

Jan 1, 2018 thru Mar 31, 2018 Performance Report

Grant Number:
B-08-MN-27-0001

Obligation Date:
03/20/2009

Grantee Name:
Minneapolis, MN

Award Date:
03/20/2009

LOCCS Authorized Amount:
\$5,601,967.00

Contract End Date:

Estimated PI/RL Funds:
\$404,062.50

Reviewed By HUD:
Reviewed and Approved

Total Budget:
\$6,006,029.50

Grant Status:
Active

QPR Contact:
Lori Speckmeier

Disasters: Declaration Number

NSP

Areas of Greatest Need:

A.Areas of Greatest Need Approximately 86% of Minneapolis housing was built prior to 1960. 75% of the housing stock is single family detached structures. 18% of its single family housing stock is non-homesteaded, a 141% increase since 2002. In 2005, Minneapolis had 863 mortgage foreclosure sales. In 2006, 1,610 homes in Minneapolis went to foreclosure sale. In 2007, 2,895 homes went through foreclosure sale; 54.7% were in the three Northside wards of the City. Through the third quarter of 2008, there have been 2,152 foreclosures. Many of these foreclosures are on investment properties that house rentals. In determining communities to receive NSP funding, HUD determined a risk factor assessment by census block group. The risk factor was for whether a census block group had a predictive risk for foreclosed and abandoned housing. The scale was from 0 (very low risk) to 10 (very high risk). City staff took this block group information and layered it onto city neighborhood boundaries. City staff classifies high risk neighborhoods as having a risk factor of 7-10. The incidence of the high risk neighborhoods derived from HUD data sources correlates well with local foreclosure and vacant and boarded listed structure data for similar time periods. The high risk neighborhoods for NSP assistance are detailed in the formal NSP application amendment found at www.ci.minneapolis.mn.us/grants. The dramatic rise in foreclosures mirrors a sharp increase in vacant and boarded structures. According to statistics maintained by the Regulatory Services Department, in 2006, there were 481 structures on the vacant and boarded list. This number rose to 770 structures in 2007 and through August 2008, 928 structures. Looking at the current list of properties that are registered as vacant, of the 928 properties, 87% of the properties have been on the list less than 24 months. There is a direct correlation between this and the current foreclosure crisis that the City is experiencing. Only 10% have been vacant for more than 3 years. Historically (based on past analysis), buildings have remained in the Vacant Building Registration program for an average of 21 months, with some for many years. It remains to be seen if these more recent additions will follow the same pattern. B.Distribution and Uses of Funds Eligible activities need to be carried out in areas affected by: The greatest percentage of home foreclosures; The highest percentage of homes financed by a subprime mortgage related loan; and Likely to face a significant rise in the rate of home foreclosures in the next 18 months The City will seek to meet two national benefit objectives through the Neighborhood Stabilization Program. An activity can be of benefit to an area composed of at least 51% of low-, moderate-, and middle-income residents at or below 120% of area median income (LMMH), or it can be of benefit to low-, moderate-, and middle-income residents at or below 120% of area median income (LMMH). All NSP activities must benefit persons at HUD-approved income levels. The neighborhoods rated as high risk on the map titled "HUD Estimated Foreclosure and Abandonment Risk Score with Actual Foreclosures and Registered Vacant and Boarded Properties" will receive prioritized delivery of NSP program offerings. In addition, the State of Minnesota has identified particular ZIP codes within the City that would receive prioritized State of Minnesota NSP funding under the State's NSP allocation

Areas of Greatest Need:

formula. The City will be making an application in January 2009 for prioritized State NSP funding. The neighborhoods covered by the State ZIP Code formula are located within the formal NSP application amendment at www.ci.minneapolis.mn.us/grants.

Distribution and and Uses of Funds:

Definitions and Descriptions:

C. Definitions and Descriptions a. Blighted Structure For purposes of NSP funding and in the context of local law, the City of Minneapolis will use its nuisance definition in Chapter 249, Minneapolis Code of Ordinances, as the standard for a blighted structure. Specifically, a structure is defined as a nuisance in 249.30: 249.30. "Nuisance condition" defined; waiver of waiting period. (a) A building within the city shall be deemed a nuisance condition if: (1) It is vacant and unoccupied for the purpose for which it was erected and for which purpose a certificate of occupancy may have been issued, and the building has remained substantially in such condition for a period of at least six (6) months; or (2) The building is unfit for occupancy as it fails to meet the minimum standards set out by city ordinances before a certificate of code compliance could be granted, or is unfit for human habitation because it fails to meet the minimum standards set out in the Minneapolis housing maintenance code, or the doors, windows and other openings into the building are boarded up or otherwise secured by a means other than the conventional methods used in the original construction and design of the building, and the building has remained substantially in such condition for a period of at least sixty (60) days; or (3) Evidence, including but not limited to neighborhood impact statements, clearly demonstrates that the values of neighborhood properties have diminished as a result of deterioration of the subject building; or (4) Evidence, including but not limited to rehab assessments completed by CPED, clearly demonstrates that the cost of rehabilitation is not justified when compared to the after rehabilitation resale value of the building. (b) When it is determined by the director of inspections or the city fire marshal that a building constitutes an immediate hazard to the public health and safety, and after approval by the city council, the sixty-day waiting period set out in this section may be waived and the other procedures, as set out in this chapter, may be implemented immediately. (c) Notwithstanding the foregoing provisions, accessory buildings such as garages, barns and other similar structures, not intended to be used for human habitation, shall be deemed to constitute a nuisance condition when such buildings are in violation of section 244.1560 of the housing maintenance code which regulates nondwelling structures or when such accessory buildings are structurally unsound in the opinion of the director of inspections. (76-Or-102, § 1, 7-9-76; 77-Or-226, § 2, 11-10-77; 78-Or-233, § 2, 11-9-78; 79-Or-016, § 1, 1-26-79; 80-Or-181, § 1, 8-8-80; 84-Or-095, § 1, 6-15-84; 86-Or-236, § 1, 10-10-86; 91-Or-157, § 1, 8-9-91; 92-Or-110, § 2, 9-11-92; 93-Or-142, § 1, 10-1-93;

94-Or-123, § 2, 9-16-94; 2006-Or-059, § 1, 5-26-06 effective October 1, 2006). b. Affordable Rents For any NSP-funded rental activity, affordable rents are defined as described in 24 CFR §92.252(a), (c), (f). The maximum unit rent level must be the lesser of HUD Fair Market Rent or the amount affordable to a household at 65% of area median income. If the renter is to pay utilities and services than the most recent Minneapolis Public Housing Authority utility allowance schedule for will be used to determine the net rent. These HUD schedules are updated annually and NSP activities will conform to the most rece

Definitions and Descriptions:

nt scht commitment. c. Affordability For the purposes of NSP funding, the City is electing to use the continued affordability standards of the HOME program 24 CFR §92.252 (e) and §92.254 as outlined in the table below. These periods apply to rental and ownership activities. Table 7 NSP Affordability Periods Per unit amount of NSP funds for New Construction, Rehab or Acquisition of Existing Housing Minimum Period of Affordability Under \$15,000 5 Years \$15,000 - \$40,000 10 Years Over \$40,000

Low Income Targeting:**Acquisition and Relocation:****Public Comment:****Supporting Documents**

None

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	5,909,521.9
Total Budget	0	5,909,521.9
Total Obligated	\$0.00	\$5,766,255.89
Total Funds Drawdown	\$0.00	\$5,721,440.34
Program Funds Drawdown	\$0.00	\$5,483,146.30
Program Income Drawdown	\$0.00	\$238,294.04
Program Income Received	\$0.00	\$391,067.26
Total Funds Expended	\$2,695.00	\$5,861,796.93
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%
Overall Benefit Percentage (Actual):		0%
Minimum Non-Federal Match	\$0	\$0
Limit on Public Services	\$840,295.05	\$0
Limit on Admin/Planning	\$560,196.7	\$325,376.73
Limit on Admin	\$0	\$325,376.73
Most Impacted and Distressed Threshold (Projected):	\$0.00	\$0.00
Progress towards LH25 Requirement	\$1,501,507.38	\$1,802,699.81

Overall Progress Narrative:

All projects funded with purchase rehab/redevelopment/finance activities are completed and have met a national objective.

We have a land bank of 23 properties remaining that have met a temporary national objective

We have several projects that were contractually/financially set up to serve 120% AMI households, but when the unit was completed it served a household below 50% AMI. We are currently working to move the costs incurred for these addresses so they are correctly reported as serving 50% AMI households and reported as contributing to our 25% set aside goals.

We are also currently working to ensure demographic and address detail reporting in DRGR is correct and up to date

We are working toward aligning DRGR with our records in late 2018

We have a balance of approximately \$230,000 remaining in NSP 1 HUD plus program income in land bank sales; we are working to clarify a strategy for spending remaining funds to ensure we are meeting grant obligations

Due to the need to spend down our current balance on activities that meet a national objective, we anticipate being ready for closeout in late 2018

Project Summary

Project#, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
08NSP Redevelopment, Redevelopment	0	150,757.57	150,757.57
08NSPAdmin, NSP Program Administration	0	357,378.59	311,821.73
08NSPDemo, Demolition of Blighted Structures	0	2,349,946.88	2,093,070.77
08NSPFinan, FinancingForeclosure Recovery Affordable Homeownership	0	110,000	110,000

08NSPLandBank, Acquisition and Land Banking	0	1,161,156.34	1,112,596.23
08NSPurchaseRehab, Purchase and Rehab	0	1,780,282.52	1,704,900

Project/Activity Index:

Project #	Project Title	Grantee Activity #	Activity Title
08NSP Redevelopment	Redevelopment	G4890NSP REDAH	Redevelopment Alliance Housing <50
08NSP Redevelopment	Redevelopment	G4890NSP REDPDC	Redevelopment project delivery cost
08NSPAdmin	NSP Program Administration	G4820NSP ADM	Program Admin Finance
08NSPAdmin	NSP Program Administration	G4841NSP ADM	Program Admin IGR-Grants
08NSPAdmin	NSP Program Administration	G4890NSP ADM	Program Admin CPED
08NSPDemo	Demolition of Blighted Structures	G4835NSP DEMSF	Demolition of Blighted Structures
08NSPDemo	Demolition of Blighted Structures	G4890NSP DEMO	Demo Blighted Struc- CPED
08NSPFinan	FinancingForeclosure Recovery Affordable Homeownership	G4890NSP FIN	Financing <120
08NSPLandBank	Acquisition and Land Banking	G4890NSP LBNK ACQ	Landbank Acquistion
08NSPLandBank	Acquisition and Land Banking	G4890NSP LBNK DIS	Acquisition and Land Bank Disposition
08NSPurchaseRehab	Purchase and Rehab	G4890NSP 25PRAH	Purchase & Rehab Alliance Housing <50
08NSPurchaseRehab	Purchase and Rehab	G4890NSP 25PRPPL	Purchase & Rehab PPL <50
08NSPurchaseRehab	Purchase and Rehab	G4890NSP 25PRPRG	Purchase & Rehab Powderhorn Residents Group <50
08NSPurchaseRehab	Purchase and Rehab	G4890NSP PRPRG	Purchase & Rehab PRG <120
08NSPurchaseRehab	Purchase and Rehab	G4890NSPPRDC	Purchase and Rehab Project Delivery Costs

Activities

Project # / Project Title: 08NSP Redevelopment / Redevelopment

Grantee Activity Number:
G4890NSP REDAH

Activity Category:
Rehabilitation/reconstruction of residential structures

Project Number:
08NSP Redevelopment

Projected Start Date:
01/30/2009

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

Responsible Organization:
Alliance Housing

Benefit Type:
Direct (HouseHold)

Activity Title:
Redevelopment Alliance Housing <50

Activity Status:
Under Way

Project Title:
Redevelopment

Projected End Date:
12/31/2019

Completed Activity Actual End Date:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$150,000.00
Total Budget:	\$0.00	\$150,000.00
Total Obligated:	\$0.00	\$150,000.00
Total Funds Drawdown	\$0.00	\$150,000.00
Program Funds Drawdown:	\$0.00	\$150,000.00
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$150,000.00
Alliance Housing	\$0.00	\$150,000.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	2/2
# ELI Households (0-30% AMI)	0	2/0

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	2/6
# of Singlefamily Units	0	2/6

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/6	0/0	2/6	100
# Renter Households	0	0	0	2/6	0/0	2/6	100

Cumulative Race Total

	This Report Period						Cumulative Actual Total					
	Owner		Renter		Total Households		Owner		Renter		Total Households	
	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino
Direct Benefit (Households)												
Black/African American	0	0	0	0	0	0	0	0	2	0	2	0
Households Female	0		0		0		0		1		1	

Activity Description:

The purpose of this activity will allow for the redevelopment of properties that may have been previously assisted with NSP funds under NSP eligible activities #3 and #5. When the market improves, the City will seek development of single family, owner-occupied housing. However, where density is encouraged, the City will support development of multi-unit housing, in which case rental may be preferred. Development of properties assisted through this activity description will be targeted for helping the City meet the requirement that at least 25% of NSP expenditures house those at or below 50% AMI. It is anticipated that CPED will work with non-profit developers to accomplish this work.

Location Description:

North Minneapolis NSP target area.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Grantee Activity Number:
G4890NSP REDPDC

Activity Title:
Redevelopment project delivery cost

Activity Category:
Acquisition - general

Activity Status:
Under Way

Project Number:
08NSP Redevelopment

Project Title:
Redevelopment

Projected Start Date:
01/30/2009

Projected End Date:
12/31/2019

National Objective:
NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Community Planning and Economic Development
Department

Benefit Type:
Direct (HouseHold)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$757.57
Total Budget:	\$0.00	\$757.57
Total Obligated:	\$0.00	\$757.57
Total Funds Drawdown	\$0.00	\$757.57
Program Funds Drawdown:	\$0.00	\$757.57
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$757.57
City of Minneapolis Community Planning and Economic Development Department	\$0.00	\$757.57
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Activity Description:

Project delivery costs in support of Alliance Housing Redevelopment activity.

Location Description:

North Minneapolis NSP target area.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Project # / Project Title: 08NSPAdmin / NSP Program Administration

Grantee Activity Number:
G4820NSP ADM

Activity Title:
Program Admin Finance

Activity Category:
Administration

Activity Status:
Under Way

Project Number:
08NSPAdmin

Project Title:
NSP Program Administration

Projected Start Date:
09/29/2008

Projected End Date:
12/31/2019

National Objective:
N/A

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Finance Department

Benefit Type:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$50,000.00
Total Budget:	\$0.00	\$50,000.00
Total Obligated:	\$0.00	\$50,000.00
Total Funds Drawdown	\$0.00	\$50,000.00
Program Funds Drawdown:	\$0.00	\$50,000.00
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$50,000.00
City of Minneapolis Finance Department	\$0.00	\$50,000.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Activity Description:
Financial processing and monitoring administration activities.

Location Description:
Administration.

Activity Progress Narrative:

Activity Location:	City	State	Zip	Status / Accept Visible on PDF?
No Activity Locations Found				

Other Funding Sources Budgeted - Detail	Amount
Match Sources	
No Other Match Funding Sources Found	

Other Funding Sources	Amount
No Other Funding Sources Found	

Activity Supporting Documents:

Activity Supporting Documents:
None

Grantee Activity Number:
G4841NSP ADM

Activity Title:
Program Admin IGR-Grants

Activity Category:
Administration

Activity Status:
Under Way

Project Number:
08NSPAdmin

Project Title:
NSP Program Administration

Projected Start Date:
09/29/2008

Projected End Date:
12/31/2019

National Objective:
N/A

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Intergovernmental Relations Department

Benefit Type:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$24,000.00
Total Budget:	\$0.00	\$24,000.00
Total Obligated:	\$0.00	\$24,000.00
Total Funds Drawdown	\$0.00	\$24,000.00
Program Funds Drawdown:	\$0.00	\$24,000.00
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$24,000.00
City of Minneapolis Intergovernmental Relations Department	\$0.00	\$24,000.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Activity Description:

Program administration of NSP activities.

Location Description:

Administration.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
No Activity Locations Found				

Other Funding Sources Budgeted - Detail

Match Sources	Amount
No Other Match Funding Sources Found	

Other Funding Sources

Other Funding Sources	Amount
No Other Funding Sources Found	

Activity Supporting Documents:

Activity Supporting Documents:
None

Grantee Activity Number:
G4890NSP ADM

Activity Title:
Program Admin CPED

Activity Category:
Administration

Activity Status:
Under Way

Project Number:
08NSPAdmin

Project Title:
NSP Program Administration

Projected Start Date:
09/29/2008

Projected End Date:
12/31/2019

National Objective:
N/A

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Community Planning and Economic Development
Department

Benefit Type:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$283,378.59
Total Budget:	\$0.00	\$283,378.59
Total Obligated:	\$0.00	\$283,378.59
Total Funds Drawdown	\$0.00	\$251,376.73
Program Funds Drawdown:	\$0.00	\$237,821.73
Program Income Drawdown:	\$0.00	\$13,555.00
Program Income Received:	\$0.00	\$166,504.21
Total Funds Expended:	\$2,695.00	\$254,071.73
City of Minneapolis Community Planning and Economic Development Department	\$2,695.00	\$254,071.73
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Activity Description:

Administration and monitoring of NSP activities.

Location Description:

Administration.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
No Activity Locations Found				

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:
None

Project # / Project Title: 08NSPDemo / Demolition of Blighted Structures

Grantee Activity Number:
G4835NSP DEMSF

Activity Title:
Demolition of Blighted Structures

Activity Category:
Clearance and Demolition

Activity Status:
Under Way

Project Number:
08NSPDemo

Project Title:
Demolition of Blighted Structures

Projected Start Date:
01/30/2009

Projected End Date:
12/31/2019

National Objective:
NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Department of Regulatory Services

Program Income Account:
Regulatory Services

Benefit Type:
Area (Census)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$1,950,000.00
Total Budget:	\$0.00	\$1,950,000.00
Total Obligated:	\$0.00	\$1,806,733.99
Total Funds Drawdown	\$0.00	\$1,806,733.99
Program Funds Drawdown:	\$0.00	\$1,700,000.00
Program Income Drawdown:	\$0.00	\$106,733.99
Program Income Received:	\$0.00	\$106,733.99
Total Funds Expended:	\$0.00	\$1,806,733.99
City of Minneapolis Department of Regulatory Services	\$0.00	\$1,806,733.99
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	94/100

LMI%:

Activity Description:

Demolition of Chapter 249 Vacant Boarded Registration (VBR) properties to support reduction of blighting influences in NSP-assisted neighborhoods. NSP funds will assist in demo of properties that do not meet a viable rehabilitation test.

Location Description:

Chapter 249 properties located in NSP target neighborhoods of North Minneapolis, Northeast Minneapolis, and South Minneapolis.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on
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No Activity Locations Found

Other Funding Sources Budgeted - Detail
Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Grantee Activity Number:
 G4890NSP DEMO

Activity Title:
 Demo Blighted Struc- CPED

Activity Category:
 Clearance and Demolition

Activity Status:
 Under Way

Project Number:
 08NSPDemo

Project Title:
 Demolition of Blighted Structures

Projected Start Date:
 01/30/2009

Projected End Date:
 12/31/2019

National Objective:
 NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:
 City of Minneapolis Community Planning and Economic Development
 Department

Benefit Type:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$399,946.88
Total Budget:	\$0.00	\$399,946.88
Total Obligated:	\$0.00	\$399,946.88
Total Funds Drawdown	\$0.00	\$399,946.88
Program Funds Drawdown:	\$0.00	\$393,070.77
Program Income Drawdown:	\$0.00	\$6,876.11
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$399,946.88
City of Minneapolis Community Planning and Economic Development Department	\$0.00	\$399,946.88
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	21/20

Activity Description:

Demolition of properties to support reduction of blighting influences in NSP strategy-assisted neighborhoods. Demolition is recommended only after a thorough and individual analysis of each nuisance property to determine viability for rehabilitation. NSP funds will assist in removing nuisance properties that do not meet the viable rehabilitation test.

Location Description:

Citywide - Blighted properties within NSP target neighborhoods.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
No Activity Locations Found				

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Project # / Project Title: 08NSPFinan / FinancingForeclosure Recovery Affordable Homeownership

Grantee Activity Number:

G4890NSP FIN

Activity Title:

Financing <120

Activity Category:

Homeownership Assistance to low- and moderate-income

Activity Status:

Under Way

Project Number:

08NSPFinan

Project Title:

FinancingForeclosure Recovery Affordable Homeownership

Projected Start Date:

01/30/2009

Projected End Date:

12/31/2019

National Objective:

NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:

City of Minneapolis Community Planning and Economic Development Department

Benefit Type:

Direct (HouseHold)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$110,000.00
Total Budget:	\$0.00	\$110,000.00
Total Obligated:	\$0.00	\$110,000.00
Total Funds Drawdown	\$0.00	\$110,000.00
Program Funds Drawdown:	\$0.00	\$110,000.00
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$21,817.01
Total Funds Expended:	\$0.00	\$110,000.00
City of Minneapolis Community Planning and Economic Development Department	\$0.00	\$110,000.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	6/5
# of Singlefamily Units	0	6/5

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	3/2	3/3	6/5	100
# Owner Households	0	0	0	3/2	3/3	6/5	100

Cumulative Race Total

	This Report Period						Cumulative Actual Total					
	Owner		Renter		Total Households		Owner		Renter		Total Households	
	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino
Direct Benefit (Households)												
White	0	0	0	0	0	0	2	0	0	0	2	0
Black/African American	0	0	0	0	0	0	4	0	0	0	4	0
Households Female	0		0		0		4		0		4	

Activity Description:

CPED will make down payment and closing cost assistance available to meet the affordability gap in homeownership opportunities for homebuyers, which may include buyers at the HUD required 50% of area median income.

Location Description:

NSP target neighborhoods as described in http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Project # / Project Title: 08NSPLandBank / Acquisition and Land Banking

Grantee Activity Number:
G4890NSP LBNK ACQ

Activity Title:
Landbank Acquisition

Activity Category:
Land Banking - Acquisition (NSP Only)

Activity Status:
Under Way

Project Number:
08NSPLandBank

Project Title:
Acquisition and Land Banking

Projected Start Date:
03/01/2009

Projected End Date:
12/31/2019

National Objective:
NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Community Planning and Economic Development
Department

Benefit Type:
Area (Census)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$1,161,156.34
Total Budget:	\$0.00	\$1,161,156.34
Total Obligated:	\$0.00	\$1,161,156.34
Total Funds Drawdown	\$0.00	\$1,161,156.34
Program Funds Drawdown:	\$0.00	\$1,112,596.23
Program Income Drawdown:	\$0.00	\$48,560.11
Program Income Received:	\$0.00	\$96,012.05
Total Funds Expended:	\$0.00	\$1,298,817.93
City of Minneapolis Community Planning and Economic Development Department	\$0.00	\$1,298,817.93
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	51/75
	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	3/75

LMI%:

Activity Description:

City of Minneapolis, acting through its department of Community Planning and Economic Development, will strategically acquire homes that have been foreclosed upon and demolish blighted structures with NSP funds. The City will purchase only foreclosed properties that are vacant and exhibit blight. It is the City's expectation to hold these vacant parcels (land bank) for an unspecified time period, not to exceed 10 years, until the market is ready to absorb new development of owner-occupied housing units. As required, the City will adhere to all acquisition, holding and disposition stipulations specified in the NSP notice.

Specifically the City's Land Bank Program will purchase and demolish those properties that:

- are vacant and blighted to a degree justifying demolition;
- are located in the City-defined NSP high risk service area; and
- are available for purchase at least 5% and on average 15% below the current market appraised value.

Location Description:

NSP target areas as described in http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail**Match Sources****Amount**

No Other Match Funding Sources Found

Other Funding Sources**Amount**

No Other Funding Sources Found

Activity Supporting Documents:**Activity Supporting Documents:**

None

Grantee Activity Number:

G4890NSP LBNK DIS

Activity Title:

Acquisition and Land Bank Disposition

Activity Category:

Land Banking - Disposition (NSP Only)

Activity Status:

Under Way

Project Number:

08NSPLandBank

Project Title:

Acquisition and Land Banking

Projected Start Date:

01/30/2009

Projected End Date:

12/31/2019

National Objective:

NSP Only - LMMI

Completed Activity Actual End Date:**Responsible Organization:**City of Minneapolis Community Planning and Economic Development
Department**Benefit Type:**

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$0.00
Total Budget:	\$0.00	\$0.00
Total Obligated:	\$0.00	\$0.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown:	\$0.00	\$0.00
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$0.00
City of Minneapolis Community Planning and Economic Development Department	\$0.00	\$0.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	0/20

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

Activity Description:

Strategic acquisition of homes that have been foreclosed upon and demolish blighted structures for holding. Properties will be held for maximum of 10 years until the market is ready to reabsorb new development of owner-occupied units. Disposition of properties

- will be offered to both non-profit and for-profit entities;
- for uses that benefit households with incomes at or below 120% AMI;
- will, at a minimum, follow all NSP periods of affordability; and
- if sold for redevelopment of housing occupied by households with incomes at or below 50% AMI within the four-year NSP period, any write-down of NSP funds used for acquisition would be credited to the City's 25% requirement.

When the market improves, the City will seek the development of single family owners-occupied housing. However, where density is encouraged, the City will support development of multi-unit housing, in which case rental may be preferred.

Location Description:

NSP Target neighborhoods as described in http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources	Amount
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No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Project # / Project Title: 08NSPurchaseRehab / Purchase and Rehab

Grantee Activity Number:

G4890NSP 25PRAH

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

08NSPurchaseRehab

Projected Start Date:

01/30/2009

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Alliance Housing

Benefit Type:

Direct (HouseHold)

Activity Title:

Purchase & Rehab Alliance Housing <50

Activity Status:

Under Way

Project Title:

Purchase and Rehab

Projected End Date:

12/31/2019

Completed Activity Actual End Date:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$176,299.81
Total Budget:	\$0.00	\$176,299.81

Total Obligated:	\$0.00	\$176,299.81
Total Funds Drawdown	\$0.00	\$176,299.81
Program Funds Drawdown:	\$0.00	\$175,000.00
Program Income Drawdown:	\$0.00	\$1,299.81
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$176,299.81
Alliance Housing	\$0.00	\$176,299.81
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	5/1
	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	7/7
# of Multifamily Units	0	7/7

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	7/7	0/0	7/7	100
# Renter Households	0	0	0	7/7	0/0	7/7	100

Cumulative Race Total

	This Report Period						Cumulative Actual Total					
	Owner		Renter		Total Households		Owner		Renter		Total Households	
	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino
Direct Benefit (Households)												
White	0	0	0	0	0	0	0	0	1	0	1	0
Black/African American	0	0	0	0	0	0	0	0	6	0	6	0
Households Female	0		0		0		0		0		0	
Unknown	0	0	0	0	0	0	0	0	0	0	0	0

Activity Description:

Development value gap financing to non-profit developers to cover the difference between the cost of purchase and rehab of a foreclosed and/or abandoned property and the sale price. The property will be sold to an income-qualified owner-occupant or rented to an income-qualified tenant.

Purchase and rehab foreclosed and abandoned multi-unit structures (no more than an 8-plex) and rent them to households with income at or below 50% AMI.

Location Description:

Developer has identified three eligible projects in North Minneapolis located in NSP target area as described in http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources	Amount
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No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Grantee Activity Number:

G4890NSP 25PRPPL

Activity Title:

Purchase & Rehab PPL <50

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

08NSPurchaseRehab

Project Title:

Purchase and Rehab

Projected Start Date:

01/30/2009

Projected End Date:

12/31/2019

National Objective:

NSP Only - LH - 25% Set-Aside

Completed Activity Actual End Date:

Responsible Organization:

Project for Pride in Living

Benefit Type:

Direct (Household)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$1,476,400.00
Total Budget:	\$0.00	\$1,476,400.00
Total Obligated:	\$0.00	\$1,476,400.00
Total Funds Drawdown	\$0.00	\$1,476,400.00
Program Funds Drawdown:	\$0.00	\$1,464,800.00
Program Income Drawdown:	\$0.00	\$11,600.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$1,476,400.00
Project for Pride in Living	\$0.00	\$1,476,400.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	11/5
	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	0/22
# of Multifamily Units	0	0/6

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	4/22	0/0	4/22	100
# Renter Households	0	0	0	4/22	0/0	4/22	100

Cumulative Race Total

	This Report Period			Cumulative Actual Total		
	Owner	Renter	Total Households	Owner	Renter	Total Households

Direct Benefit (Households)	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino
Black/African American	0	0	0	0	0	0	0	0	4	0	4	0
Households Female	0		0		0		0		4		4	
Unknown	0	0	0	0	0	0	0	0	0	0	0	0

Activity Description:

NSP funds to provide development value gap financing to non-profit developers to cover the difference between the cost of purchase and rehab of a foreclosed and/or abandoned property and the sale price. The property will be sold to an income qualified owner-occupant or rented to an income-qualified tenant.

Purchase and rehab foreclosed and abandoned multi-unit structures (no more than an 8-plex) and rent them to households with income at or below 50% AMI.

Location Description:

NSP target neighborhoods as described in http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Primary focus will be Phillips and North Minneapolis

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Grantee Activity Number:

G4890NSP 25PRPRG

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

08NSPurchaseRehab

Projected Start Date:

01/30/2009

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Powderhorn Residence Group

Benefit Type:

Direct (HouseHold)

Activity Title:

Purchase & Rehab Powderhorn Residents Group <50

Activity Status:

Under Way

Project Title:

Purchase and Rehab

Projected End Date:

12/31/2019

Completed Activity Actual End Date:

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$0.00
Total Budget:	\$0.00	\$0.00

Total Obligated:	\$0.00	\$0.00
Total Funds Drawdown	\$0.00	\$0.00
Program Funds Drawdown:	\$0.00	\$0.00
Program Income Drawdown:	\$0.00	\$0.00
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$0.00
Powderhorn Residence Group	\$0.00	\$0.00
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

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

Activity Description:

NSP funds to provide development value gap financing to non-profit developers to cover the difference between the cost of purchase and rehab of a foreclosed and/or abandoned property and the sale price. The property will be sold to an income qualified owner-occupant or rented to an income-qualified tenant.

Location Description:

NSP target neighborhood focus of Jordan and Harrison as described in http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
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No Activity Locations Found

Other Funding Sources Budgeted - Detail

Match Sources	Amount
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No Other Match Funding Sources Found

Other Funding Sources	Amount
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No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:
None

Grantee Activity Number:
G4890NSP PRPRG

Activity Title:
Purchase & Rehab PRG <120

Activity Category:
Rehabilitation/reconstruction of residential structures

Activity Status:
Under Way

Project Number:
08NSPurchaseRehab

Project Title:
Purchase and Rehab

Projected Start Date:
01/30/2009

Projected End Date:
12/31/2019

National Objective:
NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:
Powderhorn Residence Group

Benefit Type:
Direct (Household)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$119,000.00
Total Budget:	\$0.00	\$119,000.00
Total Obligated:	\$0.00	\$119,000.00
Total Funds Drawdown	\$0.00	\$106,186.31
Program Funds Drawdown:	\$0.00	\$59,000.00
Program Income Drawdown:	\$0.00	\$47,186.31
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$106,186.31
Powderhorn Residence Group	\$0.00	\$106,186.31
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Accomplishments Performance Measures

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Properties	0	6/2

	This Report Period Total	Cumulative Actual Total / Expected Total
# of Housing Units	0	6/2

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	5/0	1/2	6/2	100

Cumulative Race Total

	This Report Period						Cumulative Actual Total					
	Owner		Renter		Total Households		Owner		Renter		Total Households	
Direct Benefit (Households)	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino	Total	Hispanic/Latino
White	0	0	0	0	0	0	0	0	0	0	2	0
Black/African American	0	0	0	0	0	0	0	0	0	0	4	0
Households Female	0		0		0		0		0		1	
Unknown	0	0	0	0	0	0	0	0	0	0	0	0

Activity Description:

NSP funds to provide development value gap financing to non-profit developers to cover the difference between the cost of purchase and rehab of a foreclosed and/or abandoned property and the sale price. The property will be sold to an income qualified owner-occupant or rented to an income-qualified tenant.

Location Description:

NSP target neighborhood focus of Jordan and Harrison as further described in
http://www.ci.minneapolis.mn.us/cped/docs/NSP_Purchase_Rehab_Activity_Funding_Recommendation_Summary.pdf

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
No Activity Locations Found				

Other Funding Sources Budgeted - Detail

Match Sources	Amount
No Other Match Funding Sources Found	

Other Funding Sources

Other Funding Sources	Amount
No Other Funding Sources Found	

Activity Supporting Documents:

Activity Supporting Documents:
None

Grantee Activity Number:
G4890NSPPRPDC

Activity Title:
Purchase and Rehab Project Delivery Costs

Activity Category:
Acquisition - general

Activity Status:
Under Way

Project Number:
08NSPurchaseRehab

Project Title:
Purchase and Rehab

Projected Start Date:
01/30/2009

Projected End Date:
12/31/2019

National Objective:
NSP Only - LMMI

Completed Activity Actual End Date:

Responsible Organization:
City of Minneapolis Community Planning and Economic Development Department

Benefit Type:
Direct (HouseHold)

Overall	Jan 1 thru Mar 31, 2018	To Date
Total Projected Budget from All Sources:	N/A	\$8,582.71
Total Budget:	\$0.00	\$8,582.71
Total Obligated:	\$0.00	\$8,582.71
Total Funds Drawdown	\$0.00	\$8,582.71
Program Funds Drawdown:	\$0.00	\$6,100.00
Program Income Drawdown:	\$0.00	\$2,482.71
Program Income Received:	\$0.00	\$0.00
Total Funds Expended:	\$0.00	\$8,582.71
City of Minneapolis Community Planning and Economic Development Department	\$0.00	\$8,582.71
Most Impacted and Distressed Expended:	\$0.00	\$0.00
Match Contributed:	\$0.00	\$0.00

Activity Description:

Project delivery costs in support of the purchase rehab activities of the grant.

Location Description:

Minneapolis NSP target areas.

Activity Progress Narrative:

Activity Location:

Address	City	State	Zip	Status / Accept Visible on PDF?
No Activity Locations Found				

Other Funding Sources Budgeted - Detail

Match Sources

Amount

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Activity Supporting Documents:

Activity Supporting Documents:

None

Review Checklist History

Status	Date	Action
Approved	05/31/2018	View PDF