

Grantee: El Paso Collaborative

Grant: B-09-CN-TX-0042

April 1, 2013 thru June 30, 2013 Performance Report



Grant Number:

B-09-CN-TX-0042

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

El Paso Collaborative

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

Submitted - Await for Review

Grant Amount:

\$10,191,000.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

Estimated P/RL Funds:

\$6,191,196.00

Total Budget:

\$16,382,196.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

A Consortium of local non-profit organizations was awarded funding in the amount of \$10,191,000.00 for a Neighborhood Stabilization Program to stabilize neighborhoods in El Paso County, Texas whose viability has been and continues to be damaged by the economic effects of properties that have been foreclosed upon and abandoned. The Consortium is comprised of the El Paso Collaborative for Community and Economic Development, Project Vida, Ayuda, Inc. and Habitat for Humanity El Paso. The Consortium has selected the El Paso Collaborative for Community and Economic Development to serve as lead member and fiscal agent.

The goal of the project is to acquire, rehabilitate and return to productive service a minimum of 125 single-family units in 22 eligible census tracts located inside and outside the city limits of the City of El Paso. The homes will be returned to active service for a combination of homeownership and rental. The project's end-users will be households with incomes up to 120% AMFI with a minimum of 25% of program funds reserve for end-users with incomes at or below 50% AMFI.

The Consortium has selected 2 for-profit partners who will help carry out the NSP2 Program. They are Dawco Builders, LLC., Karma/JKS Properties Inc. Dawco and Karma/JKS will join Consortium Members in the role of developers that will acquire/rehabilitate properties and sell them to income-eligible households.

Target Geography:

Using HUD's mapping system, the Consortium identified 22 eligible census tracts scattered throughout the greater El Paso Area (city and outline areas of the county). The highest concentration of foreclosures is occurring in the City of El Paso's "Eastside" where there are 12 eligible census tracts, 5 with foreclosure scores of 20. There are 2 eligible census tracts on the other side of the Franklin Mountains, the "Westside"; another 2 tracts are in "Northeast" El Paso, north of the Fort Bliss Military Reservation; and another 2 are in the "Ysleta-Lower Valley" areas of the city. The remaining 4 census tracts are located outside of El Paso's city limits in the communities of Horizon City, San Elizario, Clint and Tornillo. It is interesting to note that in 15 of the 22 targeted census tracts the 2008 estimated median income levels were above 2008 HUD median income guideline and illuminates the fact that the census tracts with the highest foreclosure scores were considered middle, upper and moderate income census tracts.

The targeted census tracts are: 103.07, 103.11, 103.12, 103.13, 103.14, 103.15, 103.20, 103.21, 43.07, 43.14, 43.15, 43.16, 102.04, 102.09, 40.04, 41.04, 1.07, 102.06, 103.09, 104.03, 104.04, 105.01.

Program Approach:

El Paso Collaborative and its Consortium Members have designed a program to assist 22 eligible census tracts located in El Paso County. The goal of the program will be to acquire, rehabilitate and return to active service 125 foreclosed or abandoned properties. To accomplish the desired outcomes, 5 developers plus El Paso Collaborative will share the responsibilities for acquisition and rehabilitation (3 Consortium Members and 2 for-profit partners will serve as developers). For-profit partners were selected not only for their expertise in acquisition and rehabilitation but for their willingness to introduce new concepts and ideas that will assist in long term affordability, green features, and energy efficiency of the units. With its experience as a community lender El Paso Collaborative will make loans to developers and Consortium Members for the purchase and redevelopment of eligible properties. El Paso Collaborative will make low interest loans to developers and 0% interest loans to Consortium Members. New and existing staff will administer the NSP2 Program, assure all aspects of the NSP2 Grant agreements/policies/procedures/activities will be properly implemented and monitored.

El Paso Collaborative will acquire 5 NSP single-family homes to use as rental properties for households up to 120% AMFI and will reduce the same number of homeownership units. This will afford the organization the opportunity to develop long-term assets for the corporation and build capacity for future rental programs opportunities.



Consortium Members:

El Paso Collaborative for Community & Economic Development is the Lead Member of a Consortium, comprised of 4 local non-profit organizations. The other Consortium Members are Habitat for Humanity El Paso, Project Vida and Ayuda, Inc. Combined the 4 organizations have extensive experience in housing development (single and multi-family), homebuyer assistance, financing, counseling, and rental management. The El Paso Collaborative was certified in 2001 by the U.S. Treasury as a Community Development Financial Institution (CDFI).

Roles of Consortium Members:

El Paso Collaborative will be the Lead Member, fiscal agent and will coordinate the program. In addition they will: make lines of credit available to for-profit developers and Consortium Members for acquisition and rehabilitation of NSP eligible properties, and monitor all activities. Project Vida and Ayuda, Inc. will acquire, rehabilitate, rent and manage (20) properties to eligible households at or below 50% AMFI. Habitat for Humanity El Paso will acquire, rehabilitate, sell and finance (15) properties to eligible households at or below 50% AMFI.

How to Get Additional Information:

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$16,382,196.00
Total Budget	\$0.00	\$16,382,196.00
Total Obligated	\$720,000.00	\$15,100,660.09
Total Funds Drawdown	\$565,783.42	\$14,198,278.01
Program Funds Drawdown	\$0.00	\$9,065,730.76
Program Income Drawdown	\$565,783.42	\$5,132,547.25
Program Income Received	\$359,563.17	\$5,135,697.34
Total Funds Expended	\$554,928.54	\$14,223,775.51
Match Contributed	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$0.00	\$0.00
Limit on Admin/Planning	\$1,019,100.00	\$1,305,467.22
Limit on State Admin	\$0.00	\$1,155,467.22

Progress Toward Activity Type Targets

Activity Type	Target	Actual
Administration	\$1,019,100.00	\$1,488,100.00

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$2,547,750.00	\$3,460,560.09



Overall Progress Narrative:

During Qtr. 2 2013 El Paso Collaborative (EPC) has made considerable progress in all areas of the NSP2 program. At the end of the previous quarter, EPC has spent \$13,643,350. As of June 30, 2013 we have spent \$14,198,278 and we have obligated \$15,100,660 and ended the quarter at 139% drawdown rate.

The Consortium met the national objective of making permanent housing available for 108 households. Acquisition and rehabilitation activities: 4 properties were acquired in this quarter for a cumulative total of 121 properties through end of Quarter 2/2013. EPC has made offers to acquire two additional properties. Rehabilitation was completed on 6 properties, and will begin rehab on another 4 properties, with estimated completion dates during Qtr. 3. 2013. The Consortium has exceeded the NOFA minimum national objective of 100 households now living in permanent housing.

Homebuyer activities: During this quarter 5 households at or below 120 % AMFI purchased NSP homes. Cumulatively (not including the properties sold by Habitat for Humanity El Paso) a total of 71 NSP homes were sold. Four additional eligible homebuyers have entered into sales contracts. Marketing and Outreach Activities continued throughout this quarter and included outreach to the military community, local school districts and nonprofit organizations.

Homebuyer activities by Consortium Member Habitat for Humanity: Habitat had completed the terms of their Consortium Member Agreement and all 15 properties were developed and sold to households at or below 50% AMFI.

Rental Program activities: Consortium Members Project Vida and AYUDA had completed the acquisition, rehabilitation and rental of their properties in a prior quarter. All units were rented to households at or below 50% AMFI: 5 for AYUDA and 15 for Project Vida.

PROGRESS CONSORTIUM MEMBERS

Lead Consortium Member El Paso Collaborative for Community and Economic Development (EPC) During Qtr 2, 2013 EPC continued with activities for its own rental component. Activities included marketing and outreach; acquisition and rehab. Two projects were completed, and leased shortly thereafter to households with incomes up to 120% AMFI. Another two properties are available for rent; EPC expects to rent these units early in the third quarter 2013. EPC has a Property Management Agreement with Project Vida to manage its rental properties.

Consortium Member Habitat for Humanity El Paso (HFHEP) - HABITAT's goal was to acquire and rehabilitate 15 NSP homes for sale to households at/below 50% AMFI. Habitat completed the terms of their Consortium Member Agreement in a prior quarter and all 15 properties were developed and sold to households at or below 50% AMFI. Consortium Member Project Vida (PV) PV's original goal was to acquire and rehabilitate 15 NSP homes to rent to households at/below 50% AMFI. PV completed all 15 projects in a prior quarter. PV is also acting as Property Manager for both their properties and Consortium Members. Under the terms of an amended Consortium Agreement, PV is acting as a Developer and selling acquired/rehabbed properties to LMMI households. During Qtr. 2/2013, PV sold 1 NSP property and another is presently on the market. Cumulatively PV has sold 5 of their 6 properties.

Consortium Member AYUDA, Inc. AYUDA's goal was to acquire, rehabilitate and rent 5 NSP homes to households at/below 50% AMFI. AYUDA completed and leased all 5 of their properties in a prior quarter.

DEVELOPERS

Developer Karma JKS Properties, Inc. (JKS) During Qtr. 2/2013, JKS acquired 2 new properties, completed rehabilitation on 4 properties and sold 4 NSP homes. To date, JKS has acquired a cumulative total of 47 properties and sold 41 properties. This developer has 4 executed homebuyer sales contracts that should close in Qtr. 3. JKS will begin rehab on another 2 properties, with estimated completion dates in Qtr. 3. 2013.

Developer Dawco Builders, LLC -DAWCO completed the terms of its NSP2 Developer Agreement in Qtr. 4/2012. DAWCO had acquired a cumulative total of 22 NSP2 properties and sold 22 properties.

PROPERTY ACQUISITION CHALLENGES

At this time new acquisitions are continuing smoothly.

REHABILITATION CHALLENGES

At this time rehabilitation activities are running smoothly.

PRIMARY LENDERS AND NSP HOMEBUYER ASSISTANCE SECONDARY FINANCING

1. As a direct result of EPC receiving FHA Secondary Financing approval from HUD, financing is no longer a



challenge. To date, 6 households have obtained FHA financing.

2. During Qtr 2/2013, the program continues to experience difficulties with mortgage lenders underwriting guidelines that treat NSP Properties as Flip Transactions and is enforcing a 90 day seasoning of title before the developer can enter into a purchase contract with a homebuyer obtaining Conventional or FHA type financing. Two households were affected by this issue and subsequently closing was delayed. After continual follow up with lender both households were ultimately able to close on their NSP homes.

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
AAcq, Acquisition	\$0.00	\$14,744,096.00	\$8,340,741.15
ALLR, Loan Loss Reseve	\$0.00	\$0.00	\$0.00
Adm, Administration	\$0.00	\$1,638,100.00	\$724,989.61



Activities

Grantee Activity Number: AcqAYUDA

Activity Title: Ayuda Acquisition

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

01/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Ayuda, Inc.

Overall	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$506,603.00
Total Budget	\$0.00	\$506,603.00
Total Obligated	\$0.00	\$506,603.00
Total Funds Drawdown	\$0.00	\$503,643.55
Program Funds Drawdown	\$0.00	\$324,238.09
Program Income Drawdown	\$0.00	\$179,405.46
Program Income Received	\$2,543.73	\$15,070.19
Total Funds Expended	\$0.00	\$503,643.55
El Paso Collaborative for Community and Economic	\$0.00	\$503,643.55
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of NSP properties for rentals to families @ or below 50% AMFI.

Location Description:

El Paso County, Texas.

Activity Progress Narrative:

AYUDAs goal was to acquire, rehabilitate and rent 5 NSP homes to households at/below 50% AMFI. AYUDA completed and leased all 5 of their properties.

Cummulative totals in DRGR are incorrect. AYUDA rented to a total of 5 households, all white, hispanic female headed households.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	5/5



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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	-7	0	-7	3/5	0/0	5/5	60.00
# Renter Households	-7	0	-7	3/5	0/0	5/5	60.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Program Income	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number:	AcqDAWCO LMMI
Activity Title:	DAWCO Acquisition LMMI

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

01/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

El Paso Collaborative for Community and Economic

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$2,702,000.00
Total Budget	\$0.00	\$2,702,000.00
Total Obligated	\$0.00	\$2,702,000.00
Total Funds Drawdown	\$0.00	\$2,701,934.13
Program Funds Drawdown	\$0.00	\$2,209,876.26
Program Income Drawdown	\$0.00	\$492,057.87
Program Income Received	\$0.00	\$1,544,349.42
Total Funds Expended	\$0.00	\$2,701,934.13
El Paso Collaborative for Community and Economic	\$0.00	\$2,701,934.13
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of NSP eligible properties for resale to LMMI households.

Location Description:

Eligible properties in El Paso County, Texas

Activity Progress Narrative:

Developer Dawco Builders, LLC DAWCO completed the terms of its NSP2 Developer Agreement in Qtr. 4/2012. To date, DAWCO had acquired a total of 22 NSP properties and sold 22 properties.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	22/22
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	22/22
# of Singlefamily Units	0	22/22



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	3/0	18/15	22/22	95.45

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Program Income	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number: AcqEPC
Activity Title: EPC Rental

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

12/01/2012

Benefit Type:

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

12/31/2012

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

El Paso Collaborative for Community and Economic

Overall	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$625,000.00
Total Budget	\$0.00	\$625,000.00
Total Obligated	\$120,000.00	\$300,000.00
Total Funds Drawdown	\$85,358.29	\$165,822.29
Program Funds Drawdown	\$0.00	\$80,464.00
Program Income Drawdown	\$85,358.29	\$85,358.29
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$85,358.29	\$165,822.29
El Paso Collaborative for Community and Economic	\$85,358.29	\$165,822.29
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisitions eligible NSP units to rent or resale

Location Description:

El Paso, Texas

Activity Progress Narrative:

Lead Consortium Member El Paso Collaborative for Community and Economic Development (EPC) During Qtr 2, 2013 EPC continued with Rental development activities, including marketing and outreach; acquisition and rehab. Two projects were completed, and leased to households with incomes up to 120% AMFI. Another two properties are available for rent. EPC expects to rent these units in the third quarter 2013. EPC has a Property Management Agreement with Project Vida.

****Cumulative Beneficiaries totals in DRGR are incorrect. EPC Rented to a total of 2 households, 2 white (one caucasian male headed household) (one female hispanic headed household).

****EPC expects to rent a cumulative total of 17 NSP rental properties to households at or below 120% AMFI. We have rented 2/17 properties.

Program income received for EPC rental activities during this quarter was \$429.10. Due to difficulties on the DRGR system this program income is not reflected in the EPC Aqc. Bucket. This PI will be reflected on QPR Qtr. 3. 2013.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



# of Properties	2	2/5
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	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	2	2/5
# of Multifamily Units	0	0/0
# of Singlefamily Units	2	2/5

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

Address	City	County	State	Zip	Status / Accept
14500 Bryce Dr	Horizon City		Texas	79928-6972	Match / Y
2260 Tierra Blanca Way	El Paso		Texas	79938-4440	Match / Y

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: AcqHabitat

Activity Title: Habitat Acquisition

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

01/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

El Paso Collaborative for Community and Economic

Overall	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,468,350.09
Total Budget	\$0.00	\$1,468,350.09
Total Obligated	\$0.00	\$1,468,350.09
Total Funds Drawdown	\$0.00	\$1,468,350.09
Program Funds Drawdown	\$0.00	\$675,726.41
Program Income Drawdown	\$0.00	\$792,623.68
Program Income Received	\$9,886.26	\$29,948.16
Total Funds Expended	\$0.00	\$1,468,350.09
El Paso Collaborative for Community and Economic	\$0.00	\$1,468,350.09
Habitat for Humanity El Paso	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition and re sale of NSP units to eligible households at 50% or below AMFI.

Location Description:

Eligible properties in the El Paso County, Texas.

Activity Progress Narrative:

HABITATs goal was to acquire and rehabilitate 15 NSP homes for sale to households at/below 50% AMFI. Habitat completed the terms of their Consortium Member Agreement and all 15 properties were developed and sold to households at or below 50% AMFI.

****Cummulative Beneficiaries totals in DRGR are incorrect. Habitat sold a total of 15 properties to 15 white, hispanic households. A total of 9 of 15 are female headed households.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	15/15



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	15/15
# of Singlefamily Units	0	15/15

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	15/15	0/0	15/15	100.00
# Owner Households	0	0	0	15/15	0/0	15/15	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Program Income	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number:	AcqJKS LMMI
Activity Title:	JKS Acquisitions LMMI

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

01/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

El Paso Collaborative for Community and Economic

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$5,100,000.00
Total Budget	\$0.00	\$5,100,000.00
Total Obligated	\$300,000.00	\$4,500,000.00
Total Funds Drawdown	\$274,601.11	\$4,474,421.62
Program Funds Drawdown	\$0.00	\$2,982,933.92
Program Income Drawdown	\$274,601.11	\$1,491,487.70
Program Income Received	\$256,528.48	\$2,878,494.91
Total Funds Expended	\$274,601.11	\$4,474,421.62
El Paso Collaborative for Community and Economic	\$274,601.11	\$4,474,421.62
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of NSP eligible properties for re-sale to households at or below 120% AMFI

Location Description:

El Paso County, TX.

Activity Progress Narrative:

Developer Karma JKS Properties, Inc. (JKS) During Qtr. 2/2013, JKS acquired 2 new properties, completed rehabilitation on 4 properties and sold 4 NSP homes. To date, JKS has acquired a cumulative total of 47 properties and sold 41 properties. This developer has 4 executed homebuyer sales contracts that should close in Qtr. 3. JKS will begin rehab on another 2 properties, with estimated completion dates in Qtr. 3. 2013.

****Cumulative Beneficiaries totals in DRGR are incorrect. JKS sold a total of 41 properties to 40 white, hispanic households and 1 white, caucasian household. A total of 14 of 41 are female headed households.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	4	41/42



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	4	41/34
# of Singlefamily Units	4	41/34

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	1	3	4	6/0	28/42	36/42	94.44
# Owner Households	1	3	4	6/0	28/42	36/42	94.44

Activity Locations

Address	City	County	State	Zip	Status / Accept
14141 Destefano	Horizon		Texas	79928-	Match / N
14249 Desert Stone	El Paso		Texas	79936-	Match / N
14000 Tierra Yukon Ln	El Paso		Texas	79938-5356	Match / Y
760 Desierto Bonito	Horizon		Texas	79928-	Not Validated / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Program Income	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number:	AcqOthers
Activity Title:	Other Developer Acquisition

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

01/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

El Paso Collaborative for Community and Economic

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$2,856,535.91
Total Budget	\$0.00	\$2,856,535.91
Total Obligated	\$300,000.00	\$2,500,000.00
Total Funds Drawdown	\$25,977.07	\$2,144,664.72
Program Funds Drawdown	\$0.00	\$939,809.03
Program Income Drawdown	\$25,977.07	\$1,204,855.69
Program Income Received	\$82,826.80	\$636,142.58
Total Funds Expended	\$15,122.19	\$2,144,664.72
El Paso Collaborative for Community and Economic	\$15,122.19	\$2,144,664.72
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of NSP eligible units and re-sale to LMMI households

Location Description:

NSP eligible targeted census tracts.

Activity Progress Narrative:

Lead Consortium Member El Paso Collaborative for Community and Economic Development (EPC) In a prior quarter EPC had acquired, rehabilitated and sold 3 NSP homes to qualified households at or below 120% AMFI during Qtr.1 and Qtr.2 2012. Due to difficulties on the DRGR system, the Acq. Others bucket activities and correct program income will be reported in one combined bucket in the QPR Qtr. 3 2013. A combined bucket of EPC Acq and EPC Rentals will be combined in one bucket and will include all cumulative EPC acquired properties (sale and rental) will be reflected on QPR Qtr. 3. 2013 report. The bucket for Acq. others will be eliminated and combined with EPC rentals.

****Due to reclassification of activities buckets on the DRGR system, Program Income received under Acq. others consists of \$82,826.80 from Project Vida PI sale of property. \$226,349 of \$636,145.58 of the Program income received on this bucket will be reflected in Qtr. 3 2013 QPR report under the EPC Acq bucket. The rest \$409,799.58 will be reflected in Qtr. 3 2013 QPR report under the Project Vida bucket

The 17 rental properties are currently accounted for in the EPC Rental Bucket.

****Beneficiaries totals are incorrect on DRGR system****

EPC acquired and sold a cumulative total of 3 properties to 3 white, hispanic households (2 female headed households).



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	7/35

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	7/35
# of Singlefamily Units	0	7/35

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	3/0	4/35	7/35	100.00
# Owner Households	0	0	0	3/0	4/35	7/35	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	

Grantee Activity Number:	AcqPV
Activity Title:	Project Vida acquisition

Activity Category:

Acquisition - general

Project Number:

AAcq

Projected Start Date:

01/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Project Vida

Overall	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,485,607.00
Total Budget	\$0.00	\$1,485,607.00
Total Obligated	\$0.00	\$1,485,607.00
Total Funds Drawdown	\$6,167.40	\$1,433,974.39
Program Funds Drawdown	\$0.00	\$1,127,693.44
Program Income Drawdown	\$6,167.40	\$306,280.95
Program Income Received	\$7,777.90	\$31,692.08
Total Funds Expended	\$6,167.40	\$1,433,974.39
El Paso Collaborative for Community and Economic	\$6,167.40	\$1,433,974.39
Project Vida	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquisition of NSP eligible properties to rent to households @ or below 50% AMFI

Location Description:

El Paso County Texas

Activity Progress Narrative:

Consortium Member &ndash Project Vida (PV) PVs original goal was to acquire and rehabilitate 15 NSP homes to rent to households at/below 50% AMFI. PV completed all 15 projects in a prior quarter. PV is also acting as Property Manager for their properties and Consortium Members. Under the terms of an amended Consortium Agreement, PV is also acting as a Developer and selling acquired/rehabbed properties to LMMI households. During Qtr. 2/2013, PV sold 1 NSP property and another is on the market. Cumulatively PV has sold 5 of their 6 properties.

***Cumulative Beneficiaries totals in DRGR are incorrect. Project Vida rented a total of 15 properties to 15 white, hispanic households. A total of 7 of 15 are female headed households under the rental activities. Homebuyer beneficiaries include: sale of 5 of 6 properties to 5 white, hispanic households of which 2 are female headed households. \$6,167.40 in expenses are part of the reclassification buckets(expenses and program income) as part of the different activities.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	15/15

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	15/15

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	15/15	0/0	15/15	100.00
# Renter Households	0	0	0	15/15	0/0	15/15	100.00

Activity Locations

Address	City	County	State	Zip	Status / Accept
2324 Tierra Negra	El Paso		Texas	79938-	Match / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
Program Income	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number: AdmAYUDA
Activity Title: Ayuda Admin

Activity Category:

Administration

Project Number:

Adm

Projected Start Date:

10/06/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Ayuda, Inc.

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$24,132.00
Total Budget	\$0.00	\$24,132.00
Total Obligated	\$0.00	\$24,132.00
Total Funds Drawdown	\$4,843.56	\$23,871.16
Program Funds Drawdown	\$0.00	\$3,648.23
Program Income Drawdown	\$4,843.56	\$20,222.93
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$4,843.56	\$23,871.16
Ayuda, Inc.	\$4,843.56	\$23,871.16
El Paso Collaborative for Community and Economic	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Administrative costs during NSP eligible activities.

Location Description:

Eligible census tracts in El Paso County, Texas

Activity Progress Narrative:

AYUDA Requested administrative draws in the amount of \$4,843.56 during 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



Grantee Activity Number: AdmEPC
Activity Title: Administration

Activity Category:

Administration

Project Number:

Adm

Projected Start Date:

02/11/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

El Paso Collaborative for Community and Economic

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,376,359.00
Total Budget	\$0.00	\$1,376,359.00
Total Obligated	\$0.00	\$1,376,359.00
Total Funds Drawdown	\$163,718.86	\$1,071,306.75
Program Funds Drawdown	\$0.00	\$553,741.45
Program Income Drawdown	\$163,718.86	\$517,565.30
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$163,718.86	\$1,071,306.75
El Paso Collaborative for Community and Economic	\$163,718.86	\$1,071,306.75
Match Contributed	\$0.00	\$0.00

Activity Description:

General administration, training & travel.

Location Description:

El Paso County, TX.

Activity Progress Narrative:

EPC Requested administrative draws in amounts of \$163,718.86

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
Program Income	\$0.00
Total Other Funding Sources	\$0.00



Grantee Activity Number:	AdmHAB
Activity Title:	Habitat Admin

Activity Category:

Administration

Project Number:

Adm

Projected Start Date:

10/06/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity El Paso

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$46,822.00
Total Budget	\$0.00	\$46,822.00
Total Obligated	\$0.00	\$46,822.00
Total Funds Drawdown	\$2,736.36	\$46,794.01
Program Funds Drawdown	\$0.00	\$17,599.93
Program Income Drawdown	\$2,736.36	\$29,194.08
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$2,736.36	\$46,794.01
El Paso Collaborative for Community and Economic	\$2,736.36	\$46,794.01
Habitat for Humanity El Paso	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Administrative duties for NSP eligible activities.

Location Description:

Eligible census tracts in El Paso County, TX

Activity Progress Narrative:

HABITAT requested administrative draws in amount of \$2,736.36

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



Grantee Activity Number:	AdmPV
Activity Title:	Project Vida Admin

Activity Category:

Administration

Project Number:

Adm

Projected Start Date:

10/06/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Project Vida

Overall

	Apr 1 thru Jun 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$40,787.00
Total Budget	\$0.00	\$40,787.00
Total Obligated	\$0.00	\$40,787.00
Total Funds Drawdown	\$2,380.77	\$13,495.30
Program Funds Drawdown	\$0.00	\$0.00
Program Income Drawdown	\$2,380.77	\$13,495.30
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$2,380.77	\$13,495.30
El Paso Collaborative for Community and Economic	\$2,380.77	\$13,495.30
Project Vida	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Administrative duties for NSP eligible activities.

Location Description:

Eligible census tracts in El Paso County, TX.

Activity Progress Narrative:

PROJECT VIDA requested administrative draws in amount of \$2,380.77

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

