

Grantee: Cuyahoga County, OH

Grant: B-08-UN-39-0002

January 1, 2010 thru March 31, 2010 Performance Report

Grant Number:

B-08-UN-39-0002

Obligation Date:**Grantee Name:**

Cuyahoga County, OH

Award Date:**Grant Amount:**

\$11,212,447.00

Contract End Date:**Grant Status:**

Active

Review by HUD:

Submitted - Await for Review

QPR Contact:

Paul Herdeg

Disasters:**Declaration Number**

NSP

Plan Description:

Foreclosure and Beyond: a report on ownership and housing values following sheriffs sales, Cleveland and Cuyahoga County, 2000-2007 by Claudia Coulton, Kristen Mikelbank, & Michael Schramm who work for the Center on Urban Poverty and Community Development at the Mandel School of Applied Social Services, Case Western Reserve University. Rates of foreclosures have quadrupled since 2000 in Cuyahoga County, primarily as a result of the large numbers of sub-prime loans. (F&B, p 2) The increasing numbers of properties at sheriff sales had the effect of dragging down home sale prices. Homes re-sold in 2007 following sheriffs sales in 2006 brought median sales prices that were 44% of their previous valuation. Moreover, foreclosures, vacancy and declining values are geographically concentrated (see Appendix 4) not only in Cleveland but also in the Cuyahoga County suburbs. Under these circumstances, greater efforts are required to protect the growing number of vacant homes and limit spillover effects to surrounding properties.(F&B, p 2)

Recovery Needs:

The injection of massive numbers of vacant and foreclosed properties has driven down property values of neighboring homes that are occupied and have been maintained. The housing market has seen property values decline with the sheer volume of unsold real estate that is taking a longer time to sell. Lending institutions have increased credit-lending standards, making the purchase of any home more difficult. It is the intention of the Urban Countys NSP funding to meet the statutory requirements set forth by Congress and, at the same time, begin to assist in stabilizing the local real estate market in the Urban County by working with the private sector elements of the housing market, by increasing home ownership opportunities, by removing blighting structures, and by re-invigorating the capacity of the Real Estate Owned (REO) rehabilitation industry.

Overall**This Report Period****To Date**

Total Projected Budget from All Sources	N/A	\$11,212,447.00
Total CDBG Program Funds Budgeted	N/A	\$11,212,447.00
Program Funds Drawdown	\$259,001.07	\$967,354.11
Obligated CDBG DR Funds	\$5,596,759.95	\$6,305,112.99
Expended CDBG DR Funds	\$839,101.05	\$1,663,452.66
Match Contributed	\$0.00	\$0.00
Program Income Received	\$100.24	\$39,724.08
Program Income Drawdown	\$39,623.84	\$39,623.84

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Minimum Overall Benefit Percentage	99.99%	2.273%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$1,681,867.05	\$0.00
Limit on Admin/Planning	\$1,121,244.70	\$193,394.27
Limit on State Admin	\$0.00	\$0.00

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

Overall Progress Narrative:

Cuyahoga County continues to move forward with each aspect of its Neighborhood Stabilization Program. Private developers have purchased all the foreclosed homes for which funds were budgeted, repairs are underway on all homes, and several have been sold to qualified buyers. Training of potential homebuyers to purchase and oversee repairs to foreclosed homes for their own occupancy has been carried out, with several transactions underway and others in the pipeline. Projects have been identified for the entire 25% low-income housing set-aside amount, with substantial progress towards start of repairs. Funding for Cuyahoga County's innovative Land Bank is supporting its demolition and acquisition/land banking operations. Municipalities carrying out locally designed programs using allocations of Cuyahoga County's NSP funds are moving forward.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
9999, Restricted Balance	\$0.00	\$0.00	\$0.00
NSP 1, Financing Mechanisms to Acquire/Renovate for <=50%	\$0.00	\$2,803,112.00	\$0.00
NSP 2, Redevelopment - Muni Grants	\$0.00	\$2,500,000.00	\$0.00
NSP 3, Demolish blighted structures	\$0.00	\$1,150,000.00	\$24,715.24
NSP 4, Financing Mechanisms to Purchase Foreclosed Homes	\$0.00	\$1,408,091.00	\$0.00
NSP 5, Financing Mechanisms to Purchase/Redevelop Foreclosed	\$196,410.39	\$2,030,000.00	\$762,357.92
NSP 6, Establish and operate land bank	\$0.00	\$200,000.00	\$0.00
NSP 7, Administration	\$62,590.68	\$1,121,244.00	\$180,280.95

Activities

Grantee Activity Number:	1-1
Activity Title:	Financing of set-aside rental properties

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Planned

Project Number:

NSP 1

Project Title:

Financing Mechanisms to Acquire/Renovate for <=50% AMI

Projected Start Date:

07/01/2009

Projected End Date:

07/31/2013

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Cuyahoga County Department of Development

Overall

Jan 1 thru Mar 31, 2010

To Date

Total Projected Budget from All Sources	N/A	\$2,803,112.00
Total CDBG Program Funds Budgeted	N/A	\$2,803,112.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$2,803,112.00	\$2,803,112.00
Expended CDBG DR Funds	\$0.00	\$0.00
Cuyahoga County Department of Development	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b); 570.202; 570.206 Forgivable loans to private and nonprofit developers to buy and renovate foreclosed and/or abandoned residential properties for rental to households with incomes at or below 50% of AMI, including new construction on foreclosed and/or abandoned vacant land formerly occupied by residential properties, and eligible activity delivery costs.

Location Description:

Various locations to be selected throughout Cuyahoga Urban County and adjacent jurisdictions in compliance with CDBG and NSP rules.

- \$ 803,112.00 to 15900 Maple Heights Blvd, Maple Hts, OH 44137
- \$1,000,000.00 to 1350 East 105, Cleveland, OH 44106
- \$1,000,000.00 to 3090 Livingston Road, Cleveland, OH 44120

Activity Progress Narrative:

All three projects identified for funding with this 25% low-income set-aside are moving forward towards the beginning of renovations. The Maple Heights Boulevard and Livingston Road sites are expected to be under renovation within the next calendar quarter. The East 105th street site is also moving forward with final review of the nonprofit developer's property operation plan occurring in the Housing section of the U.S. Dept. of Housing and Urban Development field office.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/13
# of housing units	0	0	0	0/0	0/0	0/50

# of Households benefitting	0	0	0	0/50	0/0	0/50
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Activity Locations

Address	City	State	Zip
1350 East 105th St.	Cleveland	NA	44106
15900 Maple Heights Blvd.	Maple Heights	NA	44137
3090 Livingston Rd.	Cleveland	NA	44120

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:	2-1
Activity Title:	Municipal Redevelopment Grants

Activity Category:
Rehabilitation/reconstruction of residential structures

Activity Status:
Under Way

Project Number:
NSP 2

Project Title:
Redevelopment - Muni Grants

Projected Start Date:
07/01/2009

Projected End Date:
07/31/2013

National Objective:
NSP Only - LMMI

Responsible Organization:
Cuyahoga County Department of Development

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$2,500,000.00
Total CDBG Program Funds Budgeted	N/A	\$2,500,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$50,000.00	\$50,000.00
Expended CDBG DR Funds	\$0.00	\$0.00
Cuyahoga County Department of Development	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b), (c); 24 CFR 570.202 Redevelop demolished or vacant residential properties with end use limited to housing and related uses that support housing, such as parks and green space, or other public facilities and improvements such as community gardens. NOTE: Performance measures will be added when communities and specific activities are selected through the RFP process.

Location Description:

Eligible census tracts (foreclosure risk score of 8 or greater) in the following five suburban Cuyahoga County communities, selected through an RFP process: Bedford, Maple Heights, Richmond Heights, Shaker Heights, South Euclid.

1. in Bedford: 741 Washington - \$150,807, 775 Lincoln - \$138,001, 166 Woodrow - \$195,976, and 831 Lincoln - \$15,216 (balance of funding from program income derived from sales of first three homes)

Activity Progress Narrative:

Projects are underway in each of the five municipalities selected for a concentrated award of \$500,000 Neighborhood Stabilization Program funds. Eligible vacant and foreclosed houses are being identified and targeted for demolition and/or redevelopment according to local strategies.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	0/0
# of housing units	0	0	0	0/0	0/0	0/0
# of Households benefitting	0	0	0	0/0	0/0	0/0

Activity Locations

Address	City	State	Zip
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3915 Wilmington	South Euclid	NA	44121
16719 Kenyon	Shaker Hts	NA	44120
1215 Homestead	South Euclid	NA	44121
17124 Kenyon	Shaker Hts	NA	44120
775 Lincoln Blvd.	Bedford	NA	44146
741 Washington St.	Bedford	NA	44146
166 Woodrow	Bedford	NA	44146
831 Lincoln Blvd.	Bedford	NA	44146
4182 Wilmington	South Euclid	NA	44121
3741 Menlo	Shaker Hts	NA	44120
3753 Menlo	Shaker Hts	NA	44120
3641 Chelton	Shaker Hts	NA	44120

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:	3-1
Activity Title:	Municipal Nuisance Abatement Demolition

Activity Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NSP 3

Project Title:
Demolish blighted structures

Projected Start Date:
03/23/2009

Projected End Date:
07/31/2013

National Objective:
NSP Only - LMMI

Responsible Organization:
Cuyahoga County Department of Development

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$350,000.00
Total CDBG Program Funds Budgeted	N/A	\$350,000.00
Program Funds Drawdown	\$0.00	\$24,715.24
Obligated CDBG DR Funds	\$0.00	\$24,715.24
Expended CDBG DR Funds	\$0.00	\$24,715.24
Cuyahoga County Department of Development	\$0.00	\$24,715.24
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(d) Municipalities request approval to demolish blighted houses. Cuyahoga County Department of Development carries out environmental review and approves demolition on a first come first served basis. Municipalities are reimbursed for their demolition costs after inspection by Cuyahoga County Department of Development staff.

Location Description:

Various municipalities in Cuyahoga Urban County - only in those communities and parts of communities that qualify as LMMI.

Activity Progress Narrative:

As planned, Cuyahoga County is using its State of Ohio pass-through NSP demolition funds first before using the balance of its NSP funds budgeted for municipal demolitions.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	4/35

Activity Locations

Address	City	State	Zip
14213 Reddington	Maple Hts	NA	44137
5361 Beechwood	Maple Hts	NA	44137
5519 Oakwood	Maple Hts	NA	44137
5500 Grasmere	Maple Hts	NA	44137
5157 Clement	Maple Hts	NA	44137
14221 Schrieber	Maple Hts	NA	44137

16479 Home	Maple Hts	NA	44137
15015 Tokay	Maple Hts	NA	44137
17114 Maple Hts Blvd	Maple Hts	NA	44137
5516 Grasmere	Maple Hts	NA	44137
19970 Raymond	Maple Hts	NA	44137
5535 Oakwood	Maple Hts	NA	44137
5349 Beechwod	Maple Hts	NA	44137
20511 Gardenview	Maple Hts	NA	44137
14015 Rockside	Maple Hts	NA	44137
5510 Dunham	Maple Hts	NA	44137
5230 Cato	Maple Hts	NA	44137
5490 Dunham	Maple Hts	NA	44137
14501 Kennerdown	Maple Hts	NA	44137
21010 Raymond	Maple Hts	NA	44137

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:	3-2
Activity Title:	Land Reutilization Corporation Demolition

Activity Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
NSP 3

Project Title:
Demolish blighted structures

Projected Start Date:
06/01/2009

Projected End Date:
07/31/2013

National Objective:
NSP Only - LMMI

Responsible Organization:
Cuyahoga County Land Reutilization Corporation

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$800,000.00
Total CDBG Program Funds Budgeted	N/A	\$800,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$241,000.00	\$241,000.00
Expended CDBG DR Funds	\$0.00	\$0.00
Cuyahoga County Land Reutilization Corporation	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

- 24 CFR 570.201(d) Blighted houses and other blighted structures will be demolished by the Cuyahoga County Land Reutilization Corporation. Houses and structures to be demolished may be owned by the Land Reutilization Corporation, or may be privately owned if so requested by a local community. Activity delivery costs will include certain eligible operating costs incurred by the Land Reutilization Corporation in order to deliver this service within the Cuyahoga Urban County.

Location Description:

- Various blighted houses and other blighted structures in LMMI communities and LMMI parts of communities within the Cuyahoga Urban County and that affect properties in the Urban County.
 - sites identified 23316 Jennings ST, Warrensville Hts. OH 44128 \$9,000.00
 - 10808 Vernon Ave, Garfield Hts, Garfield Hts, 44125 \$9,000.00
 - 960 Woodview, Cleveland Hts, 44121 \$9,000.00

Activity Progress Narrative:

Cuyahoga County's innovative County Land Bank has begun to execute its strategy to acquire and demolish blighted foreclosed houses on a countywide basis, including some in the areas eligible for Cuyahoga County's NSP demolition funding. With HUD approval, the eligible areas have been slightly expanded to include low-moderate-middle income census tracts in the same zip code as Cuyahoga County's NSP-eligible census tracts, but across municipal boundaries. This expansion of eligible areas makes strategic sense because the mortgage market traditionally analyzes property values on a zip code basis, not by census tracts.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	3	0/0	0/0	3/65

Activity Locations

Address	City	State	Zip
10808 Vernon Ave.	Garfield Hts	NA	44125
23316 Jennings St.	Warrensville Hts	NA	44128
960 Woodview Rd.	Cleveland Hts	NA	44121

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:	4-1
Activity Title:	Homebuyer loans to buy foreclosed houses

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

Activity Status:
Planned

Project Number:
NSP 4

Project Title:
Financing Mechanisms to Purchase Foreclosed Homes

Projected Start Date:
06/01/2009

Projected End Date:
07/31/2013

National Objective:
NSP Only - LMMI

Responsible Organization:
Neighborhood Housing Services of Greater Cleveland

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$1,408,091.00
Total CDBG Program Funds Budgeted	N/A	\$1,408,091.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$0.00	\$0.00
Expended CDBG DR Funds	\$5,608.76	\$5,608.76
Neighborhood Housing Services of Greater Cleveland	\$5,608.76	\$5,608.76
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (n) Income eligible households will receive soft second loans to purchase foreclosed houses in targeted Cuyahoga Urban County communities. Buyers will be responsible for repairs to correct code violations; funds may be escrowed at time of purchase to ensure repairs. Activity delivery costs include subrecipient staff costs to process these loans and provide required homebuyer counseling.

Location Description:

Various communities in Cuyahoga Urban County determined by targeting analysis of foreclosure risk.

Activity Progress Narrative:

Cuyahoga County's subrecipient, Neighborhood Housing Services of Greater Cleveland, has trained a substantial number of income eligible homebuyers to purchase and oversee repairs to foreclosed homes they will live in themselves. While several transactions are underway, the interplay between NSP affordability requirements and conventional mortgage underwriting has made it difficult to structure the provision of adequate NSP funding to repair all code violations. Discussions are underway with the Federal Housing Administration section of the U.S. Department of HUD to overcome regulatory barriers to use of HUD's Section 203 loan program in these cases. Funds may be transferred to Cuyahoga County's acquisition-renovation-resale portion of its overall NSP program which has used all of its initially budgeted funds already.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of housing units	0	0	0	0/0	0/0	0/50
# of Households benefitting	0	0	0	0/0	0/50	0/50

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:	5-1
Activity Title:	Acquisition-Rehab-Resale Loans

Activity Category:
Rehabilitation/reconstruction of residential structures

Activity Status:
Under Way

Project Number:
NSP 5

Project Title:
Financing Mechanisms to Purchase/Redevelop Foreclosed

Projected Start Date:
03/23/2009

Projected End Date:
07/31/2013

National Objective:
NSP Only - LMMI

Responsible Organization:
Cuyahoga County Department of Development

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$2,030,000.00
Total CDBG Program Funds Budgeted	N/A	\$2,030,000.00
Program Funds Drawdown	\$196,410.39	\$762,357.92
Obligated CDBG DR Funds	\$1,334,052.47	\$1,900,000.00
Expended CDBG DR Funds	\$610,214.54	\$1,274,692.64
Cuyahoga County Department of Development	\$610,214.54	\$1,274,692.64
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$39,623.84
Program Income Drawdown	\$39,623.84	\$39,623.84

Activity Description:

24 CFR 570.201(a),(b); 570.202; Loans to private and nonprofit developers, including cities, to buy, rehabilitate, and resell foreclosed single-family houses to income eligible households, including activity delivery costs. Addresses of properties for whom loans for acquire rehab and sale have been approved:
 1) 19707 Maple Hts Blvd, Maple Hts - \$100,000, 2) 542 Darlington Drive, Bedford - \$100,000, 3) 3722 Lynnfield Rd, Sahrker Hts - \$100,000, 4) 5321 Thomas, Maple Hts - \$100,000, 5) 19511 Ridgewood Ave, Warrensville Hts - \$100,000, 6) 6699 Hedgeline, Bedford Hts - \$100,000, 7) 3517 Silsby, University Hts. - \$100,000, 8) 20214 Shakerwood Rd, Warrensville - \$100,000, 9) 97 Flora Drive, Bedford - \$100,000, 10) 17423 Winslow Rd, Shaker Hts - \$100,000, 11) 9422 Grand Division Ave, Garfield Hts - \$100,000, 12) 17126 Lomond Blvd. Shaker Hts - \$100,000, 13) 155 Fairpark Dr, Berea - \$100,000, 14) 2183 Brockway, University Hts - \$100,000, 15) 5585 So. Boulevard, Maple Hts - \$100,000, 16) 3514 Stoer Rd, Shaker Hts - \$100,000, 17) 24490 Berrimore Lane, Warrensville - \$100,000, 18) 5459 Beechwood, Maple Hts - \$100,000, 19) 21418 Raymond Rd, Maple Hts. - \$100,000

Location Description:

Targeted communities within the Cuyahoga Urban County.

Activity Progress Narrative:

As of March 31, 2010, 19 of the 20 projects budgeted for this activity had been obligated, and the 20th was obligated shortly after the end of the quarter. Repairs are underway on most houses, with several under contract for sale to income eligible households as of quarter end. As stated elsewhere, NSP funds may be transferred into this activity during the current quarter to support additional transactions, since the private market has demonstrated its readiness to use the funds in our targeted areas.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	0	0/0	0/0	14/20
# of housing units	0	0	0	0/0	0/0	14/20

# of Households benefitting	0	0	0	0/0	1/20	1/20
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Activity Locations

Address	City	State	Zip
155 Fairpark Dr.	Berea	NA	44017
24490 Berrimore Ln.	Warrensville Hts	NA	44128
5585 South Blvd.	Maple Hts	NA	44137
21418 Raymond St.	Maple Hts	NA	44137
3514 Stoer Rd.	Shaker Hts	NA	44122

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:	6-1
Activity Title:	Land Banking including Activity Delivery Costs

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

NSP 6

Projected Start Date:

03/23/2009

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Establish and operate land bank

Projected End Date:

07/31/2013

Responsible Organization:

Cuyahoga County Land Reutilization Corporation

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$200,000.00
Total CDBG Program Funds Budgeted	N/A	\$200,000.00
Program Funds Drawdown	\$0.00	\$0.00
Obligated CDBG DR Funds	\$165,041.75	\$165,041.75
Expended CDBG DR Funds	\$165,041.75	\$165,041.75
Cuyahoga County Land Reutilization Corporation	\$165,041.75	\$165,041.75
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.201(a), (b) Acquire, manage, and dispose of homes and residential properties that have been foreclosed upon, including activity delivery costs.

Location Description:

- Eligible communities and census tracts in the Cuyahoga Urban County and zip code areas
- activity addresses and/or delivery costs as listed:

• 21418 Raymond St, Maple Hts, OH 44137	\$ 1,000.00
• 1207 Alpine, Cleveland Hts, OH 44121	8,000.00
• 24490 Berrimore Lane, Warrensville Hts, 44128	26,000.00
• 12320 Southern Ave, Garfield Hts, Oh 44125	1,000.00
• Activity delivery cost of establishing a land bank	129,041.75

Activity Progress Narrative:

Cuyahoga County's innovative Land Bank has begun to execute its strategy to acquire and selectively demolish and/or hold for renovation foreclosed houses. As allowed by NSP regulations, some activity delivery costs clearly associated with the Land Bank's acquisition of foreclosed houses in Cuyahoga County's eligible areas have been reimbursed, along with actual costs to acquire and maintain foreclosed houses pending rehabilitation and sale to eligible buyers. With prior approval from the U.S. Department of Housing and Urban Development, acquisitions have been carried out in low-moderate-middle income census tracts sharing the same zip code as Cuyahoga County's NSP eligible areas, but across a municipal boundary. This is appropriate because the mortgage industry underwrites in terms of zip codes, not census tracts.

Performance Measures

	This Report Period			Cumulative Actual Total / Expected		
	Low	Mod	Total	Low	Mod	Total
# of Properties	0	0	4	0/0	0/0	4/20
# of housing units	0	0	4	0/0	0/0	4/20

Activity Locations

Address	City	State	Zip
12320 Southern Ave.	Garfield Hts	NA	44125
1207 Alpine Rd.	Cleveland Hts	NA	44121
21418 Raymond St.	Maple Hts	NA	44137
24490 Berrimore Ln.	Warrensville Hts	NA	44128

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:	7-1
Activity Title:	Administrative Cost

Activity Category:

Administration

Project Number:

NSP 7

Projected Start Date:

03/23/2009

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

07/31/2013

Responsible Organization:

Cuyahoga County Department of Development

Overall	Jan 1 thru Mar 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$1,121,244.00
Total CDBG Program Funds Budgeted	N/A	\$1,121,244.00
Program Funds Drawdown	\$62,590.68	\$180,280.95
Obligated CDBG DR Funds	\$1,003,553.73	\$1,121,244.00
Expended CDBG DR Funds	\$58,236.00	\$193,394.27
Cuyahoga County Department of Development	\$58,236.00	\$193,394.27
Match Contributed	\$0.00	\$0.00
Program Income Received	\$100.24	\$100.24
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

24 CFR 570.206 Administrative Costs including costs of all activities eligible under Community Development Block Grant administrative cost rules.

Location Description:

Administrative Costs are incurred for activities throughout the service area consisting of eligible communities and census tracts within the Cuyahoga Urban County, and also in adjacent communities in which set-aside rental projects are located, if any.

Activity Progress Narrative:

Cuyahoga County will budget its NSP1 Administrative funds to ensure that staff can be paid to carry out all ongoing NSP monitoring and reporting duties through the five-year period during which NSP program income can be re-used, ending in mid-2013.

Performance Measures

No 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
