

Grantee: Camden Redevelopment Agency

Grant: B-09-CN-NJ-0008

April 1, 2011 thru June 30, 2011 Performance Report



Grant Number:

B-09-CN-NJ-0008

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

Camden Redevelopment Agency

Contract End Date:

02/11/2013

Review by HUD:

Submitted - Await for Review

Grant Amount:

\$11,926,887.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

Estimated PI/RL Funds:

\$0.00

Total Budget:

\$11,926,887.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

The City of Camden Redevelopment Agency ("CRA") was awarded \$11.9MM in NSP 2 funds for the purchase and redevelopment of abandoned or foreclosed homes or residential properties, returning a minimum of 100 abandoned or foreclosed homes back to productive use. Activities carried out under the NSP2 Program, include land banking, demolition of blighted structures, providing grants/loans for housing redevelopment and closing costs for NSP 2 property purchasers, and housing counseling services within 7 targeted Census Tracts.

Areas of need and targeted geographies, include Census Tract 6002 Gateway, 6003 Cooper Plaza/Lanning Square, 6007 Coopers Poynt, 6008 Pyne Point, 6011.02 Rosedale, 6012 Stockton, and 6013 Marlton. The NSP 2 funds have been allocated to the following eligible categories; 10% of NSP2 grant or \$1,192,689 for administration, \$7,629,198 for purchase & rehabilitate residential properties that have been abandoned or foreclosed upon for sale or rent, \$75,000 for Housing Counseling, \$350,000 for Closing Cost Assistance, \$2,370,000 for Landbanking and property disposition, and \$310,000 for Demolition.

CRA published a notice in the Courier Post of its intent to apply for NSP 2 funds, which is a newspaper of general circulation. The Notice was posted on the City of Camden's website. No citizen comments were received.

CRA's NSP 2 application was supported by the City of Camden, State Department of Treasury, Housing and Mortgage Finance Agency, and Economic Development Authority; institutional anchors included Cooper Health Systems, Rutgers' and Rowan Universities, and the Campbell's Soup Company; and the Non-Profit housing development community.

Target Geography:

Targeted geographies, include Census Tract 6002 Gateway, 6003 Cooper Plaza/Lanning Square, 6007 Coopers Poynt, 6008 Pyne Point, 6011.02 Rosedale, 6012 Stockton, and 6013 Marlton.

Program Approach:

The City of Camden Redevelopment Agency ("CRA") along with its non-profit Consortium members and for profit development partners, will implement a Neighborhood Stabilization Plan to acquire and rehabilitate up to 55 units of currently vacant housing that will be sold for homeownership. Forty (40) new units of multifamily housing will be constructed in Census Tract 6008 Pyne Poynt, providing a set aside of 10 units for homeless veterans. In the 6011.02 Rosedale, 6012 Stockton, and 6013 Marlton or East Camden as it is known locally, these area markets have higher median housing prices and ownership relative to other areas of the City. These neighborhoods are threatened by foreclosures, and thus, acquiring vacant REO properties, rehabbing these properties, and returning them to the market for resale will have a stabilizing influence. Five REO properties will be acquired, rehabbed, and resold.

Public intervention strategies for vacant land stabilization are key, particularly, in Census Tracts 6003 Cooper Plaza/Lanning Square, 6007 Coopers Point and 6008 Pyne Point. CRA's NSP 2 Program includes the establishment of a land bank, wherein up to 100 properties will be acquired, and thus, future residential development supported, and the site assembly process streamlined. Many of these vacant, blighted properties will be acquired from a State entity that has completed the foreclosure process, and earmarked these properties for purchase by the CRA. As part of the land bank activity, vacant structures and lots will be maintained, and, interim land uses for open space and greening established. Maintenance and greening of publicly owned lots will be carried out in Census Tracts 6002, 6003, 6007, and 6008 as well as the demolition of at least 15 unsafe abandoned structures. Housing Counseling will be carried out under the NSP 2 program, and closing cost assistance provided for purchasers of NSP 2 properties. The Reinvestment Fund will document and assess the effectiveness and impact of NSP 2 Program for the duration of the grant, and benchmark the impact of NSP 2 funds within these 7 targeted areas.



Consortium Members:

Consortium Members under the Camden Redevelopment Agency NSP 2 Program include:

1. Camden Lutheran Housing Inc.
2. Cramer Hill Community Development Corporation
3. Greater Camden Partnership, Inc.
4. Lutheran Social Ministries, Inc.
5. Neighborhood Housing Services, Inc.
6. St. Josephs Carpenters Society, Inc.
7. The Reinvestment Fund
8. VOADV Property Inc.

How to Get Additional Information:

Additional information can be obtained by visiting the Camden Redevelopment Agency website at www.camdenredevelopment.com or by contacting Olivette Simpson, Director of Housing via email at olsimpso@ci.camden.nj.us or phone at (856) 757-7600.

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$11,926,887.00
Total Budget	\$0.00	\$11,926,887.00
Total Obligated	\$2,500,000.00	\$3,492,689.00
Total Funds Drawdown	\$2,001,938.41	\$2,149,140.55
Program Funds Drawdown	\$2,001,938.41	\$2,149,140.55
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$79,372.71
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	\$1,789,033.05	\$298,629.41
Limit on State Admin	\$0.00	\$298,629.41

Progress Toward Activity Type Targets

Activity Type	Target	Actual
Administration	\$1,192,688.70	\$1,192,689.00

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$2,981,721.75	\$4,472,533.00

Overall Progress Narrative:



Program Administration: The following reflects progress made the reporting cycle ending June 30, 2011.

- Environmental Review Records & Project Specific and Tiered Environmental Reviews in Census Tracts 6007, 6008 (North Camden) and 6003 (Cooper/Lanning) are ongoing. Two (2) Project Specific Reviews and 1 Tier Environmental review for the Lanning Square (Census Tract 6003) were submitted to HUD for review in April 2011, and we are waiting HUD clearance. Two approvals have been secured see below.
- Staff changes - A NSP 2 Coordinator was hired this cycle, with responsibilities that include monitoring activities of consortium members and developers.
- Section 3 Compliance- Expanding Construction Training Opportunities & City, CRA and Housing Authority of Camden (HACC) collaborative efforts continue to develop strategies for engaging local workforce development providers and connecting Section 3 eligible workers and contractors to the NSP 2 grant funded activities. Most recently, CRA and HACC, under a Shared Services Agreement, will implement a construction mentoring training program. Eligible participants are graduates of the HACC's ARRA funded YouthBuild program and will be matched with NSP 2 funded construction projects. CRA will provide up to 8 participants with a minimum wage stipend, and YouthBuild will continue to provide supportive services.
- Real Estate Asset Management Program (RAMP) - CRA's Real Estate Asset Management Program (RAMP) Policy and Procedures Manual (governing both existing CRA owned and NSP 2 acquired properties that will be land banked) is in final form. Work on the CRA website is progressing, and is now scheduled to be completed at end of third quarter. As part of an effort to secure and verify land use and occupancy data as to more than 34,000 parcels in Camden, CRA staff participated in completing field surveys (with the City's Building Bureau inspectors) for NSP 2 target areas - North Camden (6007 and 6008) and Cooper Plaza (6003).
- Leverage Funds: March 2011- a 40-unit Tax Credit Rental Project (\$14MM TDC/ \$3MM NSP 2 grant funds), which financing closed, is currently under construction. Financing for Camden Rehab 2 will be closed in August (\$ 4MM / \$480,000 NSP 2 Funds). Cooper's Hill Phase 1A construction/subsidy financing is completed and closing scheduled for September 2011 (State CHOICE Program Funds). Tres Esquinas is fully funded having received State and City HOME funds, State Neighborhood Revitalization Tax Credit funds (\$2.5MM TDC/ \$435,000 NSP 2 funds).
- NSP 2 Predevelopment Loan Fund & CRA board approved Guidelines for the Fund at its June Meeting. NSP 2 funded pre-construction loans are being structured for at least 2 development projects. (LSM-North Camden and CHCDC & Cooper Plaza).
- Evaluation NSP2 Grant: The Reinvestment Fund (TRF) has provided CRA w/all baseline data for CRA's NSP 2 activities and a model for tracking, and evaluation the impact of NSP2 on project area market conditions. A mid-year analysis is also complete. CRA seek to include HACC in this evaluation of the NSP 2 work in Camden. TRF continues its discussions w/HACC so that an evaluation model based upon HACC's NSP2 grant may be developed & now September/October 2011.

Reporting Requirements:

- Submitted 1st Qtr. 2011 Federal Reporting.gov Report
- Submitted 1st Qtr. 2011 DRGR Quarterly Report

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
A100, Administration	\$151,427.27	\$1,192,689.00	\$298,629.41
Cancelled100, Cancelled Activities	\$0.00	\$0.00	\$0.00
D100, Demolition	\$0.00	\$310,000.00	\$0.00
FM100, Financial Mechanisms	\$0.00	\$350,000.00	\$0.00
HC100, Housing Counseling	\$0.00	\$75,000.00	\$0.00
LB100, Land Banking	\$0.00	\$2,370,000.00	\$0.00



Reh100, Purchase & rehab residential properties that have been

\$1,850,511.14

\$7,629,198.00

\$1,850,511.14



Activities

Grantee Activity Number:	A101
Activity Title:	CRA Administration

Activity Category:

Administration

Project Number:

A100

Projected Start Date:

02/12/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,092,689.00
Total Budget	\$0.00	\$1,092,689.00
Total Obligated	\$0.00	\$992,689.00
Total Funds Drawdown	\$151,427.27	\$298,629.41
Program Funds Drawdown	\$151,427.27	\$298,629.41
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$79,372.71
Camden Redevelopment Agency	\$0.00	\$79,372.71
Match Contributed	\$0.00	\$0.00

Activity Description:

General Administrative includes, but is not limited to general program oversight, developing forms, and procedures for carrying out the program, reporting, and monitoring. This also includes eligible general administrative costs for all Consortium Members under NSP 2 in accord with executed Consortium Agreements. Gather and analyze data to assess the impact of NSP investment activities in 7 targeted Census Tracts, building a systematic approach to collecting data and developing metrics to evaluate outcomes. This also involves monitoring and evaluating qualitative and quantitative market data for the overall program. Baseline assessment for overall NSP 2 program and delivery of (5) quarterly bi-annual assessments.

Location Description:

Seven census tracts; 6002, 6003, 6007, 6008, 6011.02, 6012, 6013

Activity Progress Narrative:

- Environmental Review Records & Project Specific and Tiered Environmental Reviews in Census Tracts 6007, 6008 (North Camden) and 6003 (Cooper/Lanning) are ongoing. Two (2) Project Specific Reviews and 1 Tier Environmental review for the Lanning Square (Census Tract 6003) were submitted to HUD for review in April 2011, and we are waiting HUD clearance. Two approvals have been secured see below.
- Staff changes - A NSP 2 Coordinator was hired this cycle, with responsibilities that include monitoring activities of consortium members and developers.
- Section 3 Compliance- Expanding Construction Training Opportunities & City, CRA and Housing Authority of Camden



(HACC) collaborative efforts continue for developing strategies for engaging local workforce development providers and connecting Section 3 eligible workers and contractors to the NSP 2 grant funded activities. Most recently, CRA and HACC, under a Shared Services Agreement, will implement a construction mentoring training program. Eligible participants are graduates of the HACC's ARRA funded YouthBuild program and will be matched with NSP 2 funded construction projects. CRA will provide up to 18 participants with a minimum wage stipend, and YouthBuild will continue to provide supportive services.

· Real Estate Asset Management Program (RAMP) - CRA's Real Estate Asset Management Program (RAMP) Policy and Procedures Manual (governing both existing CRA owned and NSP 2 acquired properties that will be land banked) is in final form. Work on the CRA website is progressing, and is now scheduled to be completed at end of third quarter. As part of an effort to secure and verify land use and occupancy data as to more than 34,000 parcels in Camden, CRA staff participated in completing field surveys (with the City's Building Bureau inspectors) for NSP 2 target areas - North Camden (6007 and 6008) and Cooper Plaza (6003).

· NSP 2 Predevelopment Loan Fund - CRA board approved Guidelines for the Fund at its June Meeting. NSP 2 funded pre-construction loans are being structured for at least 2 development projects. (LSM-North Camden and CHCDC - Cooper Plaza).

· Evaluation NSP2 Grant: The Reinvestment Fund (TRF) and CRA seek to include HACC in this evaluation of the NSP 2 work in Camden. TRF continues its discussions w/HACC so that an evaluation model based upon HACC's NSP2 grant may be developed - now September/October 2011.

· Leverage Funds: March 2011- a 40-unit Tax Credit Rental Project (\$14MM TDC/ \$3MM NSP 2 grant funds), which financing closed, is currently under construction. Financing for Camden Rehab 2 will be closed in August (\$ 4MM / \$480,000 NSP 2 Funds). Cooper's Hill Phase 1A construction/subsidy financing is completed and closing scheduled for September 2011 (State CHOICE Program Funds). Tres Esquinas is fully funded having received State and City HOME funds, State Neighborhood Revitalization Tax Credit funds (\$2.5MM TDC/ \$435,000 NSP 2 funds).

- Submitted 1st Qtr. 2011 Federal Reporting.gov Report
- Submitted 1st Qtr. 2011 DRGR Quarterly Report

Finance-NSP2 funds - 8 draw downs totaling of \$2,023,613.29.

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: A102

Activity Title: Housing Counseling Program Delivery

Activity Category:

Administration

Activity Status:

Planned

Project Number:

A100

Project Title:

Administration

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

N/A

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

Camden Lutheran Housing Corporation

Overall

	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$100,000.00
Total Budget	\$0.00	\$100,000.00
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
Camden Lutheran Housing Corporation	\$0.00	\$0.00
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Includes but is not limited to oversight of counseling services, reporting, and monitoring

Location Description:

Seven census tracts; 6002, 6003, 6007, 6008, 6011.02, 6012, 6013

Activity Progress Narrative:

CRA is working with City of Camden and its Housing Services Department to leverage funds for direct loans to buyers (soft seconds) as a marketing incentive for the sale of units in NSP 2 target geographies to qualified NSP2 purchasers.

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: D101

Activity Title: Demolition Cooper Plaza

Activity Category:

Clearance and Demolition

Activity Status:

Planned

Project Number:

D100

Project Title:

Demolition

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Area Benefit (Survey)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

City of Camden

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$310,000.00
Total Budget	\$0.00	\$310,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
City of Camden	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Demolition of blighted and unsafe CRA owned properties to be placed in the landbank.

Location Description:

Camden, NJ Census tracts 6003, 6007, 6008
proposed beneficiaries source: Policymap Census and Nielsen data year 2000

Activity Progress Narrative:

CRA staff is working through several issues for demolition of structures, and will have at least 10 vacant blighted structures within redevelopment areas demolished by end of 4rd quarter 2011. Some of these issues include:

- Identification of Structures &ndash CRA owned and foreclosures acquired through the TLFC (a State entity that held a tax lien portfolio on property located in City of Camden).
- Two Different Tracks &ndash a) demolition management by CRA; b) demolition Management by City of Camden. Note: Under State Statutes, CRA does not have police powers to directly demolish structures that are privately owned. Result: Shared Services Agreement with City of Camden for demolition activity in connection with privately owned structures.
- Other procedures include, ownership verification; demolition bid specifications for structures identified as eligible; RFQ Process and Timing; Pricing Solicitation, Timing; CRA Board Approvals (contractor/shared services agreement w/City). And, finally, demolition contract administration either through the City or CRA



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/10
# of Public Facilities	0	0/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/10
# of Singlefamily Units	0	0/10

Beneficiaries Performance Measures

	Beneficiaries - Area Benefit Survey Method			
	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	0
# of Persons	1133	3399	4532	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:	FM101
Activity Title:	Closing Cost Assistance

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

FM100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Planned

Project Title:

Financial Mechanisms

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

The Reinvestment Fund

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$350,000.00
Total Budget	\$0.00	\$350,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
The Reinvestment Fund	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

NSP2 funds will be used for direct financial closing cost assistance to qualified purchasers of NSP2 properties developed under the CRA's NSP2 program.

Location Description:

This service will benefit persons seeking to purchase homes with NSP 2 funds in the following Census Tracts;

1. 6002
2. 6003
3. 6007
4. 6008
5. 6011.02
6. 6012
7. 6013

Activity Progress Narrative:

SJCS in July 2011 was certified as a HUD counseling agency. SJCS will be providing 8 hours of pre-purchase homebuyer education workshops; pre-purchase one-on-one counseling; and home maintenance training. SJCS will provide homebuyer education for all prospective buyers of NSP 2 funded homeownership projects. CRA will provide soft second loans up to \$10,000 for NSP 2 eligible households at 80% or less AMI, and \$5,000 for households qualified up to 120% AMI.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/55

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/55	0/0	0/55	0
# Owner Households	0	0	0	0/55	0/0	0/55	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number: LB102

Activity Title: Cooper Plaza Greening

Activity Category:

Disposition

Activity Status:

Planned

Project Number:

LB100

Project Title:

Land Banking

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Area Benefit (Survey)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Greater Camden Partnership

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$400,000.00
Total Budget	\$0.00	\$400,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Greater Camden Partnership	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Maintenance of landbank structures and lots, including greening, seeding, cleaning, securing of properties sited in Census Tract 6003.

Note: Source Data - Projected # of persons benefitting; Policymap and Census Data Year 2000.

Location Description:

Activity to be undertaken in Census Tract 6003 - Cooper Plaza/Lanning Square

Note: Source Data - Projected # of persons benefitting; Policymap and Census Data Year 2000.

Activity Progress Narrative:

Development Construction - In April, the GCP began the process of soliciting qualification summaries and proposals for both the work plan for Landscape Construction and the work plan for Continued Maintenance and Landscaping for Existing Lots and Structures for the cleaning, greening and maintenance of the 81 vacant and abandoned properties identified by the CRA. Landscape Construction RFQs were publically advertised. Submissions from two vendors were reviewed and based on established selection criteria, proposals were solicited from both vendors. Proposals were due on May 20, 2011. Proposals were submitted by Elite Landscaping and Waters and Bugbee General Contractors. The two proposals were scored by GCP staff. Proposals were scored on technical completeness, proposed project methodology, key personnel and knowledge of local conditions.

It was clear that Elite Landscaping best understood and was very capable of completing the Scope of Work in a timely and cost effective manner. Elite visited each site and prepared an improvement plan for each lot, including the amount of fencing needed and tree planting plan. They have successfully completed this type of work in the past and are ready to move ahead quickly on these lots. The cost proposal per lot ranged from \$200.00 - \$2,100, depending on the condition of the lot.



Waters and Bugbee submitted a very complete package in terms of concept but the proposal did not reflect that any site visits had been made or any knowledge of local conditions. GCP staff spoke with Waters & Bugbee to request a cost proposal as an addendum to their submission, with a general scope of clearing, installation of 1 tree and 25' of fencing for each lot. The cost proposal per lot was \$10,520.00.

Accomplishments Performance Measures

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

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Permanent Jobs Created	0	0	0	0/0	0/0	0/25	0.00

Beneficiaries - Area Benefit Survey Method

	Low	Mod	Total	Low/Mod%
# of Persons	1133	3399	4532	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: LB103

Activity Title: North Camden Greening

Activity Category:

Disposition

Activity Status:

Planned

Project Number:

LB100

Project Title:

Land Banking

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Area Benefit (Census)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Camden Redevelopment Agency

Overall

	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$200,000.00
Total Budget	\$0.00	\$200,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Maintenance of landbank property; including vacant lot stabilization, lot greening, seeding, cleaning, and securing properties (board-ups) predominately in Census Tracts 6007 and 6008.

Location Description:

Activity will be carried out in Census Tracts 6007 and 6008.

of persons benefitting projection source: Policymap Census and Nielsen data year 2000

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/50



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Permanent Jobs Created	0	0	0	0/0	0/0	0/15	0.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: Reh101
Activity Title: 3 Corners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Lutheran Housing Corporation

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$217,500.00
Total Budget	\$0.00	\$217,500.00
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
Camden Lutheran Housing Corporation	\$0.00	\$0.00
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab/reconstruction of 5 units of for-sale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, report on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate report within larger NSP 2 reporting requirements.

Location Description:

Located in the City of Camden, NJ Census tract 6007

Activity Progress Narrative:

Tres Esquinas 2nd Qtr 2011 Project Activities

- On April 12, 2011 Camden City Council adopted Ordinance, vacating an alley on Block 38, which is necessary for implementing the site plan.
- ERR Status: 3 Corners (Tres Esquinas) Project &ndash Census Tract: 6007, submitted for HUD review and approval 4/20/2011. HUD clearance secured July 25, 2011.
- TDC \$2,549,710.00 / \$254,671 per unit.
- State HOME grant agreement executed in July 2011 - \$930,480.
- City HOME grant agreement executed in July 2011 - \$108,765.
- State NRTC Funds &ndash Commitment in July 2011 - \$487,430.
- Camden Empowerment Zone Funds in July 2011- \$22,735.
- TRF or PNC Bank Construction Loan in August 2011- \$600,000.



- Closing on Financing scheduled for September/October 2011, and Reports timely submitted and NP updated project schedule, and development budgets

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/5
#Energy Star Replacement Windows	0	0/40
#Additional Attic/Roof Insulation	0	0/0
#High efficiency heating plants	0	0/0
#Efficient AC added/replaced	0	0/5
#Replaced thermostats	0	0/5
#Replaced hot water heaters	0	0/5
#Light Fixtures (indoors) replaced	0	0/50
#Light fixtures (outdoors) replaced	0	0/10
#Refrigerators replaced	0	0/5
#Clothes washers replaced	0	0/0
#Dishwashers replaced	0	0/5
#Units with solar panels	0	0/0
#Low flow toilets	0	0/10
#Low flow showerheads	0	0/5
#Units with bus/rail access	0	0/5
#Units exceeding Energy Star	0	0/5
#Sites re-used	0	0/5
#Units deconstructed	0	0/0
#Units & other green	0	0/5
# ELI Households (0-30% AMI)	0	0/0

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh102
Activity Title: 3 Corners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Lutheran Housing Corporation

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$217,500.00
Total Budget	\$0.00	\$217,500.00
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
Camden Lutheran Housing Corporation	\$0.00	\$0.00
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab/reconstruction of 5 units of forsale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, report on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project is located in Camden, NJ in Census Tract 6007.

Activity Progress Narrative:

Tres Esquinas 2nd Qtr 2011 Project Activities

- On April 12, 2011 Camden City Council adopted Ordinance, vacating an alley on Block 38, which is necessary for implementing the site plan.
- ERR Status: 3 Corners (Tres Esquinas) Project &ndash Census Tract: 6007, submitted for HUD review and approval 4/20/2011. HUD clearance secured July 25, 2011.
- TDC \$2,549,710.00 / \$254,671 per unit.
- State HOME grant agreement executed in July 2011 - \$930,480.
- City HOME grant agreement executed in July 2011 - \$108,765.
- State NRTC Funds &ndash Commitment in July 2011 - \$487,430.
- Camden Empowerment Zone Funds in July 2011- \$22,735.
- TRF or PNC Bank Construction Loan in August 2011- \$600,000.



- Closing on Financing scheduled for September/October 2011, and Reports timely submitted and NP updated project schedule, and development budgets

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Properties		0		0/5
#Energy Star Replacement Windows		0		0/40
#Additional Attic/Roof Insulation		0		0/0
#High efficiency heating plants		0		0/0
#Efficient AC added/replaced		0		0/5
#Replaced thermostats		0		0/5
#Replaced hot water heaters		0		0/5
#Light Fixtures (indoors) replaced		0		0/50
#Light fixtures (outdoors) replaced		0		0/10
#Refrigerators replaced		0		0/5
#Clothes washers replaced		0		0/0
#Dishwashers replaced		0		0/5
#Units with solar panels		0		0/0
#Low flow toilets		0		0/10
#Low flow showerheads		0		0/5
#Units with bus/rail access		0		0/5
#Units exceeding Energy Star		0		0/5
#Sites re-used		0		0/5
#Units deconstructed		0		0/0
#Units & other green		0		0/5

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh103

Activity Title: Nueva Vida 2

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Planned

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Cramer Hill Community Hill Development Corp

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$48,750.00
Total Budget	\$0.00	\$48,750.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Cramer Hill Community Hill Development Corp	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Purchase and rehab/reconstruction of 1 housing unit for resale. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, report on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate report within larger NSP 2 reporting requirements,

Location Description:

Project located in Census Tract 6003.

Activity Progress Narrative:

LSM (Lutheran Social Ministries) Project- Census Tract: 6007 & 6008 is awaiting NEPA review approval to move forward.). ERR submitted for HUD approval 4/20/2011. (Demolition/reconstruction/ rental- 4 Units).

Activities completed to date:

1. Selected contractor to perform demolition of 2 units on York St. CAI Builder&rsquos a registered small business will be the contractor.
2. Finalized development budget, solicited by RFP for architect and contractor for reconstruction of (2) units on Byron and N. 10th Street.
3. City HOME Funds committed to Project in July 2011- \$256,445.00. Reports timely submitted.



Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		0/1	
#Energy Star Replacement Windows	0		0/10	
#Additional Attic/Roof Insulation	0		0/0	
#High efficiency heating plants	0		0/0	
#Efficient AC added/replaced	0		0/1	
#Replaced thermostats	0		0/1	
#Replaced hot water heaters	0		0/1	
#Light Fixtures (indoors) replaced	0		0/10	
#Light fixtures (outdoors) replaced	0		0/2	
#Refrigerators replaced	0		0/1	
#Clothes washers replaced	0		0/0	
#Dishwashers replaced	0		0/1	
#Units with solar panels	0		0/0	
#Low flow toilets	0		0/2	
#Low flow showerheads	0		0/1	
#Units with bus/rail access	0		0/1	
#Units exceeding Energy Star	0		0/1	
#Sites re-used	0		0/1	
#Units deconstructed	0		0/0	
#Units & other green	0		0/1	
# ELI Households (0-30% AMI)	0		0/0	

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh104

Activity Title: Nueva Vida 2

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Planned

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Cramer Hill Community Hill Development Corp

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$146,250.00
Total Budget	\$0.00	\$146,250.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Cramer Hill Community Hill Development Corp	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab/reconstruction of 3 housing units. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project is located in Camden, NJ in census tract 6003.

Activity Progress Narrative:

Five parcels identified within Census Tract 6003 (Cooper/Lanning), and all properties deemed suitable for residential redevelopment. We are awaiting Part 50 clearance to proceed (Submitted in April 2011). Five (5) vacant lots for residential use as 4 new construction single family dwellings, and once completed, properties will be sold to NSP 2 qualified purchasers.

Update on Project Site:

1. Site Control: Amendment to Consortium Agreement, indicating agreement for the sale/purchase of 5 properties from CRA. Redeveloper designation for Cooper Plaza August 2011.
2. NEPA review - TLFC Land Bank Properties &ndash Census Tract: 6003 - 60 Properties - Submitted for HUD approval 4/20/2011. There are 5 properties identified by Cramer Hill CDC, and site approved by CRA, that are included within the batch of 60 properties under TLFC.
3. Predevelopment Loan Fund approved by CRA board in May 2011 for up to \$150,000 in eligible predevelopment costs. Fund restricted for use by NP Consortium members. This will allow for NSP 2 funds for predevelopment/preconstruction



loans. NP has solicited by RFQ for project team professionals, such as land use attorney, architectural/engineering services, and other services.

4. Preliminary Development Budget(s). Issues as to costs and feasibility delayed moving forward, but NP and CRA have reached a comfort level with numbers.

5. In June 2011, the City committed \$200,000 to project allocated to (1) affordable unit.

6. Project Schedule &ndash Targeted by October/November 2011 for Site Plan and Subdivision approval by Planning Board; December 2011 NSP2 construction loan closing. Spring 2012 construction start.

Reports timely submitted.

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		0/3	
#Energy Star Replacement Windows	0		0/30	
#Additional Attic/Roof Insulation	0		0/0	
#High efficiency heating plants	0		0/0	
#Efficient AC added/replaced	0		0/3	
#Replaced thermostats	0		0/3	
#Replaced hot water heaters	0		0/3	
#Light Fixtures (indoors) replaced	0		0/30	
#Light fixtures (outdoors) replaced	0		0/6	
#Refrigerators replaced	0		0/3	
#Clothes washers replaced	0		0/0	
#Dishwashers replaced	0		0/3	
#Units with solar panels	0		0/0	
#Low flow toilets	0		0/12	
#Low flow showerheads	0		0/3	
#Units with bus/rail access	0		0/3	
#Units exceeding Energy Star	0		0/3	
#Sites re-used	0		0/3	
#Units deconstructed	0		0/0	
#Units & other green	0		0/3	

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		0/3	
# of Singlefamily Units	0		0/3	

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh105

Activity Title: LSM-North Camden

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

LUTHERAN SOCIAL MINISTRIES OF NEW JERSEY, INC

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$391,283.00
Total Budget	\$0.00	\$391,283.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
LUTHERAN SOCIAL MINISTRIES OF NEW JERSEY, INC	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab/reconstruction of 4 units of for-sale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project is located in Camden, NJ in census tracts 6007 & 6008

Activity Progress Narrative:

LSM (Lutheran Social Ministries) Project- Census Tract: 6007 & 6008 is awaiting NEPA review approval to move forward.). ERR submitted for HUD approval 4/20/2011. (Demolition/reconstruction/ rental- 4 Units). Activities completed to date:

- RFP for contractor. Selected contractor to perform demolition of 2 units on York St. CAI Builder&rsquo a registered small business will be the contractor.
 - Finalized development budget, solicited by RFP for architect and contractor for reconstruction of (2) units on Byron and N. 10th Street.
 - City HOME Funds committed to Project in July 2011- \$256,445.00.
- Reports timely submitted.



Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Properties		0		0/4
#Energy Star Replacement Windows		0		0/32
#Additional Attic/Roof Insulation		0		0/4
#High efficiency heating plants		0		0/0
#Efficient AC added/replaced		0		0/4
#Replaced thermostats		0		0/4
#Replaced hot water heaters		0		0/4
#Light Fixtures (indoors) replaced		0		0/40
#Light fixtures (outdoors) replaced		0		0/8
#Refrigerators replaced		0		0/4
#Clothes washers replaced		0		0/0
#Dishwashers replaced		0		0/0
#Units with solar panels		0		0/0
#Low flow toilets		0		0/8
#Low flow showerheads		0		0/4
#Units with bus/rail access		0		0/4
#Units exceeding Energy Star		0		0/4
#Sites re-used		0		0/4
#Units deconstructed		0		0/0
#Units & other green		0		0/4
# ELI Households (0-30% AMI)		0		0/0

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh106

Activity Title: Coopers Hill Phase 1A

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

M & M Development LLC

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$270,000.00
Total Budget	\$0.00	\$270,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
M & M Development LLC	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab/reconstruction of 5 units of for-sale housing. This activity is undertaken by a CRA for-profit partner, and includes homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor contracts and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project will be located in Camden, NJ in census tract 6003

Activity Progress Narrative:

- Financing Update: At its April 2011 board meeting, the NJ HMFA approved a \$2,000,000 CHOICE Program mortgage financing/subsidy commitment for the Coopers Hill Phase 1A project. TDC: 8,791,392
 - NJHMFA/NSP2 closing mortgage/subsidy closing to proceed August/September 2011 with some urgency. Construction start expected by October 2011.
 - Section 3 - Community Outreach Plan received in April 2011.
 - Marketing & Marketing Plan is a deliverable under NSP2. Requested for review.
 - ERR Update - Coopers Hill Phase 1A- Census Tract: 6003
- Submitted for HUD & Project Specific review and approval 4/20/2011; and awaiting approval.



Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Properties		0		0/5
#Energy Star Replacement Windows		0		0/60
#Additional Attic/Roof Insulation		0		0/0
#High efficiency heating plants		0		0/0
#Efficient AC added/replaced		0		0/5
#Replaced thermostats		0		0/5
#Replaced hot water heaters		0		0/5
#Light Fixtures (indoors) replaced		0		0/50
#Light fixtures (outdoors) replaced		0		0/10
#Refrigerators replaced		0		0/0
#Clothes washers replaced		0		0/0
#Dishwashers replaced		0		0/5
#Units with solar panels		0		0/0
#Low flow toilets		0		0/10
#Low flow showerheads		0		0/10
#Units with bus/rail access		0		0/5
#Units exceeding Energy Star		0		0/5
#Sites re-used		0		0/5
#Units deconstructed		0		0/0
#Units & other green		0		0/5
# ELI Households (0-30% AMI)		0		0/0

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh107

Activity Title: Coopers Hill Phase 1A

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

M & M Development LLC

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,350,000.00
Total Budget	\$0.00	\$1,350,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
M & M Development LLC	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab/reconstruction of 25 units of forsale housing. This activity is undertaken by a CRA for-profit partner, and includes homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor contracts and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project will be located in Camden, NJ in census tract 6003.

Activity Progress Narrative:

- Financing Update: At its April 2011 board meeting, the NJ HMFA approved a \$2,000,000 CHOICE Program mortgage financing/subsidy commitment for the Coopers Hill Phase 1A project. TDC: 8,791,392
 - NJHMFA/NSP2 closing mortgage/subsidy closing to proceed August/September 2011 with some urgency. Construction start expected by October 2011.
 - Section 3 - Community Outreach Plan received in April 2011.
 - Marketing & Marketing Plan is a deliverable under NSP2. Requested for review.
 - ERR Update - Coopers Hill Phase 1A- Census Tract: 6003
- Submitted for HUD & Project Specific review and approval 4/20/2011; and awaiting approval.



Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Properties		0		0/25
#Energy Star Replacement Windows		0		0/400
#Additional Attic/Roof Insulation		0		0/0
#High efficiency heating plants		0		0/0
#Efficient AC added/replaced		0		0/25
#Replaced thermostats		0		0/25
#Replaced hot water heaters		0		0/25
#Light Fixtures (indoors) replaced		0		0/250
#Light fixtures (outdoors) replaced		0		0/50
#Refrigerators replaced		0		0/0
#Clothes washers replaced		0		0/0
#Dishwashers replaced		0		0/25
#Units with solar panels		0		0/0
#Low flow toilets		0		0/50
#Low flow showerheads		0		0/50
#Units with bus/rail access		0		0/25
#Units exceeding Energy Star		0		0/25
#Sites re-used		0		0/25
#Units deconstructed		0		0/0
#Units & other green		0		0/25

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Housing Units		0		0/25
# of Singlefamily Units		0		0/25

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	0/25	0/25	0
# Owner Households	0	0	0	0/0	0/25	0/25	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh108

Activity Title: Camden Rehab 2

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Josephs Carpenters Society

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$425,000.00
Total Budget	\$0.00	\$425,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
St. Josephs Carpenters Society	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab of 10 units of forsale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project will be located in Camden NJ in census tract 6003

Activity Progress Narrative:

- SJCS (St. Josephs Carpenters Society) hired Felix Torres Colon as Director of Operations in May. Mr. Torres came to the organization with a 25 year history in community development: most recently as the executive director of Neighborhood Housing Services of Baltimore. Mr. Torres is working on various aspects of the NSP project.
 - The organization met the majority of closing requirements for the CHOICE loan this quarter. Closing is scheduled for August 2011. Construction start thereafter.
 - SJCS received a loan commitment from Community Lending Initiative for NSP project.
 - Plans and specifications were completed for 13 out of 20 units.
 - SJCS applied and was certified as a HUD counseling agency.
 - SJCS has begun marketing for the units.
 - CRA has approved a \$5000 settlement grant and an addition \$5000 may be available from the City of Camden under its First Time Homebuyer Program.



Reports timely received.

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Properties		0		0/10
#Energy Star Replacement Windows		0		0/100
#Additional Attic/Roof Insulation		0		0/0
#High efficiency heating plants		0		0/0
#Efficient AC added/replaced		0		0/10
#Replaced thermostats		0		0/10
#Replaced hot water heaters		0		0/10
#Light Fixtures (indoors) replaced		0		0/100
#Light fixtures (outdoors) replaced		0		0/20
#Refrigerators replaced		0		0/10
#Clothes washers replaced		0		0/0
#Dishwashers replaced		0		0/10
#Units with solar panels		0		0/0
#Low flow toilets		0		0/20
#Low flow showerheads		0		0/20
#Units with bus/rail access		0		0/10
#Units exceeding Energy Star		0		0/10
#Sites re-used		0		0/10
#Units deconstructed		0		0/0
#Units & other green		0		0/10

	This Report Period		Cumulative Actual Total / Expected	
		Total		Total
# of Housing Units		0		0/10
# of Singlefamily Units		0		0/10

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	0/10	0/10	0
# Owner Households	0	0	0	0/0	0/10	0/10	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh109

Activity Title: Camden Rehab 2

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

VOADV Property Inc

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$195,000.00
Total Budget	\$0.00	\$195,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
VOADV Property Inc	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab of 4 units of for-sale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project will be located in Camden, NJ in census tract 6003.

Activity Progress Narrative:

- SJCS (St. Josephs Carpenters Society) hired Felix Torres Colon as Director of Operations in May. Mr. Torres came to the organization with a 25 year history in community development: most recently as the executive director of Neighborhood Housing Services of Baltimore. Mr. Torres is working on various aspects of the NSP project.
 - The organization met the majority of closing requirements for the CHOICE loan this quarter. Closing is scheduled for August 2011. Construction start thereafter.
 - SJCS received a loan commitment from Community Lending Initiative for NSP project.
 - Plans and specifications were completed for 13 out of 20 units.
 - SJCS applied and was certified as a HUD counseling agency.
 - SJCS has begun marketing for the units.
 - CRA has approved a \$5000 settlement grant and an addition \$5000 may be available from the City of Camden under its First Time Homebuyer Program.



Reports timely received.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/4
#Energy Star Replacement Windows	0	0/32
#Additional Attic/Roof Insulation	0	0/0
#High efficiency heating plants	0	0/0
#Efficient AC added/replaced	0	0/4
#Replaced thermostats	0	0/4
#Replaced hot water heaters	0	0/4
#Light Fixtures (indoors) replaced	0	0/40
#Light fixtures (outdoors) replaced	0	0/8
#Refrigerators replaced	0	0/4
#Clothes washers replaced	0	0/0
#Dishwashers replaced	0	0/4
#Units with solar panels	0	0/0
#Low flow toilets	0	0/8
#Low flow showerheads	0	0/8
#Units with bus/rail access	0	0/4
#Units exceeding Energy Star	0	0/4
#Sites re-used	0	0/4
#Units deconstructed	0	0/0
#Units & other green	0	0/4
# ELI Households (0-30% AMI)	0	0/0

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh110

Activity Title: REO's

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Planned

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$150,000.00
Total Budget	\$0.00	\$150,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Rehab of 5 units of for-sale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

This project will be located in Camden, NJ in census tracts 6011.02, 6012, 6013.

Activity Progress Narrative:

CRA will be seeking TA from HUD in the 3rd quarter to design a program (of best practices) for acquisition and moderate rehab of REO Properties. After program design is complete, CRA will issue a RFQ, and then, seek pricing and proposals for the work.

In April 2011, CRA enrolled in the First Look Program and will be working with the NJ Community Capital and the National Stabilization Trust as a means to identify and acquire REO- eligible properties in Census Tracts 6011.02 (Rosedale), 6012 (Stockton), and 6013 (Marlton) in the second quarter 2011. Of the 5 properties listed by the NST none were within the NSP 2 priority area.

Accomplishments Performance Measures

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



#Energy Star Replacement Windows	0	0/40
#High efficiency heating plants	0	0/0
#Efficient AC added/replaced	0	0/5
#Replaced thermostats	0	0/5
#Replaced hot water heaters	0	0/5
#Light Fixtures (indoors) replaced	0	0/50
#Light fixtures (outdoors) replaced	0	0/10
#Refrigerators replaced	0	0/5
#Clothes washers replaced	0	0/0
#Dishwashers replaced	0	0/5
#Units with solar panels	0	0/0
#Low flow toilets	0	0/10
#Low flow showerheads	0	0/5
#Units with bus/rail access	0	0/5
#Units exceeding Energy Star	0	0/5
#Sites re-used	0	0/5
#Units deconstructed	0	0/0
#Units & other green	0	0/5

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: Reh111

Activity Title: LIHTC

Activity Category:

Construction of new housing

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

Overall

	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$3,000,000.00
Total Budget	\$0.00	\$3,000,000.00
Total Obligated	\$2,500,000.00	\$2,500,000.00
Total Funds Drawdown	\$1,850,511.14	\$1,850,511.14
Program Funds Drawdown	\$1,850,511.14	\$1,850,511.14
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$0.00
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

New Construction of 40 units of multifamily rental housing, which w/be leveraged with proceeds from the sale of Low Income Housing Tax Credits. A 10 unit set aside will be made available to homeless veterans. Project site is the reuse of vacant, blighted City owned property. The developer entity is a partnership between Ingerman Affordable Housing (a for profit) and Respond, Inc., a local non-profit. CRA will monitor contracts, review development activity, and administer grant/loan to projects, ensure developer compliance with Section 3 and Davis Bacon, and NSP 2 reporting requirements.

Location Description:

This project will be located in Camden, NJ. Census Tract 6008 in the North Camden neighborhood.

Activity Progress Narrative:

1. Meadows @ Pyne Poynt Project - Census Tract 6008 - 40 Units Multifamily &ndash Tax Credit Project
 - HUD Clearance - approved Project Specific Review 2/17/2011.
 - Development Construction update:
 - Construction started on March 14, 2011. Finish Date: 03/30/2012
 - Contract Days: 381 Days Elapsed: 107
 - % of Time Elapsed: 28.08%
 - % of Work Complete: 35.18%Reports timely submitted.



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
#Units with solar panels	0	0/0
#Low flow toilets	0	0/40
#Low flow showerheads	0	0/40
#Units with bus/rail access	0	0/40
#Units exceeding Energy Star	0	0/40
#Sites re-used	0	0/1
#Units \geq other green	0	0/40
# ELI Households (0-30% AMI)	0	0/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/40
# of Multifamily Units	0	0/40

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Households	0	0	0	0/40	0/0	0/40	0
# Renter Households	0	0	0	0/40	0/0	0/40	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number:	Reh112
Activity Title:	Direct Loan & Grant Program Delivery & other costs

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have been

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

Overall	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$1,109,915.00
Total Budget	\$0.00	\$1,109,915.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

NSP 2 program for rehabilitation/reconstruction and new construction of 95 housing units. CRA along with its non-profit Consortium Members and two for profit partners will implement the development projects. CRA will manage, monitor, and review contracts for compliance with NSP 2 grant, implementation of the work, for Section 3 and Davis Bacon, review and approval of invoices for work completed. CRA will request, compile, and complete quarterly reports, and submit reports for the NSP 2 grant. CRA will work with TRF to establish underwriting guidelines for grants and loans to develop NSP2 properties. TRF will participate in lending as well. This collaboration adds value to CRA's capacity to underwrite grants and loans for housing projects and is strengthened by TRF's existing lending experience.

Location Description:

These program delivery costs will be generated by activities located in all seven census tracts: 6002, 6003, 6007, 6008, 6001.02, 6012, 6013

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
#Low flow showerheads	0	0/0



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

Beneficiaries Performance Measures

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

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: Reh113
Activity Title: Housing Counseling-SJCS &NHS

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Planned

Project Number:

Reh100

Project Title:

Purchase & rehab residential properties that have been

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Camden Redevelopment Agency

Overall

	Apr 1 thru Jun 30, 2011	To Date
Total Projected Budget from All Sources	N/A	\$108,000.00
Total Budget	\$0.00	\$108,000.00
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
Camden Redevelopment Agency	\$0.00	\$0.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Contracted services with the City of Camden, Office of Housing Services to monitor the quality of the comprehensive homebuyer counseling programs that will be administered by Neighborhood Housing Services and St. Joseph's Carpenter Society's, and to provide referral services for prospective homebuyers interested in the purchase of NPS 2 properties.

Location Description:

This activity will occur for each of the seven census tracts; 6002, 6003, 6007, 6008, 6011.02, 6012, 6013

Activity Progress Narrative:

SJCS as of July 2011 is a HUD certified Counseling Agency.

Accomplishments Performance Measures

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



Beneficiaries Performance Measures

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

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	

