602.47
<b>Match Contributed</b>	\$0.00	\$20,000.00
<b>Program Income Received</b>	\$0.00	\$835,278.94
<b>Program Income Drawdown</b>	\$9,755.22	\$92,408.41

**Activity Description:**

All homes assisted with NSP funds or NSP Program Income will be offered for sale to NSP-eligible households at affordable purchase prices with affordable fixed rate mortgages, with potential NSP financed "soft second" loans for mortgage assistance or funds from the HOME Program.

Homes in this activity are for Asset Management Teams, other than Southern Crescent Habitat for Humanity, to rehabilitate homes to be sold to buyers at or below 50% AMI.

**Location Description:**

Clayton County will focus the activity in Census tracts which were identified by HUD as possessing a high risk factor for foreclosure or abandonment, having scores of eight or higher.

**Activity Progress Narrative:**

None of the homes in this category closed during this quarter.

**Accomplishments Performance Measures**

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
<b># of Properties</b>	0	20/9

  

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>



# of Housing Units	0	20/9
# of Singlefamily Units	0	20/9

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	17/9	3/0	20/9	100.00
# Owner Households	0	0	0	17/9	3/0	20/9	100.00

## 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	

---

<b>Grantee Activity Number:</b>	<b>288-3FIN-120-NPI</b>
<b>Activity Title:</b>	<b>Clayton County NSP Fin Mech &lt;120%</b>

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Activity Status:**

Under Way

**Project Number:**

288-NSP-3FIN

**Project Title:**

Clayton County NSP Financial Mechanisms

**Projected Start Date:**

01/01/2009

**Projected End Date:**

07/30/2013

**Benefit Type:**

Direct Benefit (Households)

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LMMI

**Responsible Organization:**

Clayton County Housing and Community Development

Overall	Apr 1 thru Jun 30, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$5,000.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$5,000.00
<b>Program Funds Drawdown</b>	\$0.00	\$5,000.00
<b>Program Funds Obligated</b>	\$0.00	\$5,000.00
<b>Program Funds Expended</b>	\$0.00	\$5,000.00
Clayton County Housing and Community Development	\$0.00	\$5,000.00
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$7,047.50

**Activity Description:**

All homes assisted with NSP funds or NSP program income will be offered for sale to NSP-eligible households at affordable prices and affordable fixed rate primary mortgages. NSP financed "soft second" loans and/or downpayment assistance will also be provided (based on the affordability needs of the individual households involved) through NSP funding or HOME/ADDI funding. At least 25% of the households assisted will have incomes of no more than 50% of area median income. Tenure of beneficiaries will be homeownership but if houses cannot be sold within a reasonable period of time, rental opportunities may be offered out of necessity. Soft second loans will have a 15 year term with 0% interest and will be secured by promissory notes and deeds to secure debt. Funds will be recaptured if properties are sold or if ownership is transferred during the loan term. Downpayment assistance will also be provided through a deferred loan but will have an affordability period of 5 years.

**Location Description:**

Clayton County will focus this activity in census tract block groups in the county which HUD identified as high foreclosure and high risk for foreclosure areas/areas of greatest need. These areas encompass nearly the entire county.

**Activity Progress Narrative:**

No NSP funds were used for this activity, since HOME funds were available for mortgage assistance.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Housing Units</b>	0	3/3

# of Singlefamily Units

0

3/3

## 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	2/2	3/3	66.67
# Owner Households	0	0	0	0/0	2/2	3/3	66.67

## 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

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**Grantee Activity Number: 288-3FIN-120-RW**

**Activity Title: Financial Mech 120%**

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Project Number:**

288-NSP-3FIN

**Projected Start Date:**

03/04/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LMMI

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Financial Mechanisms

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$0.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Obligated</b>	\$0.00	\$0.00
<b>Program Funds Expended</b>	\$0.00	\$0.00
Clayton County Housing and Community Development	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$1,572.00

**Activity Description:**

All homes assisted with NSP funds or NSP program income will be offered for sale to NSP-eligible households at affordable prices and affordable fixed rate primary mortgages. NSP financed "soft second" loans and/or downpayment assistance will also be provided (based on the affordability needs of the individual households involved) through NSP funding or HOME/ADDI funding. At least 25% of the households assisted will have incomes of no more than 50% of area median income. Tenure of beneficiaries will be homeownership but if houses cannot be sold within a reasonable period of time, rental opportunities may be offered out of necessity. Soft second loans will have a 15 year term with 0% interest and will be secured by promissory notes and deeds to secure debt. Funds will be recaptured if properties are sold or if ownership is transferred during the loan term. Downpayment assistance will also be provided through a deferred loan but will have an affordability period of 5 years.

**Location Description:**

Clayton County will focus this activity in census tract block groups in the county which HUD identified as high foreclosure and high risk for foreclosure areas/areas of greatest need. These areas encompass nearly the entire county.

**Activity Progress Narrative:**

No NSP funds were used for this activity, since HOME funds were available for mortgage assistance.

**Accomplishments Performance Measures**

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

# of Singlefamily Units

0

1/1

## 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	0/0	1/1	0.00
# Owner Households	0	0	0	0/0	0/0	1/1	0.00

## 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

---

<b>Grantee Activity Number:</b>	<b>288-3FIN-120-SH</b>
<b>Activity Title:</b>	<b>Financial Mechanism 120</b>

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Activity Status:**

Under Way

**Project Number:**

288-NSP-3FIN

**Project Title:**

Clayton County NSP Financial Mechanisms

**Projected Start Date:**

03/04/2009

**Projected End Date:**

07/30/2013

**Benefit Type:**

Direct Benefit (Households)

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LMMI

**Responsible Organization:**

Clayton County Housing and Community Development

Overall	Apr 1 thru Jun 30, 2011	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$3,042.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$3,042.00
<b>Program Funds Drawdown</b>	\$0.00	\$3,041.50
<b>Program Funds Obligated</b>	\$0.00	\$3,041.50
<b>Program Funds Expended</b>	\$0.00	\$3,041.50
Clayton County Housing and Community Development	\$0.00	\$3,041.50
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$14,200.00

**Activity Description:**

All homes assisted with NSP funds or NSP program income will be offered for sale to NSP-eligible households at affordable prices and affordable fixed rate primary mortgages. NSP financed “soft second” loans and/or downpayment assistance will also be provided (based on the affordability needs of the individual households involved) through NSP funding or HOME/ADDI funding. At least 25% of the households assisted will have incomes of no more than 50% of area median income. Tenure of beneficiaries will be homeownership but if houses cannot be sold within a reasonable period of time, rental opportunities may be offered out of necessity. Soft second loans will have a 15 year term with 0% interest and will be secured by promissory notes and deeds to secure debt. Funds will be recaptured if properties are sold or if ownership is transferred during the loan term. Downpayment assistance will also be provided through a deferred loan but will have an affordability period of 5 years.

**Location Description:**

Clayton County will focus this activity in census tract block groups in the county which HUD identified as high foreclosure and high risk for foreclosure areas/areas of greatest need. These areas encompass nearly the entire county.

**Activity Progress Narrative:**

No NSP funds were used for this activity, since HOME funds were available for mortgage assistance.

**Accomplishments Performance Measures**

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

# of Singlefamily Units

0

4/4

## 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	2/2	4/4	50.00
# Owner Households	0	0	0	0/0	2/2	4/4	50.00

## 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

---

<b>Grantee Activity Number:</b>	<b>288-3FIN-50-ALL</b>
<b>Activity Title:</b>	<b>Financial Mech &lt;50%</b>

**Activity Category:**

Homeownership Assistance to low- and moderate-income

**Project Number:**

288-NSP-3FIN

**Projected Start Date:**

01/01/2009

**Benefit Type:**

Direct Benefit (Households)

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Activity Status:**

Under Way

**Project Title:**

Clayton County NSP Financial Mechanisms

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$0.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Obligated</b>	\$0.00	\$0.00
<b>Program Funds Expended</b>	\$0.00	\$0.00
Clayton County Housing and Community Development	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$5,000.00

**Activity Description:**

All homes assisted with NSP funds or NSP program income will be offered for sale to NSP-eligible households at affordable prices and affordable fixed rate primary mortgages. NSP financed “soft second” loans and/or downpayment assistance will also be provided (based on the affordability needs of the individual households involved) through NSP funding or HOME/ADDI funding. At least 25% of the households assisted will have incomes of no more than 50% of area median income. Tenure of beneficiaries will be homeownership but if houses cannot be sold within a reasonable period of time, rental opportunities may be offered out of necessity. Soft second loans will have a 15 year term with 0% interest and will be secured by promissory notes and deeds to secure debt. Funds will be recaptured if properties are sold or if ownership is transferred during the loan term. Downpayment assistance will also be provided through a deferred loan but will have an affordability period of 5 years.

**Location Description:**

Clayton County will focus this activity in census tract block groups in the county which HUD identified as high foreclosure and high risk for foreclosure areas/areas of greatest need. These areas encompass nearly the entire county.

**Activity Progress Narrative:**

No NSP funds were used for this activity, since HOME funds were available for mortgage assistance.



## Accomplishments Performance Measures

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

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	1/1	0/0	1/1	100.00
# Owner Households	0	0	0	1/1	0/0	1/1	100.00

## 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	

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<b>Grantee Activity Number:</b>	<b>288-NSP09-6ADM</b>
<b>Activity Title:</b>	<b>General and Contract Administration</b>

**Activity Category:**

Administration

**Project Number:**

288-ADMIN

**Projected Start Date:**

01/01/2009

**Benefit Type:**

N/A

**National Objective:**

N/A

**Activity Status:**

Under Way

**Project Title:**

Administration Fees

**Projected End Date:**

07/30/2013

**Completed Activity Actual End Date:**

**Responsible Organization:**

Clayton County Housing and Community Development

<b>Overall</b>	<b>Apr 1 thru Jun 30, 2011</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$973,212.00
<b>Total CDBG Program Funds Budgeted</b>	N/A	\$973,212.00
<b>Program Funds Drawdown</b>	\$0.00	\$530,932.17
<b>Program Funds Obligated</b>	\$0.00	\$973,212.00
<b>Program Funds Expended</b>	\$0.00	\$530,932.17
Clayton County Housing and Community Development	\$0.00	\$530,932.17
<b>Match Contributed</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$83,457.15	\$110,620.06

**Activity Description:**

General Administration and Professional Services that are necessary to carry-out and administer NSP activities. This includes the costs associated with a professional services grants administration contract, as well as rent, phones/telecommunications, office furniture, and office supplies.

**Location Description:**

**Activity Progress Narrative:**

We continued using program income for the administrative costs this quarter.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**

**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

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