

Action Plan

Grantee: Healthy Neighborhoods Inc.

Grant: B-09-CN-MD-0011

| | |
|------------------------|--------------------------------|
| Grant Amount: | \$ 26,092,880.00 |
| Status: | Modified - Resubmit When Ready |
| Estimated PI/RL | \$ 10,000,000.00 |
| Total Budget: | \$ 36,092,880.00 |

Funding Sources

| Funding Source | Funding Type |
|----------------|---------------------|
| NSP2 | Other Federal Funds |

Narratives

Executive Summary:

The purpose of the Healthy Neighborhoods, Inc. Neighborhood Stabilization Program 2 (NSP2) Grant of \$26,092,880 is to acquire and redevelop 349 units of residential foreclosed, abandoned, or vacant properties in designated neighborhoods in Baltimore, Maryland. The properties predominately are for income eligible homeowners and a small number of units may be developed for renters. A minimum of 25%, \$6,523,220 of the funds, is for foreclosed and abandoned properties developed for households whose incomes are at or below 50% of the area median income (AMI). The remaining funds are for foreclosed, abandoned, or vacant houses targeted for households whose incomes are at or below 120% AMI. The award was received on February 11, 2010 and half of the funds must be expended within two years and the balance totally expended within three years.

Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant, along with five other participants: three non profit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; and St. Ambrose Housing Aid Center, Inc.; Telesis Baltimore Corporation, a for profit development partner; and the City of Baltimore's Department of Housing and Community Development. Additional development partners may be added if needed.

Seven neighborhoods encompassing 12 census tracts were selected for housing development activity. Each member is concentrating in particular target areas with a number of properties for completion. Druid Heights Community Development Corporation, Inc. is in the Reservoir Hill community in census tracts 1301 and 1302 and is acquiring and rehabilitating 32 units of housing for homeowners or renters. Habitat for Humanity of the Chesapeake, Inc. is in the Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602 and is developing 75 houses for sale to eligible buyers. St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling 148 houses to homeowners in the neighborhoods of Belair Edison in census tracts 80101, 260202, 260301, and 260302; Ednor Gardens in census tract 903; and in Better Waverly and Coldstream Homestead Montebello overlapping census tracts 905 and 906. Telesis Baltimore Corporation is acquiring, rehabilitating, and selling to eligible homeowners 33 houses in the Barclay/Old Goucher neighborhoods in census tract 1204. Individual homebuyers are purchasing 36 foreclosed, abandoned, or vacant one to four unit residential properties in the designated census tracts. The house must be their primary residency upon completion. Healthy Neighborhoods is coordinating this direct purchase program. All properties are being purchased at a discount of 1% below the current "market value. Most properties will need NSP2 funds to subsidize development. The amount of subsidy varies by property depending on condition and funds needed to meet all local building codes and program requirements including the addition of "green" features where feasible. Homeowners also have access to \$6,000 for closing cost assistance. The closing cost assistance is a noninterest bearing loan declining in equal increments over five years. For homeownership units, the subsidy for principal reduction combined with closing cost assistance remains as a noninterest loan declining in equal increments five years if the total subsidy is less than \$15,000; over ten years if between \$15,000 and \$40,000; and over 15 years if greater than \$40,000. Long term affordability of any rental housing will be assured by a recorded deed restriction and regulatory agreement requiring the occupancy by low income tenants at or below 50% of area median income for a period of 20 years.

No demolition or land banking is anticipated under this program.

Target Geography:

Activities for the NSP2 grant are targeted for Baltimore City in seven neighborhoods encompassing 12 census tracts: Reservoir Hill in tracts 1301 and 1302; Patterson Park/McElderry Park in tracts 601 and 602; Belair Edison in tracts 80101, 260202, 260301, and 260302; Ednor Gardens in tract 903; Better Waverly and Coldstream Homestead Montebello in tracts 905 and 906; and Barclay/Old Goucher in tract 1204. These seven neighborhoods participate in the Healthy Neighborhoods program employing a strategy to strengthen what are referred to as



the middle neighborhoods through a variety of tools utilized in cooperation with neighborhood based organizations. The NSP neighborhoods were selected because they share certain characteristics of average homeownership rates, scattered physical problems, and vacancies that are not highly concentrated. Many of these neighborhoods were targets for cash out refinances and subprime and aggressive mortgages which all added to the foreclosure crisis. All are suffering from the impact of the slowed economy and the resulting effect on the housing sales market.

Belair Edison is primarily a rowhouse working class community dating back to the 1920's and flanked by some of the city's largest parks. Its modest homes and prices made it perfect target for flipping and predatory lending in the late 1990's. This led to one of the highest number of FHA foreclosures in the country. Belair Edison now is staggering under a second round of foreclosures and declining values.

Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello (CHM) are adjacent and border Clifton Park and its public golf course and Lake Montebello with biking and walking lanes. The neighborhoods have a number of assets including a new Giant supermarket; Johns Hopkins University's satellite campus in the center of the neighborhoods; a full service YMCA; a community built playground; and mixed income senior housing. High cost loans are significant at 43.1% in Ednor Gardens, 57.4% in Better Waverly, and 61.8% in CHM. Foreclosure rates are rising. A vigilant approach to deal with foreclosures and vacant house is necessary to stabilize the market.

Reservoir Hill represents the most dramatic effects of the decline of real estate markets and protracted vacancies. This neighborhood of large, architecturally significant, historic townhouses views the city's largest park and is walking distance to a commuter train line and a local light rail. Many houses were transformed into multifamily units overrun with poverty, crime, and drugs. Many became vacant. In the early 2000's it became one of the hottest real estate markets with millions of dollars of investment. Renovation projects have stalled and sales and values have dropped. Turning abandoned and foreclosed condominium units and single family homes back to productive use will be required to give confidence to the area.

Patterson Park/McElderry Park neighborhood was once an extremely stable lower middle class area of industrial workers and rowhouse homeowners. Though just above the 140 acre Patterson Park and below Johns Hopkins medical institutions, the neighborhood declined. A local housing group acquired 500 homes and renovated them. The collapse of the housing market forced the group into bankruptcy. Other investors face similar circumstances and the market is flooded with inventory. Vacant and abandoned units are the biggest problem for this neighborhood.

Barclay/Old Goucher is a working class community with declining population rates and showing signs of disinvestment. Virtually no current real estate market exists. Signs of recovery surround the community with an emerging arts district to the south, increased homeownership to the north and west, and an approved plan for 300 units in Barclay. It is close to several universities. It is only a short walk to the train station and light rail. Active investment of NSP2 funds will establish and stimulate the market.

Program Approach:

The NSP2 grant is projected to acquire 349 foreclosed or abandoned properties and return them to quality and affordable homeownership or rental units. The primary activity is being conducted by the three nonprofit and one for profit developers who are acquiring and rehabilitating approximately 314 foreclosed and abandoned properties with sale to qualified homebuyers. Properties are being identified by developers in the designated neighborhoods and purchased at a minimum of the required one percent discount from the "as is" appraised value. The properties are being completely renovated and incorporate "green" features. NSP2 funds are being used to fund development costs that exceed the fair market value of the property. Every homebuyer is eligible for \$6,000 in closing cost assistance. Thirty-six additional properties are being purchased and rehabilitated by individuals for their primary residence. NSP2 funds will be used for these homebuyers for repair costs, principal reduction, and/or closing cost assistance.

All homebuyers are required to receive eight hours of homeownership counseling from a HUD certified counseling agency. Several Healthy Neighborhoods community organizations are approved counseling agencies and are assisting in qualifying and verifying homebuyers' eligibility. The Healthy Neighborhood partner organizations also are assisting in marketing properties directly to homebuyers and those houses being developed by the NSP2 team members.

Approximately 17 units of rental housing may be developed in the Reservoir Hill community. Subordinate financing will be the difference between the fair market value and the amount of private mortgage debt which can be obtained for the buildings or units upon completion based on a reasonable rental pro forma assuming occupancy by eligible NSP2 households.

Healthy Neighborhoods is administering the program utilizing the allowable ten percent of NSP2 funds. The administrative costs include the time of staff dedicated to NSP2, Healthy Neighborhoods' staff assisting with aspects of the program, outside consultants and vendors for appropriate services to assure compliance with NSP2 regulations and completion of the grant award. Healthy Neighborhoods is monitoring the performance of the NSP2 team members to assure they are meeting their performance goals. Healthy Neighborhoods will work with the Baltimore City Department of Housing and Community Development in its monitoring of activities and completion of the environmental review of each property.

The NSP2 team is building and expanding upon the work they already are doing in their NSP2 target census tracts to remediate the destabilizing impacts of foreclosures and vacant and abandoned buildings. The team knows the geography, the real estate market, the costs to purchase and renovate, and the buyers or renters to target. The funded work is building on existing partnerships with community based organizations to provide a wide array of services to neighborhood residents.

The intervention is to safeguard gains, create new quality housing opportunities for homeowners and position the communities to fully participate in a revived market when economic recovery occurs. NSP2 dollars are a key component allowing for quality renovations and serving a market where there still is buying interest. Given the compact nature of the neighborhoods and census tracts there is sufficient scale to make a market difference.

While each neighborhood has unique characteristics and market price points, all share many of the same attributes and issues. The strategies proposed are similar with the intended result being fewer vacant and foreclosed properties, reinvigoration of the market through the introduction of new homeowners, and growing confidence from the effects of visible and continued reinvestment.

Consortium Members:

Healthy Neighborhoods' Neighborhood Stabilization Program 2 consists of six participants. Healthy Neighborhoods, Inc, a nonprofit, is the Lead Member of the NSP2 grant and a consortium member. The City of Baltimore's Department of Housing and Community Development is also a consortium member. There are three non profit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; and St. Ambrose Housing Aid Center, Inc.; and a for profit development partner, Telesis Baltimore Corporation. Additional development partners may be added as needed. Healthy Neighborhoods is administering the program utilizing \$2,609,288 in funds to coordinate activities and manage the financial and



compliance aspects of the program. Healthy Neighborhoods is ten years old and partners with 14 local community development groups in 37 neighborhoods to revitalize older Baltimore neighborhoods through rebuilding real estate markets and reestablishing active resident involvement. Seven of the neighborhoods are part of the NSP2 program. Healthy Neighborhoods also is coordinating \$950,000 in funds for the direct purchase program for 36 homebuyers at or below 120% of area median income (AMI) to purchase properties in any of the designated NSP2 census tracts. An additional \$75,000 in funds serves as a loan guarantee for first mortgage loans for eligible NSP2 borrowers through the Healthy Neighborhoods' loan program.

Druid Heights Community Development Corporation, Inc. is acquiring and rehabilitating 32 units of housing for homeowners and renters using \$5,600,000 of NSP2 funds and earned sales proceeds primarily in the Reservoir Hill community: 15 of the units are for sale to individuals or families at or below 120% AMI and \$1,600,000 is for 17 rental units serving households at or below 120% AMI. Druid Heights was established in 1971 and provides homeownership counseling, is rehabilitating vacant houses for sale and for rent, constructed new townhomes for sale, rehabilitated a community center, and developed senior housing.

Habitat for Humanity of the Chesapeake, Inc. is focusing in the Patterson Park and McElderry Park neighborhoods and is developing 75 houses for eligible homeowners using \$5,000,000 of NSP2 funds and sales proceeds: 69 foreclosed or abandoned houses are for homeowners at or below 50% of (AMI) and six foreclosed or abandoned houses are for homeowners at or below 120% of AMI. Habitat is the local affiliate of the international Habitat program and has 28 years of experience renovating homes for low income homeowners throughout the metropolitan area.

St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling to eligible homeowners 148 houses predominantly in the neighborhoods of Belair Edison, Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$5,000,000 and sales proceeds for 146 homeowners at or below 120% of (AMI) and for two homeowners at or below 50% of AMI. St. Ambrose was founded in 1968. In addition to housing development, St. Ambrose offers homeownership counseling, foreclosure prevention counseling and legal services, affordable rental opportunities, and homesharing. Since 2000, it has renovated and sold over 300 foreclosed properties to qualified homebuyers.

Telesis Baltimore Corporation has \$4,300,000 and sales proceeds and is developing 33 houses in the Barclay/Old Goucher neighborhoods for homeowners at or below 120% of AMI. Telesis, which was founded in 1985, is a national development organization that plans, finances, and builds affordable housing. It focuses on large-scale neighborhood redevelopment with a mix of uses including rental, homeownership, commercial, and community facilities. In 2008, Telesis was selected by Baltimore City to redevelop over 300 units in Barclay/Old Goucher. The City of Baltimore's Department of Housing and Community Development is conducting all environmental reviews for all of the housing development under the grant. The Department received NSP1 funding and is familiar with NSP federal requirements.

How to Get Additional Information:

For additional information, please contact:
 Healthy Neighborhoods, Inc.
 >2 East Read Street
 >Baltimore, MD 21202
 www.healthyneighborhoods.org
 Attention: Lisa R. Evans, Senior Program Officer & NSP2
 >Telephone: 410.332.0387, ext. 153
 >levans@healthyneighborhoods.org

Project Summary

| Project # | Project Title | Grantee Activity # | Activity Title |
|-----------------|-------------------------|--------------------------------------|-------------------------|
| 9999 | Restricted Balance | <i>No activities in this project</i> | |
| NSP2-1AD | Administration | NSP2-HN-1AD-000 | Administration |
| NSP2-2AH-050 | Acquisition/Rehab B-050 | NSP2-DH-2AH-050 | Acquisition/Rehab B |
| | | NSP2-HC-2AH-050 | Acquisition/Rehab B |
| | | NSP2-HC-2AH-051 | Acquisition/Rehab B |
| | | NSP2-HN-2AH-050 | Acquisition/Rehab B |
| | | NSP2-SA-2AH-050 | Acquisition/Rehab B |
| | | NSP2-SA-2AH-051 | Acquisition/Rehab B |
| | | NSP2-TB-2AH-051 | Acquisition/Rehab B |
| | | NSP2-WH-2AR-051 | Acq./Rehab/Rental B |
| | | NSP2-3AH-120 | Acquisition/Rehab B-120 |
| NSP2-DH-3AH-121 | Acquisition/Rehab b | | |
| NSP2-EC-3AR-121 | Acq./Rehab./Rental | | |
| NSP2-HC-3AH-120 | Acquisition/Rehab B | | |
| NSP2-HC-3AH-121 | Acquisition/Rehab B | | |
| NSP2-HN-3AH-120 | Acquisition/Rehab B | | |



| | | | |
|----------|------------------------|-----------------|-------------------------|
| | | NSP2-SA-3AH-120 | Acquisition/Rehab B |
| | | NSP2-SA-3AH-121 | Acquisition/Rehab B |
| | | NSP2-TB-3AH-120 | Acquisition/Rehab B |
| | | NSP2-TB-3AH-121 | Acquisition/Rehab B |
| NSP2-5FM | Financing Mechanisms A | NSP2-HN-5FM-120 | Direct Purchase Program |

Activities



Grantee Activity Number: NSP2-DH-2AH-050
Activity Title: Acquisition/Rehab B

Activity Type:

Rehabilitation/reconstruction of residential structures

Activity Status:

Completed

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget: \$ 61,630.18

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 61,630.18

Environmental Assessment:

COMPLETED

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|---------------------|-------|-----|-----|----------|
| # Renter Households | 5 | 5 | | 100.00 |
| # of Households | 5 | 5 | | 100.00 |

Proposed Accomplishments

| | Total |
|------------------------------|-------|
| # of Multifamily Units | 5 |
| # of Housing Units | 5 |
| # ELI Households (0-30% AMI) | 5 |
| # of Properties | 1 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Druid Heights Community Development Corporation, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|---|-------------------|---------------|
| Druid Heights Community Development Corporation, Inc. | Non-Profit | \$ 100,000.00 |

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Description:

NSP2 funds were used to acquire a foreclosed property in designated census tracts for rent to eligible households at or below 50% of area median income. The property was purchased at a discount of 1% below the current "as is" appraised value. Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development were measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future costs and property and renter information will be listed under Performance Measures for Activity NSP2-WH-2AR-051.

The property was sold to another NSP2 Development Partner, the Women's Housing Coalition, Inc. for development of five rental units for households at or below 50% of AMI.





Grantee Activity Number: NSP2-DH-3AH-120
Activity Title: Acquisition/Rehab B

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget: \$ 1,675,000.00

Other Funds Total: \$ 0.00

Environmental Assessment:

UNDERWAY

Total Funds Amount: \$ 1,675,000.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

Owner Households

| | Total | Low | Mod | Low/Mod% |
|--------------------|-------|-----|-----|----------|
| # Owner Households | 5 | | 2 | 40.00 |
| # of Households | 5 | | 2 | 40.00 |

of Households

Proposed Accomplishments

of Singlefamily Units

Total

of Housing Units

of Properties

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Druid Heights Community Development Corporation, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Druid Heights Community Development Corporation, Inc.

Organization Type

Non-Profit

Proposed

\$ 1,675,000.00

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate five properties. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-DH-3AH-121.





Grantee Activity Number: NSP2-DH-3AH-121
Activity Title: Acquisition/Rehab b

Activity Type:
 Rehabilitation/reconstruction of residential structures

Project Number:
 NSP2-3AH-120

Projected Start Date:
 02/11/2010

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Environmental Assessment:
 UNDERWAY

Activity Status:
 Under Way

Project Title:
 Acquisition/Rehab B-120

Projected End Date:
 02/11/2013

Total Budget: \$ 3,000,000.00

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 3,000,000.00

Benefit Report Type:
 Direct (Households)

| Proposed Beneficiaries | Total | Low | Mod | Low/Mod% |
|-------------------------------|--------------|------------|------------|-----------------|
| # Owner Households | 15 | | | 0.00 |
| # of Households | 15 | | | 0.00 |

| Proposed Accomplishments | Total |
|-------------------------------------|--------------|
| # of Singlefamily Units | 15 |
| # of Housing Units | 15 |
| #Units exceeding Energy Star | 5 |
| #Units with bus/rail access | 15 |
| #Low flow showerheads | 10 |
| #Low flow toilets | 10 |
| #Dishwashers replaced | 10 |
| #Clothes washers replaced | 10 |
| #Refrigerators replaced | 10 |
| #Light fixtures (outdoors) replaced | 10 |
| #Light Fixtures (indoors) replaced | 10 |
| #Replaced hot water heaters | 10 |
| #Replaced thermostats | 10 |
| #Efficient AC added/replaced | 10 |
| #High efficiency heating plants | 10 |
| #Additional Attic/Roof Insulation | 10 |
| #Energy Star Replacement Windows | 20 |
| # of Properties | 15 |



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Druid Heights Community Development Corporation, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|---|-------------------|-----------------|
| Druid Heights Community Development Corporation, Inc. | Non-Profit | \$ 3,000,000.00 |

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Description:

This is a continuation of Activity NSP2-DH-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.



Grantee Activity Number: NSP2-EC-3AR-121
Activity Title: Acq./Rehab./Rental

Activity Type:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

06/01/2011

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Environmental Assessment:

COMPLETED

Activity Status:

Completed

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Total Budget:

\$ 10,952.50

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 10,952.50

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

Renter Households

| | Total | Low | Mod | Low/Mod% |
|---------------------|-------|-----|-----|----------|
| # Renter Households | | | | 0.0 |
| # of Households | | | | 0.0 |

of Households

Proposed Accomplishments

of Multifamily Units

of Housing Units

of Properties

Total

1

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Druid Heights Community Development Corporation, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Druid Heights Community Development Corporation, Inc.

Organization Type

Non-Profit

Proposed

\$ 10,952.50

Location Description:

NSP2 funds were used to determine the feasibility of acquiring and rehabilitating a foreclosed property in designated census tracts for Reservoir Hill for rent to eligible households at or below 120% of area median income. The offer to the lender was rejected and the project cancelled.

Activity Description:

Baltimore, MD, in the neighborhood of Reservoir Hill, census tracts 1301 and 1302



Grantee Activity Number: NSP2-HC-2AH-050
Activity Title: Acquisition/Rehab B

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget:

\$ 4,600,000.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 4,600,000.00

Environmental Assessment:

UNDERWAY

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|--------------------|-------|-----|-----|----------|
| # Owner Households | 4 | 4 | | 100.00 |
| # of Households | 4 | 4 | | 100.00 |

Proposed Accomplishments

| | Total |
|---|-------|
| # of Singlefamily Units | 4 |
| # of Housing Units | 4 |
| Total acquisition compensation to owners | |
| # of Parcels acquired voluntarily | 4 |
| # of Parcels acquired by admin settlement | |
| # of Parcels acquired by condemnation | |
| # of buildings (non-residential) | |
| # of Properties | 4 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Habitat for Humanity of the Chesapeake, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--|-------------------|-----------------|
| Habitat for Humanity of the Chesapeake, Inc. | Non-Profit | \$ 4,600,000.00 |

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount



of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 31 properties. Four of the homes were sold to eligible homeowners through September 30, 2011 and are measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future buyer and property information will be listed under Performance Measures for Activity NSP2-HC-2AH-051.



Grantee Activity Number: NSP2-HC-2AH-051
Activity Title: Acquisition/Rehab B

Activity Type:
 Rehabilitation/reconstruction of residential structures

Activity Status:
 Under Way

Project Number:
 NSP2-2AH-050

Project Title:
 Acquisition/Rehab B-050

Projected Start Date:
 02/10/2010

Projected End Date:
 02/11/2013

National Objective:
 LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget: \$ 3,350,000.00
Other Funds Total: \$ 0.00
Total Funds Amount: \$ 3,350,000.00

Environmental Assessment:
 UNDERWAY

Benefit Report Type:
 Direct (Households)

| Proposed Beneficiaries | Total | Low | Mod | Low/Mod% |
|------------------------|-------|-----|-----|----------|
| # of Households | 65 | 60 | | 92.31 |

| Proposed Accomplishments | Total |
|-------------------------------------|-------|
| # of Housing Units | 65 |
| # ELI Households (0-30% AMI) | 5 |
| #Units exceeding Energy Star | 5 |
| #Units with bus/rail access | 65 |
| #Low flow showerheads | 40 |
| #Low flow toilets | 40 |
| #Dishwashers replaced | 40 |
| #Clothes washers replaced | 40 |
| #Refrigerators replaced | 40 |
| #Light fixtures (outdoors) replaced | 40 |
| #Light Fixtures (indoors) replaced | 40 |
| #Replaced hot water heaters | 40 |
| #Replaced thermostats | 40 |
| #Efficient AC added/replaced | 40 |
| #High efficiency heating plants | 40 |
| #Energy Star Replacement Windows | 40 |
| # of Properties | 65 |

Activity is being carried out by Grantee:
 No

Activity is being carried out through:

Organization carrying out Activity:
 Habitat for Humanity of the Chesapeake, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--------------------------|-------------------|----------|
|--------------------------|-------------------|----------|

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Description:

This is a continuation of Activity NSP2-HC-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Grantee Activity Number: NSP2-HC-3AH-120
Activity Title: Acquisition/Rehab B

Activity Type:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget:

\$ 200,000.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 200,000.00

Environmental Assessment:

UNDERWAY

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|--------------------|-------|-----|-----|----------|
| # Owner Households | 1 | | 1 | 100.00 |
| # of Households | 1 | | 1 | 100.00 |

Proposed Accomplishments

| | Total |
|-------------------------|-------|
| # of Singlefamily Units | 1 |
| # of Housing Units | 1 |
| # of Properties | 1 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Habitat for Humanity of the Chesapeake, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--|-------------------|---------------|
| Habitat for Humanity of the Chesapeake, Inc. | Non-Profit | \$ 200,000.00 |

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate one property. The home was sold to eligible homeowner and will be measured in this activity.

No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information



and fund disbursements will be captured in Activity NSP2-HC-3AH-121.



Grantee Activity Number: NSP2-HC-3AH-121
Activity Title: Acquisition/Rehab B

Activity Type:
 Rehabilitation/reconstruction of residential structures

Project Number:
 NSP2-3AH-120

Projected Start Date:
 02/11/2010

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Environmental Assessment:
 UNDERWAY

Activity Status:
 Under Way

Project Title:
 Acquisition/Rehab B-120

Projected End Date:
 02/11/2013

Total Budget: \$ 1,100,000.00

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 1,100,000.00

Benefit Report Type:
 Direct (Households)

| Proposed Beneficiaries | Total | Low | Mod | Low/Mod% |
|-------------------------------|--------------|------------|------------|-----------------|
| # Owner Households | 6 | | 1 | 16.67 |
| # of Households | 6 | | 1 | 16.67 |

| Proposed Accomplishments | Total |
|-------------------------------------|--------------|
| # of Singlefamily Units | 6 |
| # of Housing Units | 6 |
| #Units with bus/rail access | 6 |
| #Low flow showerheads | 3 |
| #Low flow toilets | 3 |
| #Dishwashers replaced | 3 |
| #Clothes washers replaced | 3 |
| #Refrigerators replaced | 3 |
| #Light fixtures (outdoors) replaced | 3 |
| #Light Fixtures (indoors) replaced | 3 |
| #Replaced hot water heaters | 3 |
| #Replaced thermostats | 3 |
| #Efficient AC added/replaced | 3 |
| #High efficiency heating plants | 3 |
| #Additional Attic/Roof Insulation | 3 |
| #Energy Star Replacement Windows | 6 |
| # of Properties | 6 |



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Habitat for Humanity of the Chesapeake, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--|-------------------|-----------------|
| Habitat for Humanity of the Chesapeake, Inc. | Non-Profit | \$ 1,100,000.00 |

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Description:

This is a continuation of Activity NSP2-HC-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.



Grantee Activity Number: NSP2-HN-1AD-000
Activity Title: Administration

Activity Type:

Administration

Project Number:

NSP2-1AD

Projected Start Date:

01/14/2010

National Objective:

Not Applicable - (for Planning/Administration or Unprogrammed Funds only)

Environmental Assessment:

EXEMPT

Benefit Report Type:

NA

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Total Budget:

\$ 2,609,288.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 2,609,288.00

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Healthy Neighborhoods, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Healthy Neighborhoods, Inc.

Organization Type

Non-Profit

Proposed

\$ 2,609,288.00

Location Description:

Baltimore, MD

Activity Description:

Payment of administrative costs incurred by the Healthy Neighborhoods' NSP2 for the coordination of the NSP2 program.



Grantee Activity Number: NSP2-HN-2AH-050
Activity Title: Acquisition/Rehab B

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget: \$ 200,000.00

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 200,000.00

Environmental Assessment:

UNDERWAY

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

Owner Households

| Total | Low | Mod | Low/Mod% |
|-------|-----|-----|----------|
| 8 | 8 | | 100.00 |

of Households

| | | | |
|---|---|--|--------|
| 8 | 8 | | 100.00 |
|---|---|--|--------|

Proposed Accomplishments

of Singlefamily Units

Total

8

of Housing Units

8

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Healthy Neighborhoods, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Healthy Neighborhoods, Inc.

Organization Type

Non-Profit

Proposed

\$ 100,000.00

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Description:

NSP funds provide assistance for eligible homebuyers to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000 except if additional funds are needed for rehabilitation costs that exceed the loan to value of the property or to address lead paint hazards.

The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,00 to \$25,000.





Grantee Activity Number: NSP2-HN-3AH-120
Activity Title: Acquisition/Rehab B

Activity Type:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Environmental Assessment:

UNDERWAY

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Total Budget:

\$ 750,000.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 750,000.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

Owner Households

| | Total | Low | Mod | Low/Mod% |
|--------------------|-------|-----|-----|----------|
| # Owner Households | 28 | | 10 | 35.71 |
| # of Households | 28 | | 10 | 35.71 |

of Households

Proposed Accomplishments

of Singlefamily Units

Total

28

of Housing Units

28

of Parcels acquired voluntarily

28

of Properties

28

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Healthy Neighborhoods, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Healthy Neighborhoods, Inc.

Organization Type

Non-Profit

Proposed

\$ 400,000.00

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Description:

NSP funds provide assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000. The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,00 to \$25,000.





Grantee Activity Number: NSP2-HN-5FM-120
Activity Title: Direct Purchase Program

Activity Type:

Homeownership Assistance to low- and moderate-income

Activity Status:

Under Way

Project Number:

NSP2-5FM

Project Title:

Financing Mechanisms A

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget:

\$ 75,000.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 75,000.00

Environmental Assessment:

UNDERWAY

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

Owner Households

| Total | Low | Mod | Low/Mod% |
|-------|-----|-----|----------|
| 25 | | 10 | 40.00 |
| 25 | | 10 | 40.00 |

of Households

Proposed Accomplishments

of Singlefamily Units

Total

25

of Housing Units

25

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Healthy Neighborhoods, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

Healthy Neighborhoods, Inc.

Organization Type

Non-Profit

Proposed

\$ 1,025,000.00

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardns, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Description:

NSP funds are being used to guarantee a portion of the Healthy Neighborhoods' loan program. Eligible purchasers of an NSP2 home have access to loan funds as long as they are available and that the borrower meets the underwriting criteria of the program. The loan program provides below market interest rate, 30 year fixed term, and no mortgage insurance required. Eligible borrowers must contribute 3% of the loan amount from their own funds. The loans are underwritten and serviced by M&T Bank.

This activity previously provided NSP funds for assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds subsidized principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total



subsidy averaged \$25,000. All activity related to home purchasers has been transferred to NSP2-HN-3AH-120.



Grantee Activity Number: NSP2-SA-2AH-050
Activity Title: Acquisition/Rehab B

Activity Type:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Environmental Assessment:

UNDERWAY

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Total Budget:

\$ 33,250.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 33,250.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|-----------------------------|-------|-----|-----|----------|
| # Owner Households | 2 | 2 | | 100.00 |
| # of Households | 2 | 2 | | 100.00 |
| # of Permanent Jobs Created | | | | 0.0 |

Proposed Accomplishments

| | Total |
|---|-------|
| # of Singlefamily Units | 2 |
| # of Housing Units | 2 |
| Total acquisition compensation to owners | |
| # of Parcels acquired voluntarily | 2 |
| # of Parcels acquired by admin settlement | |
| # of Parcels acquired by condemnation | |
| # of buildings (non-residential) | |
| # of Properties | 2 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

St. Ambrose Housing Aid Center, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--------------------------------------|-------------------|---------------|
| St. Ambrose Housing Aid Center, Inc. | Non-Profit | \$ 100,000.00 |

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Description:



NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.



Grantee Activity Number: NSP2-SA-2AH-051
Activity Title: Acquisition/Rehab B

Activity Type:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget: \$ 66,750.00

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 66,750.00

Environmental Assessment:

UNDERWAY

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

Owner Households

| | Total | Low | Mod | Low/Mod% |
|--------------------|-------|-----|-----|----------|
| # Owner Households | 2 | 2 | | 100.00 |
| # of Households | 2 | 2 | | 100.00 |

of Households

Proposed Accomplishments

of Singlefamily Units

Total

2

of Housing Units

2

of Properties

2

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

St. Ambrose Housing Aid Center, Inc.

Proposed budgets for organizations carrying out Activity:

Responsible Organization

St. Ambrose Housing Aid Center, Inc.

Organization Type

Non-Profit

Proposed

\$ 66,750.00

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Description:

This activity is a continuation of Activity NSP2-SA-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.





| | |
|---------------------------------|----------------------------|
| Grantee Activity Number: | NSP2-SA-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget: \$ 3,200,000.00

Other Funds Total: \$ 0.00

Environmental Assessment:

UNDERWAY

Total Funds Amount: \$ 3,200,000.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|------------------------------------|--------------|------------|------------|-----------------|
| # Owner Households | 6 | | 6 | 100.00 |
| # of Households | 6 | | 6 | 100.00 |
| # of Permanent Jobs Created | | | | 0.0 |

Proposed Accomplishments

| | Total |
|--|--------------|
| # of Singlefamily Units | 6 |
| # of Housing Units | 6 |
| Total acquisition compensation to owners | |
| # of Parcels acquired voluntarily | 6 |
| # of Parcels acquired by admin settlement | |
| # of Parcels acquired by condemnation | |
| # of buildings (non-residential) | |
| # of Properties | 6 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

St. Ambrose Housing Aid Center, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--------------------------------------|--------------------------|-----------------|
| St. Ambrose Housing Aid Center, Inc. | Non-Profit | \$ 3,200,000.00 |

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Description:



NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 40 properties. Six homes were sold to eligible homeowners through September 30, 2011 and have been measured in this activity. No future funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-SA-3AH-121.



Grantee Activity Number: NSP2-SA-3AH-121
Activity Title: Acquisition/Rehab B

Activity Type:
 Rehabilitation/reconstruction of residential structures

Project Number:
 NSP2-3AH-120

Projected Start Date:
 02/11/2010

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Environmental Assessment:
 UNDERWAY

Activity Status:
 Under Way

Project Title:
 Acquisition/Rehab B-120

Projected End Date:
 02/11/2013

Total Budget: \$ 3,200,000.00

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 3,200,000.00

Benefit Report Type:
 Direct (Households)

| Proposed Beneficiaries | Total | Low | Mod | Low/Mod% |
|------------------------|-------|-----|-----|----------|
| # Owner Households | 140 | | 50 | 35.71 |
| # of Households | 140 | | 50 | 35.71 |

| Proposed Accomplishments | Total |
|-------------------------------------|-------|
| # of Singlefamily Units | 140 |
| # of Housing Units | 140 |
| #Units with bus/rail access | 140 |
| #Low flow showerheads | 50 |
| #Low flow toilets | 50 |
| #Dishwashers replaced | 50 |
| #Clothes washers replaced | 50 |
| #Refrigerators replaced | 50 |
| #Light fixtures (outdoors) replaced | 50 |
| #Light Fixtures (indoors) replaced | 50 |
| #Replaced hot water heaters | 50 |
| #Replaced thermostats | 50 |
| #Efficient AC added/replaced | 50 |
| #High efficiency heating plants | 50 |
| #Additional Attic/Roof Insulation | 50 |
| #Energy Star Replacement Windows | 100 |
| # of Properties | 140 |



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

St. Ambrose Housing Aid Center, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--------------------------------------|-------------------|-----------------|
| St. Ambrose Housing Aid Center, Inc. | Non-Profit | \$ 3,200,000.00 |

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Description:

This is a continuation of Activity NSP2-SA-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.



Grantee Activity Number: NSP2-TB-2AH-051
Activity Title: Acquisition/Rehab B

Activity Type:
 Rehabilitation/reconstruction of residential structures

Activity Status:
 Planned

Project Number:
 NSP2-2AH-050

Project Title:
 Acquisition/Rehab B-050

Projected Start Date:
 02/11/2010

Projected End Date:
 02/11/2013

National Objective:
 LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Total Budget: \$ 100,000.00
Other Funds Total: \$ 0.00
Total Funds Amount: \$ 100,000.00

Environmental Assessment:
 UNDERWAY

Benefit Report Type:
 Direct (Households)

| Proposed Beneficiaries | Total | Low | Mod | Low/Mod% |
|------------------------|-------|-----|-----|----------|
| # Owner Households | 2 | | | 0.00 |
| # of Households | 2 | | | 0.00 |

| Proposed Accomplishments | Total |
|--------------------------|-------|
| # of Singlefamily Units | 2 |
| # of Housing Units | 2 |
| # of Properties | 2 |

Activity is being carried out by Grantee: No
Activity is being carried out through:

Organization carrying out Activity:
 Telesis Baltimore Corporation

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|-------------------------------|-------------------|---------------|
| Telesis Baltimore Corporation | Unknown | \$ 100,000.00 |

Location Description:
 Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Description:
 No activity planned at this time.

Grantee Activity Number: NSP2-TB-3AH-120
Activity Title: Acquisition/Rehab B

Activity Type:

Acquisition - general

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

National Objective:

LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Total Budget: \$ 2,750,000.00

Other Funds Total: \$ 0.00

Environmental Assessment:

UNDERWAY

Total Funds Amount: \$ 2,750,000.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|-----------------------------|-------|-----|-----|----------|
| # Owner Households | 1 | | 1 | 100.00 |
| # of Households | 1 | | 1 | 100.00 |
| # of Permanent Jobs Created | | | | 0.0 |

Proposed Accomplishments

| | Total |
|---|-------|
| # of Singlefamily Units | 1 |
| # of Housing Units | 1 |
| Total acquisition compensation to owners | |
| # of Parcels acquired voluntarily | 1 |
| # of Parcels acquired by admin settlement | |
| # of Parcels acquired by condemnation | |
| # of buildings (non-residential) | |
| # of Properties | 1 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Telesis Baltimore Corporation

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|-------------------------------|-------------------|-----------------|
| Telesis Baltimore Corporation | Unknown | \$ 4,290,000.00 |

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Description:



NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate eight properties. One home was sold to an eligible homeowner through September 30, 2011 and has been measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-TB-3AH-121.



Grantee Activity Number: NSP2-TB-3AH-121
Activity Title: Acquisition/Rehab B

Activity Type:
 Rehabilitation/reconstruction of residential structures

Project Number:
 NSP2-3AH-120

Projected Start Date:
 02/11/2010

National Objective:
 LMMI: Low, Moderate and Middle Income National Objective for NSP Only

Environmental Assessment:
 UNDERWAY

Activity Status:
 Under Way

Project Title:
 Acquisition/Rehab B-120

Projected End Date:
 02/10/2013

Total Budget: \$ 4,725,000.00

Other Funds Total: \$ 0.00

Total Funds Amount: \$ 4,725,000.00

Benefit Report Type:
 Direct (Households)

| Proposed Beneficiaries | Total | Low | Mod | Low/Mod% |
|-------------------------------|--------------|------------|------------|-----------------|
| # Owner Households | 30 | | | 0.00 |
| # of Households | 30 | | | 0.00 |

| Proposed Accomplishments | Total |
|-------------------------------------|--------------|
| # of Singlefamily Units | 30 |
| # of Housing Units | 30 |
| #Units exceeding Energy Star | 20 |
| #Units with bus/rail access | 30 |
| #Low flow showerheads | 20 |
| #Low flow toilets | 20 |
| #Dishwashers replaced | 20 |
| #Clothes washers replaced | 20 |
| #Refrigerators replaced | 20 |
| #Light fixtures (outdoors) replaced | 20 |
| #Light Fixtures (indoors) replaced | 20 |
| #Replaced hot water heaters | 20 |
| #Replaced thermostats | 20 |
| #Efficient AC added/replaced | 20 |
| #High efficiency heating plants | 20 |
| #Additional Attic/Roof Insulation | 20 |
| #Energy Star Replacement Windows | 40 |
| # of Properties | 30 |



Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Telesis Baltimore Corporation

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|-------------------------------|-------------------|-----------------|
| Telesis Baltimore Corporation | Unknown | \$ 4,725,000.00 |

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Description:

This is a continuation of Activity NSP2-TB-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.



Grantee Activity Number: NSP2-WH-2AR-051
Activity Title: Acq./Rehab/Rental B

Activity Type:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

National Objective:

LH25: Funds targeted for housing for households whose incomes are at or under 50% Area Median Income.

Environmental Assessment:

UNDERWAY

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Total Budget:

\$ 1,625,000.00

Other Funds Total:

\$ 0.00

Total Funds Amount:

\$ 1,625,000.00

Benefit Report Type:

Direct (Households)

Proposed Beneficiaries

| | Total | Low | Mod | Low/Mod% |
|---------------------|-------|-----|-----|----------|
| # Renter Households | 5 | | | 0.00 |
| # of Households | 5 | | | 0.00 |

Proposed Accomplishments

| | Total |
|-------------------------------------|-------|
| # of Multifamily Units | 5 |
| # of Housing Units | 5 |
| # ELI Households (0-30% AMI) | 5 |
| #Units with bus/rail access | 1 |
| #Low flow showerheads | 5 |
| #Low flow toilets | 5 |
| #Clothes washers replaced | 1 |
| #Refrigerators replaced | 4 |
| #Light fixtures (outdoors) replaced | 5 |
| #Light Fixtures (indoors) replaced | 5 |
| #Replaced hot water heaters | 1 |
| #Replaced thermostats | 1 |
| #Efficient AC added/replaced | 1 |
| #High efficiency heating plants | 1 |
| #Additional Attic/Roof Insulation | 1 |
| # of Properties | 1 |

Activity is being carried out by Grantee:

No

Activity is being carried out through:

Organization carrying out Activity:

Druid Heights Community Development Corporation, Inc.

Proposed budgets for organizations carrying out Activity:

| Responsible Organization | Organization Type | Proposed |
|--------------------------|-------------------|----------|
|--------------------------|-------------------|----------|



Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Description:

NSP2 funds are being used to acquire and rehabilitate a foreclosed and vacant property in the designated census tracts for Reservoir Hill for rent to eligible households at or below 50% of area median income. The property is being purchased at a discount of 1% below the current "as is" appraised value.

Action Plan History

| Version | Date |
|----------------------|------------|
| B-09-CN-MD-0011 AP#1 | 10/28/2011 |
| B-09-CN-MD-0011 AP#2 | 07/06/2010 |
| B-09-CN-MD-0011 AP#3 | 01/10/2012 |

Grantee: Healthy Neighborhoods Inc.

Grant: B-09-CN-MD-0011

January 1, 2012 thru March 31, 2012 Performance Report



Grant Number:

B-09-CN-MD-0011

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

Healthy Neighborhoods Inc.

Contract End Date:

02/10/2013

Review by HUD:

Submitted - Await for Review

Grant Amount:

\$26,092,880.00

Grant Status:

Active

QPR Contact:

Lisa R Evans

Estimated P/RL Funds:

\$8,000,000.00

Total Budget:

\$34,092,880.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

The purpose of the Healthy Neighborhoods, Inc. Neighborhood Stabilization Program 2 (NSP2) Grant of \$26,092,880 is to acquire and redevelop 349 units of residential foreclosed, abandoned, or vacant properties in designated neighborhoods in Baltimore, Maryland. The properties predominately are for income eligible homeowners and a small number of units may be developed for renters. A minimum of 25%, \$6,523,220 of the funds, is for foreclosed and abandoned properties developed for households whose incomes are at or below 50% of the area median income (AMI). The remaining funds are for foreclosed, abandoned, or vacant houses targeted for households whose incomes are at or below 120% AMI. The award was received on February 11, 2010 and half of the funds must be expended within two years and the balance totally expended within three years.

Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant, along with five other participants: three non profit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; and St. Ambrose Housing Aid Center, Inc.; Telesis Baltimore Corporation, a for profit development partner; and the City of Baltimore's Department of Housing and Community Development. Additional development partners may be added if needed.

Seven neighborhoods encompassing 12 census tracts were selected for housing development activity. Each member is concentrating in particular target areas with a number of properties for completion. Druid Heights Community Development Corporation, Inc. is in the Reservoir Hill community in census tracts 1301 and 1302 and is acquiring and rehabilitating 32 units of housing for homeowners or renters. Habitat for Humanity of the Chesapeake, Inc. is in the Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602 and is developing 75 houses for sale to eligible buyers. St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling 148 houses to homeowners in the neighborhoods of Belair Edison in census tracts 80101, 260202, 260301, and 260302; Ednor Gardens in census tract 903; and in Better Waverly and Coldstream Homestead Montebello overlapping census tracts 905 and 906. Telesis Baltimore Corporation is acquiring, rehabilitating, and selling to eligible homeowners 33 houses in the Barclay/Old Goucher neighborhoods in census tract 1204. Individual homebuyers are purchasing 36 foreclosed, abandoned, or vacant one to four unit residential properties in the designated census tracts. The house must be their primary residency upon completion. Healthy Neighborhoods is coordinating this direct purchase program. All properties are being purchased at a discount of 1% below the current "market value. Most properties will need NSP2 funds to subsidize development. The amount of subsidy varies by property depending on condition and funds needed to meet all local building codes and program requirements including the addition of "green" features where feasible. Homeowners also have access to \$6,000 for closing cost assistance. The closing cost assistance is a noninterest bearing loan declining in equal increments over five years. For homeownership units, the subsidy for principal reduction combined with closing cost assistance remains as a noninterest loan declining in equal increments five years if the total subsidy is less than \$15,000; over ten years if between \$15,000 and \$40,000; and over 15 years if greater than \$40,000. Long term affordability of any rental housing will be assured by a recorded deed restriction and regulatory agreement requiring the occupancy by low income tenants at or below 50% of area median income for a period of 20 years.

No demolition or land banking is anticipated under this program.

Target Geography:

Activities for the NSP2 grant are targeted for Baltimore City in seven neighborhoods encompassing 12 census tracts: Reservoir Hill in tracts 1301 and 1302; Patterson Park/McElderry Park in tracts 601 and 602; Belair Edison in tracts 80101, 260202, 260301, and 260302; Ednor Gardens in tract 903; Better Waverly and Coldstream Homestead Montebello in tracts 905 and 906; and Barclay/Old Goucher in tract 1204. These seven neighborhoods participate in the Healthy Neighborhoods program employing a strategy to strengthen what are referred to as "the middle" neighborhoods through a variety of tools utilized in cooperation with neighborhood based organizations. The NSP neighborhoods were selected because they share certain characteristics of average homeownership rates, scattered physical



problems, and vacancies that are not highly concentrated. Many of these neighborhoods were targets for cash out refinances and subprime and aggressive mortgages which all added to the foreclosure crisis. All are suffering from the impact of the slowed economy and the resulting effect on the housing sales market.

Belair Edison is primarily a rowhouse working class community dating back to the 1920's and flanked by some of the city's largest parks. Its modest homes and prices made it perfect target for flipping and predatory lending in the late 1990's. This led to one of the highest number of FHA foreclosures in the country. Belair Edison now is staggering under a second round of foreclosures and declining values.

Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello (CHM) are adjacent and border Clifton Park and its public golf course and Lake Montebello with biking and walking lanes. The neighborhoods have a number of assets including a new Giant supermarket; Johns Hopkins University's satellite campus in the center of the neighborhoods; a full service YMCA; a community built playground; and mixed income senior housing. High cost loans are significant at 43.1% in Ednor Gardens, 57.4% in Better Waverly, and 61.8% in CHM. Foreclosure rates are rising. A vigilant approach to deal with foreclosures and vacant house is necessary to stabilize the market.

Reservoir Hill represents the most dramatic effects of the decline of real estate markets and protracted vacancies. This neighborhood of large, architecturally significant, historic townhouses views the city's largest park and is walking distance to a commuter train line and a local light rail. Many houses were transformed into multifamily units overrun with poverty, crime, and drugs. Many became vacant. In the early 2000's it became one of the hottest real estate markets with millions of dollars of investment. Renovation projects have stalled and sales and values have dropped. Turning abandoned and foreclosed condominium units and single family homes back to productive use will be required to give confidence to the area.

Patterson Park/McElderry Park neighborhood was once an extremely stable lower middle class area of industrial workers and rowhouse homeowners. Though just above the 140 acre Patterson Park and below Johns Hopkins medical institutions, the neighborhood declined. A local housing group acquired 500 homes and renovated them. The collapse of the housing market forced the group into bankruptcy. Other investors face similar circumstances and the market is flooded with inventory. Vacant and abandoned units are the biggest problem for this neighborhood.

Barclay/Old Goucher is a working class community with declining population rates and showing signs of disinvestment. Virtually no current real estate market exists. Signs of recovery surround the community with an emerging arts district to the south, increased homeownership to the north and west, and an approved plan for 300 units in Barclay. It is close to several universities. It is only a short walk to the train station and light rail. Active investment of NSP2 funds will establish and stimulate the market.

Program Approach:

The NSP2 grant is projected to acquire 349 foreclosed or abandoned properties and return them to quality and affordable homeownership or rental units. The primary activity is being conducted by the three nonprofit and one for profit developers who are acquiring and rehabilitating approximately 314 foreclosed and abandoned properties with sale to qualified homebuyers. Properties are being identified by developers in the designated neighborhoods and purchased at a minimum of the required one percent discount from the "as is" appraised value. The properties are being completely renovated and incorporate "green" features. NSP2 funds are being used to fund development costs that exceed the fair market value of the property. Every homebuyer is eligible for \$6,000 in closing cost assistance.

Thirty-six additional properties are being purchased and rehabilitated by individuals for their primary residence. NSP2 funds will be used for these homebuyers for repair costs, principal reduction, and/or closing cost assistance.

All homebuyers are required to receive eight hours of homeownership counseling from a HUD certified counseling agency. Several Healthy Neighborhoods community organizations are approved counseling agencies and are assisting in qualifying and verifying homebuyers' eligibility. The Healthy Neighborhood partner organizations also are assisting in marketing properties directly to homebuyers and those houses being developed by the NSP2 team members.

Approximately 17 units of rental housing may be developed in the Reservoir Hill community. Subordinate financing will be the difference between the fair market value and the amount of private mortgage debt which can be obtained for the buildings or units upon completion based on a reasonable rental pro forma assuming occupancy by eligible NSP2 households.

Healthy Neighborhoods is administering the program utilizing the allowable ten percent of NSP2 funds. The administrative costs include the time of staff dedicated to NSP2, Healthy Neighborhoods' staff assisting with aspects of the program, outside consultants and vendors for appropriate services to assure compliance with NSP2 regulations and completion of the grant award. Healthy Neighborhoods is monitoring the performance of the NSP2 team members to assure they are meeting their performance goals. Healthy Neighborhoods will work with the Baltimore City Department of Housing and Community Development in its monitoring of activities and completion of the environmental review of each property.

The NSP2 team is building and expanding upon the work they already are doing in their NSP2 target census tracts to remediate the destabilizing impacts of foreclosures and vacant and abandoned buildings. The team knows the geography, the real estate market, the costs to purchase and renovate, and the buyers or renters to target. The funded work is building on existing partnerships with community based organizations to provide a wide array of services to neighborhood residents.

The intervention is to safeguard gains, create new quality housing opportunities for homeowners and position the communities to fully participate in a revived market when economic recovery occurs. NSP2 dollars are a key component allowing for quality renovations and serving a market where there still is buying interest. Given the compact nature of the neighborhoods and census tracts there is sufficient scale to make a market difference.

While each neighborhood has unique characteristics and market price points, all share many of the same attributes and issues. The strategies proposed are similar with the intended result being fewer vacant and foreclosed properties, reinvigoration of the market through the introduction of new homeowners, and growing confidence from the effects of visible and continued reinvestment.

Consortium Members:

Healthy Neighborhoods' Neighborhood Stabilization Program 2 consists of six participants. Healthy Neighborhoods, Inc, a nonprofit, is the Lead Member of the NSP2 grant and a consortium member. The City of Baltimore's Department of Housing and Community Development is also a consortium member. There are three nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; and St. Ambrose Housing Aid Center, Inc.; and a for profit development partner, Telesis Baltimore Corporation. Additional development partners may be added as needed.

Healthy Neighborhoods is administering the program utilizing \$2,609,288 in funds to coordinate activities and manage the financial and compliance aspects of the program. Healthy Neighborhoods is ten years old and partners with 14 local community development groups in 37 neighborhoods to revitalize older Baltimore neighborhoods through rebuilding real estate markets and reestablishing active resident



involvement. Seven of the neighborhoods are part of the NSP2 program. Healthy Neighborhoods also is coordinating \$950,000 in funds for the direct purchase program for 36 homebuyers at or below 120% of area median income (AMI) to purchase properties in any of the designated NSP2 census tracts. An additional \$75,000 in funds serves as a loan guarantee for first mortgage loans for eligible NSP2 borrowers through the Healthy Neighborhoods' loan program.

Druid Heights Community Development Corporation, Inc. is acquiring and rehabilitating 32 units of housing for homeowners and renters using \$5,600,000 of NSP2 funds and earned sales proceeds primarily in the Reservoir Hill community: 15 of the units are for sale to individuals or families at or below 120% AMI and \$1,600,000 is for 17 rental units serving households at or below 120% AMI. Druid Heights was established in 1971 and provides homeownership counseling, is rehabilitating vacant houses for sale and for rent, constructed new townhomes for sale, rehabilitated a community center, and developed senior housing.

Habitat for Humanity of the Chesapeake, Inc. is focusing in the Patterson Park and McElderry Park neighborhoods and is developing 75 houses for eligible homeowners using \$5,000,000 of NSP2 funds and sales proceeds: 69 foreclosed or abandoned houses are for homeowners at or below 50% of (AMI) and six foreclosed or abandoned houses are for homeowners at or below 120% of AMI. Habitat is the local affiliate of the international Habitat program and has 28 years of experience renovating homes for low income homeowners throughout the metropolitan area.

St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling to eligible homeowners 148 houses predominantly in the neighborhoods of Belair Edison, Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$5,000,000 and sales proceeds for 146 homeowners at or below 120% of (AMI) and for two homeowners at or below 50% of AMI. St. Ambrose was founded in 1968. In addition to housing development, St. Ambrose offers homeownership counseling, foreclosure prevention counseling and legal services, affordable rental opportunities, and homesharing. Since 2000, it has renovated and sold over 300 foreclosed properties to qualified homebuyers.

Telesis Baltimore Corporation has \$4,300,000 and sales proceeds and is developing 33 houses in the Barclay/Old Goucher neighborhoods for homeowners at or below 120% of AMI. Telesis, which was founded in 1985, is a national development organization that plans, finances, and builds affordable housing. It focuses on large-scale neighborhood redevelopment with a mix of uses including rental, homeownership, commercial, and community facilities. In 2008, Telesis was selected by Baltimore City to redevelop over 300 units in Barclay/Old Goucher. The City of Baltimore's Department of Housing and Community Development is conducting all environmental reviews for all of the housing development under the grant. The Department received NSP1 funding and is familiar with NSP federal requirements.

How to Get Additional Information:

For additional information, please contact:

Healthy Neighborhoods, Inc.

>2 East Read Street

>Baltimore, MD 21202

www.healthyneighborhoods.org

Attention: Lisa R. Evans, Senior Program Officer &ndash NSP2

>Telephone: 410.332.0387, ext. 153

>levans@healthyneighborhoods.org

| Overall | This Report Period | To Date |
|--|---------------------------|-----------------|
| Total Projected Budget from All Sources | N/A | \$33,259,288.00 |
| Total Budget | \$6,888,403.46 | \$33,259,288.00 |
| Total Obligated | \$4,762,326.49 | \$19,038,860.52 |
| Total Funds Drawdown | \$5,000,849.92 | \$18,128,149.60 |
| Program Funds Drawdown | \$3,563,933.98 | \$14,203,946.60 |
| Program Income Drawdown | \$1,436,915.94 | \$3,924,203.00 |
| Program Income Received | \$1,414,357.77 | \$4,053,555.90 |
| Total Funds Expended | \$6,820,964.06 | \$17,104,220.82 |
| Match Contributed | \$17,000.00 | \$181,000.00 |



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 | \$181,000.00 |
| Limit on Public Services | \$3,913,932.00 | \$0.00 |
| Limit on Admin/Planning | \$2,609,288.00 | \$1,060,472.82 |
| Limit on State Admin | \$0.00 | \$1,060,472.82 |

Progress Toward Activity Type Targets

| Activity Type | Target | Actual |
|----------------|----------------|----------------|
| Administration | \$2,609,288.00 | \$2,609,288.00 |

Progress Toward National Objective Targets

| National Objective | Target | Actual |
|-------------------------------|----------------|----------------|
| NSP Only - LH - 25% Set-Aside | \$6,523,220.00 | \$8,375,000.00 |

Overall Progress Narrative:

During January, February, and March of 2012, 14 homes were sold to eligible homeowners by the Healthy Neighborhoods Neighborhood Stabilization Program 2 partners. An additional 16 houses were purchased by the development partners for rehabilitation and sale to eligible homebuyers.

The marketing and sale of homes remained a critical component to the success of the program. In late March, Healthy Neighborhoods and its development partners held a home buying event, "Seven Great Neighborhoods – 100 Great Homes". Over 100 potential homeowners obtained information on the NSP2 program, spoke with development partners about housing opportunities, reviewed the incentives available, and attended open houses sponsored by each partner. Additional marketing and outreach will continue over the next several months.

Habitat for Humanity of the Chesapeake, Inc. moved eight families into their new homes in February and March. All of the homes are in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted the buyer with closing costs and mortgage and interest write downs. Four homes were purchased and upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income. Four homes were sold in the Belair-Edison neighborhood by St. Ambrose Housing Aid Center, Inc. to first time homeowners during this quarter. All of the homes were purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyers all received funds for a portion of their closing costs. Six houses were purchased by St. Ambrose Housing Aid Center, Inc. in three of the targeted neighborhoods. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. In the Reservoir Hill neighborhood, Druid Heights Community Development Corporation, Inc. entered into contracts of sale on three completely renovated properties this quarter. The remaining house from the first phase is approximately 80% complete and is listed for sale. Four additional houses were purchased this quarter in the Reservoir Hill neighborhood. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Telesis Baltimore Corporation began construction on an additional 12 houses on the 2200 and 2300 N. Calvert Streets. The homes are being rehabilitated to meet or exceed Energy Star Qualified New Homes standards and the Enterprise Green Communities Standards. Construction was approximately 65% complete at the end of this quarter. Completion of the homes is expected in May and the homes will be sold to eligible homeowners earning at



or below 120% of Area Median Income. The last remaining home from the first phase of eight houses is under contract and two in the second phase also are under contract.

Two homes were purchased through the Healthy Neighborhoods Direct Purchase Program. One home was in the Reservoir Hill neighborhood and one in the Patterson Park community. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and for closing cost assistance.

A total of 108.16 jobs either were created or retained during this quarter. The vast majority of the jobs resulted from construction activity.

The total from the inception of the grant through this quarter of program funds and program income spent was \$18,129,654.80 equaling 69.58% of the total grant amount. A total of \$4,867,462.86 was expended during the quarter comprising \$3,574,344.77 of program funds and \$1,293,118.09 of program income.



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 |
| NSP2-1AD, Administration | \$85,046.32 | \$2,609,288.00 | \$676,261.33 |
| NSP2-2AH-050, Acquisition/Rehab B-050 | \$944,458.81 | \$8,375,000.00 | \$4,470,679.27 |
| NSP2-3AH-120, Acquisition/Rehab B-120 | \$2,534,428.85 | \$23,033,592.00 | \$9,019,066.57 |
| NSP2-5FM, Financing Mechanisms A | \$0.00 | \$75,000.00 | \$37,939.43 |



Activities

Grantee Activity Number: NSP2-DH-2AH-050
Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2012

N/A

To Date

\$100,000.00

Total Budget

(\$1,959,300.00)

\$100,000.00

Total Obligated

\$0.00

\$61,630.18

Total Funds Drawdown

\$6,919.00

\$59,259.18

Program Funds Drawdown

\$0.00

\$43,040.18

Program Income Drawdown

\$6,919.00

\$16,219.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$25,201.83

\$59,259.18

Druid Heights Community Development Corporation, Inc.

\$25,201.83

\$59,259.18

Match Contributed

\$0.00

\$0.00

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale or rent to eligible households at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development are measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future costs and property and renter information will be listed under Performance Measures for Activity NSP2-WH-2AR-051.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and predevelopment were measured in this activity. No funds are anticipated to be disbursed from this activity in the future. All future costs and property and renter information will be listed under Performance Measures for Activity NSP2-WH-2AR-051.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 0/1 | |
| # ELI Households (0-30% AMI) | 0 | | 0/5 | |

| | This Report Period | | Cumulative Actual Total / Expected | |
|------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Housing Units | 0 | | 0/5 | |
| # of Multifamily 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 |
| # Renter 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: | NSP2-DH-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,675,000.00 |
| Total Budget | (\$1,925,000.00) | \$1,675,000.00 |
| Total Obligated | (\$451,298.84) | \$1,675,000.00 |
| Total Funds Drawdown | \$3,803.17 | \$1,623,617.01 |
| Program Funds Drawdown | \$0.00 | \$1,166,205.41 |
| Program Income Drawdown | \$3,803.17 | \$457,411.60 |
| Program Income Received | \$0.00 | \$173,161.07 |
| Total Funds Expended | \$349,241.67 | \$1,623,617.01 |
| Druid Heights Community Development Corporation, Inc. | \$349,241.67 | \$1,623,617.01 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate five properties. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-DH-3AH-121.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

No new activity to report this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.

All future expenditures and borrower and property information are recorded in Activity Number NSP2-DH-3AH-121.

Accomplishments Performance Measures

| This Report Period Total | Cumulative Actual Total / Expected Total |
|-------------------------------------|---|
|-------------------------------------|---|



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 0/5 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 0/0 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # 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 Permanent Jobs Created | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/2 | 0/5 | 0 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/2 | 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: NSP2-DH-3AH-121

Activity Title: Acquisition/Rehab b

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,000,000.00 |
| Total Budget | \$3,000,000.00 | \$3,000,000.00 |
| Total Obligated | \$1,099,210.42 | \$1,099,210.42 |
| Total Funds Drawdown | \$729,618.84 | \$729,618.84 |
| Program Funds Drawdown | \$377,716.86 | \$377,716.86 |
| Program Income Drawdown | \$351,901.98 | \$351,901.98 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$639,739.50 | \$639,739.50 |
| Druid Heights Community Development Corporation, Inc. | \$639,739.50 | \$639,739.50 |
| Match Contributed | \$0.00 | \$10,000.00 |

Activity Description:

This is a continuation of Activity NSP2-DH-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

This activity is a continuation of activity NSP2-DH-3AH-120.

Druid Heights Community Development Corporation, Inc. entered into contracts of sale on three completely renovated properties this quarter. The remaining house from the first phase is approximately 80% complete and is listed for sale. Four houses were purchased this quarter in the Reservoir Hill neighborhood: 2406 Brookfield, 924 Newington, 2210 Park Avenue, and 2228 Linden Avenue. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Bids for the renovation of these homes will be sought in mid April.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 1/15 |
| #Energy Star Replacement Windows | 0 | 4/20 |
| #Additional Attic/Roof Insulation | 0 | 1/10 |
| #High efficiency heating plants | 0 | 1/10 |
| #Efficient AC added/replaced | 0 | 1/10 |
| #Replaced thermostats | 0 | 1/10 |
| #Replaced hot water heaters | 0 | 1/10 |
| #Light Fixtures (indoors) replaced | 0 | 12/10 |
| #Light fixtures (outdoors) replaced | 0 | 2/10 |
| #Refrigerators replaced | 0 | 1/10 |
| #Clothes washers replaced | 0 | 1/10 |
| #Dishwashers replaced | 0 | 1/10 |
| #Low flow toilets | 0 | 3/10 |
| #Low flow showerheads | 0 | 2/10 |
| #Units with bus/rail access | 0 | 1/15 |
| #Units exceeding Energy Star | 0 | 1/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 1/15 |
| # of Singlefamily Units | 0 | 1/15 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/0 | 1/15 | 0.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/0 | 1/15 | 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: NSP2-EC-3AR-121

Activity Title: Acq./Rehab./Rental

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

06/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

| | Jan 1 thru Mar 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,600,000.00 |
| Total Budget | \$1,600,000.00 | \$1,600,000.00 |
| Total Obligated | \$1,150.00 | \$1,150.00 |
| Total Funds Drawdown | \$1,150.00 | \$1,150.00 |
| Program Funds Drawdown | \$0.00 | \$0.00 |
| Program Income Drawdown | \$1,150.00 | \$1,150.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$1,150.00 | \$1,150.00 |
| Druid Heights Community Development Corporation, Inc. | \$1,150.00 | \$1,150.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Baltimore, MD, in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Location Description:

NSP2 funds are being used to acquire and rehabilitate a foreclosed, abandoned, or vacant property in designated census tracts for Reservoir Hill for rent to eligible households at or below 120% of area median income. The property is being purchased at a discount of 1% below the current "as is" appraised value.

Activity Progress Narrative:

This activity represents predevelopment due diligence to determine the feasibility of converting a foreclosed condominium building in the Reservoir Hill neighborhood to an apartment building.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|---------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/1 |
| | | |
| | This Report Period | Cumulative Actual Total / Expected |
| | Total | Total |
| # of Housing Units | 0 | 0/17 |



of Multifamily Units

0

0/17

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 | 0/17 | 0 |
| # Renter Households | 0 | 0 | 0 | 0/0 | 0/0 | 0/17 | 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: NSP2-HC-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,600,000.00 |
| Total Budget | (\$400,000.00) | \$4,600,000.00 |
| Total Obligated | \$0.00 | \$4,584,541.00 |
| Total Funds Drawdown | \$293,915.95 | \$4,398,039.54 |
| Program Funds Drawdown | \$0.00 | \$3,363,281.28 |
| Program Income Drawdown | \$293,915.95 | \$1,034,758.26 |
| Program Income Received | \$0.00 | \$1,122,501.71 |
| Total Funds Expended | \$1,933,998.73 | \$4,172,198.99 |
| Habitat for Humanity of the Chesapeake, Inc. | \$1,933,998.73 | \$4,172,198.99 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 31 properties. Four of the homes were sold to eligible homeowners through September 30, 2011 and are measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future buyer and property information will be listed under Performance Measures for Activity NSP2-HC-2AH-051.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

No activity was reported this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.

All future expenditures and borrower and property information are recorded in Activity Number NSP2-HC-2AH-051.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-----------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 5/4 | |
| # of buildings (non-residential) | 0 | | 1/0 | |
| # of Parcels acquired by | 0 | | 0/0 | |
| # of Parcels acquired by admin | 0 | | 0/0 | |
| # of Parcels acquired voluntarily | 0 | | 5/4 | |
| Total acquisition compensation to | 0 | | 0/0 | |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Housing Units | 0 | | 5/4 | |
| # of Singlefamily Units | 0 | | 5/4 | |

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 100.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 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: NSP2-HC-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/10/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,650,000.00 |
| Total Budget | \$1,650,000.00 | \$1,650,000.00 |
| Total Obligated | \$1,106,939.31 | \$1,106,939.31 |
| Total Funds Drawdown | \$1,091,778.74 | \$1,091,778.74 |
| Program Funds Drawdown | \$895,018.61 | \$895,018.61 |
| Program Income Drawdown | \$196,760.13 | \$196,760.13 |
| Program Income Received | \$521,949.47 | \$521,949.47 |
| Total Funds Expended | \$1,231,547.86 | \$1,231,547.86 |
| Habitat for Humanity of the Chesapeake, Inc. | \$1,231,547.86 | \$1,231,547.86 |
| Match Contributed | \$3,000.00 | \$3,000.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

This activity is a continuation of activity NSP2-HC-2AH-050. Habitat for Humanity of the Chesapeake, Inc. moved six families into their new homes in February and March. All of the homes are in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted the buyers with closing costs and mortgage and interest write downs. Four homes were purchased in the Patterson Park neighborhood this quarter: 415 Lakewood, 201 N. Streeper, 433 N. Montford, and 2515 E. Jefferson Street. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income. Six houses were undergoing substantial rehabilitation in the Patterson Park neighborhood. Completion times will differ based on the extent of rehabilitation needed. All of the houses will be sold to eligible homeowners. The matching funds reported were closing cost and down payment assistance of \$3,000 for a buyer from the Johns Hopkins Live



Near Your Work program.

Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Properties | | 6 | | 10/65 |
| #Energy Star Replacement Windows | | 30 | | 38/40 |
| #High efficiency heating plants | | 6 | | 10/40 |
| #Efficient AC added/replaced | | 6 | | 10/40 |
| #Replaced thermostats | | 6 | | 10/40 |
| #Replaced hot water heaters | | 6 | | 10/40 |
| #Light Fixtures (indoors) replaced | | 28 | | 40/40 |
| #Light fixtures (outdoors) replaced | | 14 | | 22/40 |
| #Refrigerators replaced | | 6 | | 10/40 |
| #Clothes washers replaced | | 6 | | 10/40 |
| #Dishwashers replaced | | 6 | | 10/40 |
| #Low flow toilets | | 10 | | 14/40 |
| #Low flow showerheads | | 6 | | 10/40 |
| #Units with bus/rail access | | 6 | | 10/65 |
| #Units exceeding Energy Star | | 0 | | 0/5 |
| # ELI Households (0-30% AMI) | | 0 | | 2/5 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|--------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 6 | | 10/65 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|-----------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 6 | 0 | 6 | 10/60 | 1/0 | 11/65 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 226 N Glover St | Baltimore | | Maryland | 21224-1107 | Match / Y |
| 215 N Milton Ave | Baltimore | | Maryland | 21224-1012 | Match / Y |
| 113 N Milton Ave | Baltimore | | Maryland | 21224-1049 | Match / Y |
| 16 N Luzerne Ave | Baltimore | | Maryland | 21224-1145 | Match / Y |
| 2423 Jefferson St | Baltimore | | Maryland | 21205-2518 | Match / Y |
| 2419 E Fayette St | Baltimore | | Maryland | 21224-1008 | 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: NSP2-HC-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$0.00 | \$192,151.16 |
| Total Funds Drawdown | \$6,199.87 | \$235,841.41 |
| Program Funds Drawdown | \$0.00 | \$229,641.54 |
| Program Income Drawdown | \$6,199.87 | \$6,199.87 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$243,298.96 | \$286,989.21 |
| Habitat for Humanity of the Chesapeake, Inc. | \$243,298.96 | \$286,989.21 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate one property. The home was sold to eligible homeowner and will be measured in this activity.

No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-HC-3AH-121.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

No activity was reported this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.

All future expenditures and borrower and property information are recorded in Activity Number NSP2-HC-3AH-121.



Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-HC-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,100,000.00 |
| Total Budget | \$1,100,000.00 | \$1,100,000.00 |
| Total Obligated | \$30,757.15 | \$30,757.15 |
| Total Funds Drawdown | \$480.00 | \$480.00 |
| Program Funds Drawdown | \$480.00 | \$480.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$480.00 | \$480.00 |
| Habitat for Humanity of the Chesapeake, Inc. | \$480.00 | \$480.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

This activity is a continuation of activity NSP2-HC-3AH-120.

Habitat for Humanity of the Chesapeake, Inc. moved two families into their new homes in February. The homes are in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted the buyers with closing costs and mortgage and interest write downs.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-------------------------------------|----|------|
| # of Properties | 2 | 2/6 |
| #Energy Star Replacement Windows | 4 | 4/6 |
| #Additional Attic/Roof Insulation | 2 | 2/3 |
| #High efficiency heating plants | 2 | 2/3 |
| #Efficient AC added/replaced | 2 | 2/3 |
| #Replaced thermostats | 2 | 2/3 |
| #Replaced hot water heaters | 2 | 2/3 |
| #Light Fixtures (indoors) replaced | 15 | 15/3 |
| #Light fixtures (outdoors) replaced | 4 | 4/3 |
| #Refrigerators replaced | 2 | 2/3 |
| #Clothes washers replaced | 2 | 2/3 |
| #Dishwashers replaced | 2 | 2/3 |
| #Low flow toilets | 3 | 3/3 |
| #Low flow showerheads | 2 | 2/3 |
| #Units with bus/rail access | 2 | 2/6 |

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

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 2 | 2 | 0/0 | 2/1 | 2/6 | 100.00 |
| # Owner Households | 0 | 2 | 2 | 0/0 | 2/1 | 2/6 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 156 N Linwood Ave | Baltimore | | Maryland | 21224-1247 | Match / Y |
| 200 N Glover St | Baltimore | | Maryland | 21224-1107 | 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: NSP2-HN-1AD-000

Activity Title: Administration

Activity Category:

Administration

Project Number:

NSP2-1AD

Projected Start Date:

01/14/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$2,609,288.00 |
| Total Budget | (\$30,672.54) | \$2,609,288.00 |
| Total Obligated | \$158,694.10 | \$1,067,878.01 |
| Total Funds Drawdown | \$154,424.00 | \$1,060,472.82 |
| Program Funds Drawdown | \$85,046.32 | \$676,261.33 |
| Program Income Drawdown | \$69,377.68 | \$384,211.49 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$341,072.49 | \$1,061,896.01 |
| Healthy Neighborhoods, Inc. | \$341,072.49 | \$1,061,896.01 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Payment of administrative costs incurred by the Healthy Neighborhoods' NSP2 for the coordination of the NSP2 program.

Location Description:

Baltimore, MD

Activity Progress Narrative:

During the past quarter, Healthy Neighborhoods published a Request for Proposals for additional developers to acquire foreclosed or vacant houses and rehabilitate and sell them to eligible homeowners. Activities would be in the Patterson Park, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods. Ten developers responded with proposals. Three were selected and will be announced upon execution of the Development Agreements in April. Another major focus of this quarter was to continue to market the homes completed by the development partners. "Seven Great Neighborhoods - 100 Great Homes" home buying event was held on Saturday, March 24. Over 100 potential homeowners obtained information on the NSP2 program, spoke with development partners about housing opportunities, reviewed the incentives available, and attended open houses sponsored by each partner. Additional marketing and outreach will continue over the next several months.

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: NSP2-HN-2AH-050
Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | (\$50,000.00) | \$200,000.00 |
| Total Obligated | \$2,333.00 | \$154,102.18 |
| Total Funds Drawdown | \$13,988.00 | \$134,510.50 |
| Program Funds Drawdown | \$7,320.50 | \$93,981.50 |
| Program Income Drawdown | \$6,667.50 | \$40,529.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$38,987.00 | \$134,510.50 |
| Healthy Neighborhoods, Inc. | \$38,987.00 | \$134,510.50 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000 except if additional funds are needed for rehabilitation costs that exceed the loan to value of the property or to address lead paint hazards. The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

No activity was reported this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.

Accomplishments Performance Measures

| This Report Period | Cumulative Actual Total / Expected |
|--------------------|------------------------------------|
| Total | Total |



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 1/0 |
| # of Parcels acquired voluntarily | 0 | 1/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 5/8 |
| # of Singlefamily Units | 0 | 5/8 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 5/8 | 0/0 | 5/8 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 5/8 | 0/0 | 5/8 | 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: | NSP2-HN-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$750,000.00 |
| Total Budget | \$49,176.00 | \$750,000.00 |
| Total Obligated | \$110,524.50 | \$443,759.30 |
| Total Funds Drawdown | \$86,575.50 | \$366,563.50 |
| Program Funds Drawdown | \$50,549.00 | \$303,651.50 |
| Program Income Drawdown | \$36,026.50 | \$62,912.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$130,455.00 | \$366,423.50 |
| Healthy Neighborhoods, Inc. | \$130,455.00 | \$366,423.50 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000.

The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

Two homes were purchased through the Healthy Neighborhoods Direct Purchase Program. One home was in the Reservoir Hill neighborhood and one in the Patterson Park community. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and for closing cost assistance.

Accomplishments Performance Measures

| This Report Period | Cumulative Actual Total / Expected |
|---------------------------|---|
| Total | Total |



| | | |
|-----------------------------------|---|-------|
| # of Properties | 2 | 11/28 |
| # of Parcels acquired voluntarily | 2 | 11/28 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 2 | 11/28 |
| # of Singlefamily Units | 2 | 11/28 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|------|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 2 | 2 | 0/0 | 7/10 | 11/28 | 63.64 |
| # Owner Households | 0 | 2 | 2 | 0/0 | 7/10 | 11/28 | 63.64 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------------------|-----------|--------|----------|------------|-----------------|
| 4212 Parkside Dr | Baltimore | | Maryland | 21206-6424 | Match / Y |
| 2529 Brookfield Ave | Baltimore | | Maryland | 21217-4637 | 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: NSP2-HN-5FM-120
Activity Title: Direct Purchase Program

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSP2-5FM

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms A

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|-------------------------|-------------|
| Total Projected Budget from All Sources | N/A | \$75,000.00 |
| Total Budget | \$0.00 | \$75,000.00 |
| Total Obligated | \$0.00 | \$75,000.00 |
| Total Funds Drawdown | \$0.00 | \$75,000.00 |
| Program Funds Drawdown | \$0.00 | \$37,939.43 |
| Program Income Drawdown | \$0.00 | \$37,060.57 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$49,526.00 | \$75,000.00 |
| Healthy Neighborhoods, Inc. | \$49,526.00 | \$75,000.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds are being used to guarantee a portion of the Healthy Neighborhoods' loan program. Eligible purchasers of an NSP2 home have access to loan funds as long as they are available and that the borrower meets the underwriting criteria of the program. The loan program provides below market interest rate, 30 year fixed term, and no mortgage insurance required. Eligible borrowers must contribute 3% of the loan amount from their own funds. The loans are underwritten and serviced by M&T Bank.

This activity previously provided NSP funds for assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds subsidized principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy averaged \$25,000. All activity related to home purchasers has been transferred to NSP2-HN-3AH-120.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardns, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

No activity was reported this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 1/25 |
| # of Singlefamily Units | 0 | 1/25 |

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 | 3/10 | 3/25 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 3/10 | 3/25 | 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: NSP2-SA-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

Overall

| | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$33,250.00 |
| Total Budget | (\$464,350.00) | \$33,250.00 |
| Total Obligated | \$0.00 | \$33,238.00 |
| Total Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$33,238.00 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$33,238.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

No activity was reported this quarter. All future expenditures and activity are recorded in Activity Number NSP2-SA-2AH-051.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|---|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 2/2 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |



| | | |
|-----------------------------------|---|-----|
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 2/2 |
| Total acquisition compensation to | 0 | 0/0 |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 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: NSP2-SA-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|-------------------------|-------------|
| Total Projected Budget from All Sources | N/A | \$66,750.00 |
| Total Budget | \$66,750.00 | \$66,750.00 |
| 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 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

This activity is a continuation of Activity NSP2-SA-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

No activity was reported this quarter.
This activity is a continuation of activity NSP2-SA-2AH-050.

Accomplishments Performance Measures

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



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

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/2 | 0/0 | 0/2 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/2 | 0/0 | 0/2 | 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: NSP2-SA-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

Overall

| | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,200,000.00 |
| Total Budget | (\$3,415,000.00) | \$3,200,000.00 |
| Total Obligated | \$0.00 | \$3,081,784.52 |
| Total Funds Drawdown | \$0.00 | \$3,006,559.25 |
| Program Funds Drawdown | \$0.00 | \$2,539,319.55 |
| Program Income Drawdown | \$0.00 | \$467,239.70 |
| Program Income Received | \$197,347.44 | \$492,135.14 |
| Total Funds Expended | \$98,436.91 | \$3,006,559.25 |
| St. Ambrose Housing Aid Center, Inc. | \$98,436.91 | \$3,006,559.25 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 40 properties. Six homes were sold to eligible homeowners through September 30, 2011 and have been measured in this activity. No future funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-SA-3AH-121.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

No activity was reported this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.

All future expenditures and activity are recorded in Activity Number NSP2-SA-3AH-121.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-----------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 5/6 | |
| # of buildings (non-residential) | 0 | | 0/0 | |
| # of Parcels acquired by | 0 | | 0/0 | |
| # of Parcels acquired by admin | 0 | | 0/0 | |
| # of Parcels acquired voluntarily | 0 | | 5/6 | |
| Total acquisition compensation to | 0 | | 0/0 | |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 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: NSP2-SA-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,200,000.00 |
| Total Budget | \$3,200,000.00 | \$3,200,000.00 |
| Total Obligated | \$811,790.65 | \$811,790.65 |
| Total Funds Drawdown | \$726,322.65 | \$726,322.65 |
| Program Funds Drawdown | \$378,832.41 | \$378,832.41 |
| Program Income Drawdown | \$347,490.24 | \$347,490.24 |
| Program Income Received | \$262,928.57 | \$262,928.57 |
| Total Funds Expended | \$641,174.65 | \$641,174.65 |
| St. Ambrose Housing Aid Center, Inc. | \$641,174.65 | \$641,174.65 |
| Match Contributed | \$14,000.00 | \$14,000.00 |

Activity Description:

This is a continuation of Activity NSP2-SA-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

This activity is a continuation of activity NSP2-SA-3AH-120. Four homes were sold in the Belair-Edison neighborhood by St. Ambrose Housing Aid Center, Inc. to first time homeowners during this quarter. All of the homes were purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyers all received funds for a portion of their closing costs. Six houses were purchased by St. Ambrose Housing Aid Center, Inc. in three of the targeted neighborhoods. Four are located in the Belair-Edison neighborhood: 3579 Juneway, 3800 Elmley, 3855 Elmora, and 3711 Lyndale. One house at 606 East 37th Street was acquired in Ednor Gardens and 2203 Guilford, located in the Barclay neighborhood, was purchased. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Six additional properties are under construction. Completion times will differ based on the extent of rehabilitation needed. All of



the houses will be sold to eligible homeowners.

The matching funds reported were closing cost and down payment assistance for the buyers. Live Baltimore provided \$4,000 and \$10,000 came from the State of Maryland's closing cost assistance program.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 4 | 8/140 |
| #Energy Star Replacement Windows | 32 | 44/100 |
| #Additional Attic/Roof Insulation | 4 | 8/50 |
| #High efficiency heating plants | 4 | 8/50 |
| #Efficient AC added/replaced | 4 | 6/50 |
| #Replaced thermostats | 4 | 8/50 |
| #Replaced hot water heaters | 4 | 8/50 |
| #Light Fixtures (indoors) replaced | 16 | 24/50 |
| #Light fixtures (outdoors) replaced | 8 | 12/50 |
| #Refrigerators replaced | 4 | 8/50 |
| #Clothes washers replaced | 4 | 8/50 |
| #Dishwashers replaced | 4 | 8/50 |
| #Low flow toilets | 6 | 8/50 |
| #Low flow showerheads | 4 | 6/50 |
| #Units with bus/rail access | 4 | 8/140 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 4 | 8/140 |
| # of Singlefamily Units | 4 | 8/140 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|------|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 4 | 0/0 | 4/50 | 8/140 | 50.00 |
| # Owner Households | 0 | 0 | 4 | 0/0 | 4/50 | 8/140 | 50.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|--------------------|-----------|--------|----------|------------|-----------------|
| 3828 Ravenwood Ave | Baltimore | | Maryland | 21213-2022 | Match / Y |
| 3804 Sinclair Ln | Baltimore | | Maryland | 21213-2142 | Match / Y |
| 4318 Parkside Dr | Baltimore | | Maryland | 21206-6425 | Match / Y |
| 4128 Coleman Ave | Baltimore | | Maryland | 21213-2015 | 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: NSP2-TB-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Planned

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Telesis Baltimore Corporation

Overall

| | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$100,000.00 |
| Total Budget | (\$343,200.00) | \$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 |
| Telesis Baltimore Corporation | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

No activity planned at this time.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

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

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



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 | 0/2 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/0 | 0/2 | 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: NSP2-TB-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$2,750,000.00 |
| Total Budget | (\$1,540,000.00) | \$2,750,000.00 |
| Total Obligated | \$0.00 | \$2,727,702.44 |
| Total Funds Drawdown | \$0.00 | \$2,700,023.96 |
| Program Funds Drawdown | \$0.00 | \$2,296,368.72 |
| Program Income Drawdown | \$0.00 | \$403,655.24 |
| Program Income Received | \$432,132.29 | \$1,480,879.94 |
| Total Funds Expended | \$26,240.26 | \$2,700,023.96 |
| Telesis Baltimore Corporation | \$26,240.26 | \$2,700,023.96 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate eight properties. One home was sold to an eligible homeowner through September 30, 2011 and has been measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-TB-3AH-121.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

No activity was reported this quarter. Expenditures reported in this quarter are payments related to activities which occurred in the previous quarter.

All future expenditures and activity are recorded in Activity Number NSP2-TB-3AH-121.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-----------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 1/1 | |
| # of buildings (non-residential) | 0 | | 0/0 | |
| # of Parcels acquired by | 0 | | 0/0 | |
| # of Parcels acquired by admin | 0 | | 0/0 | |
| # of Parcels acquired voluntarily | 0 | | 1/1 | |
| Total acquisition compensation to | 0 | | 0/0 | |

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

Beneficiaries Performance Measures

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

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-TB-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,725,000.00 |
| Total Budget | \$4,725,000.00 | \$4,725,000.00 |
| Total Obligated | \$1,823,983.95 | \$1,823,983.95 |
| Total Funds Drawdown | \$1,817,431.95 | \$1,817,431.95 |
| Program Funds Drawdown | \$1,726,850.58 | \$1,726,850.58 |
| Program Income Drawdown | \$90,581.37 | \$90,581.37 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$1,002,170.95 | \$1,002,170.95 |
| Telesis Baltimore Corporation | \$1,002,170.95 | \$1,002,170.95 |
| Match Contributed | \$0.00 | \$154,000.00 |

Activity Description:

This is a continuation of Activity NSP2-TB-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

This activity is a continuation of activity NSP2-TB-3AH-120.

Telesis Baltimore Corporation began construction on an additional 12 houses on the 2200 and 2300 N. Calvert Streets. The homes are being rehabilitated to meet or exceed Energy Star Qualified New Homes standards and the Enterprise Green Communities Standards. Construction was approximately 65% complete at the end of this quarter. Completion of the homes is expected in May and the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. The last remaining home from the first phase of eight houses is under contract and two in the second phase also are under contract.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 6/30 | |
| #Energy Star Replacement Windows | 0 | | 24/40 | |
| #Additional Attic/Roof Insulation | 0 | | 6/20 | |
| #High efficiency heating plants | 0 | | 6/20 | |
| #Efficient AC added/replaced | 0 | | 6/20 | |
| #Replaced thermostats | 0 | | 6/20 | |
| #Replaced hot water heaters | 0 | | 6/20 | |
| #Light Fixtures (indoors) replaced | 0 | | 48/20 | |
| #Light fixtures (outdoors) replaced | 0 | | 12/20 | |
| #Refrigerators replaced | 0 | | 6/20 | |
| #Clothes washers replaced | 0 | | 6/20 | |
| #Dishwashers replaced | 0 | | 6/20 | |
| #Low flow toilets | 0 | | 18/20 | |
| #Low flow showerheads | 0 | | 12/20 | |
| #Units with bus/rail access | 0 | | 6/30 | |
| #Units exceeding Energy Star | 0 | | 6/20 | |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Housing Units | 0 | | 6/30 | |
| # of Singlefamily Units | 0 | | 6/30 | |

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 | 6/30 | 0.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/0 | 6/30 | 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: NSP2-WH-2AR-051

Activity Title: Acq./Rehab/Rental B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Jan 1 thru Mar 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,625,000.00 |
| Total Budget | \$1,625,000.00 | \$1,625,000.00 |
| Total Obligated | \$68,242.25 | \$68,242.25 |
| Total Funds Drawdown | \$68,242.25 | \$68,242.25 |
| Program Funds Drawdown | \$42,119.70 | \$42,119.70 |
| Program Income Drawdown | \$26,122.55 | \$26,122.55 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$68,242.25 | \$68,242.25 |
| Druid Heights Community Development Corporation, Inc. | \$68,242.25 | \$68,242.25 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate a foreclosed and vacant property in the designated census tracts for Reservoir Hill for rent to eligible households at or below 50% of area median income. The property is being purchased at a discount of 1% below the current "as is" appraised value.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

This activity is a continuation of activity NSP2-DH-2AH-050. The project will create five units of permanent rental housing for very low income women and children who were formerly homeless. The building at 2408 Linden Avenue is slated to be transferred to the Women's Housing Coalition, Inc. from Druid Heights Community Development Corporation early in the next quarter. Architectural drawings are complete and construction pricing finalized. Construction is anticipated to begin in late April or early May.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|--|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/1 |
| #Additional Attic/Roof Insulation | 0 | 0/1 |
| #High efficiency heating plants | 0 | 0/1 |



| | | |
|-------------------------------------|---|-----|
| #Efficient AC added/replaced | 0 | 0/1 |
| #Replaced thermostats | 0 | 0/1 |
| #Replaced hot water heaters | 0 | 0/1 |
| #Light Fixtures (indoors) replaced | 0 | 0/5 |
| #Light fixtures (outdoors) replaced | 0 | 0/5 |
| #Refrigerators replaced | 0 | 0/4 |
| #Clothes washers replaced | 0 | 0/1 |
| #Low flow toilets | 0 | 0/5 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/1 |
| # ELI Households (0-30% AMI) | 0 | 0/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # of Multifamily 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 | 0/0 | 0/5 | 0 |
| # Renter Households | 0 | 0 | 0 | 0/0 | 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: Healthy Neighborhoods Inc.

Grant: B-09-CN-MD-0011

April 1, 2012 thru June 30, 2012 Performance Report



Grant Number:

B-09-CN-MD-0011

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

Healthy Neighborhoods Inc.

Contract End Date:

02/10/2013

Review by HUD:

Submitted - Await for Review

Grant Amount:

\$26,092,880.00

Grant Status:

Active

QPR Contact:

Lisa R Evans

Estimated PIRL Funds:

\$12,000,000.00

Total Budget:

\$38,092,880.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

The purpose of the Healthy Neighborhoods, Inc. Neighborhood Stabilization Program 2 (NSP2) Grant of \$26,092,880 is to acquire and redevelop 349 units of residential foreclosed, abandoned, or vacant properties in designated neighborhoods in Baltimore, Maryland. The properties predominately are for income eligible homeowners and a small number of units will be developed for renters. A minimum of 25%, \$6,523,220 of the funds, is for foreclosed and abandoned properties developed for households whose incomes are at or below 50% of the area median income (AMI). The remaining funds are for foreclosed, abandoned, or vacant houses targeted for households whose incomes are at or below 120% AMI. The award was received on February 11, 2010 and half of the funds must be expended within two years and the balance totally expended within three years.

Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant, along with eight other participants: five nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Govans Ecumenical Development Corporation; Habitat for Humanity of the Chesapeake, Inc.; St. Ambrose Housing Aid Center, Inc.; and the Women's Housing Coalition, Inc.; Telesis Baltimore Corporation and the French Development Corporation, both for profit development partners; and the City of Baltimore's Department of Housing and Community Development. Additional development partners will be added if needed.

Seven neighborhoods encompassing 12 census tracts were selected for housing development activity. Each member is concentrating in particular target areas with a number of properties for completion. Druid Heights Community Development Corporation, Inc. is in the Reservoir Hill community in census tracts 1301 and 1302 and is acquiring and rehabilitating 32 units of housing for homeowners or renters. The Women's Housing Coalition is rehabilitating one property for five units of rental housing in Reservoir Hill. Habitat for Humanity of the Chesapeake, Inc. is in the Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602 and is developing 75 houses for sale to eligible buyers and the French Development Company also will be in the same areas and developing five houses. St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling 148 houses to homeowners in the neighborhoods of Belair Edison in census tracts 80101, 260202, 260301, and 260302; Ednor Gardens in census tract 903; and in Better Waverly, and Coldstream Homestead Montebello overlapping census tracts 905 and 906. The Govans Ecumenical Development Corporation also is developing five houses in the Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello neighborhoods. Telesis Baltimore Corporation is acquiring, rehabilitating, and selling to eligible homeowners 33 houses in the Barclay/Old Goucher neighborhoods in census tract 1204.

Individual homebuyers are purchasing 36 foreclosed, abandoned, or vacant one to four unit residential properties in the designated census tracts. The house must be their primary residency upon completion. Healthy Neighborhoods is coordinating this direct purchase program. All properties are being purchased at a discount of 1% below the current "market value. Most properties will need NSP2 funds to subsidize development. The amount of subsidy varies by property depending on condition and funds needed to meet all local building codes and program requirements including the addition of "green" features where feasible. Homeowners also have access to \$6,000 for closing cost assistance. The closing cost assistance is a noninterest bearing loan declining in equal increments over five years. For homeownership units, the subsidy for principal reduction combined with closing cost assistance remains as a noninterest loan declining in equal increments five years if the total subsidy is less than \$15,000; over ten years if between \$15,000 and \$40,000; and over 15 years if greater than \$40,000. Long term affordability of any rental housing will be assured by a recorded deed restriction and regulatory agreement requiring the occupancy by low income tenants at or below 50% of area median income for a period of 20 years.

No demolition or land banking is anticipated under this program.

Target Geography:

Activities for the NSP2 grant are targeted for Baltimore City in seven neighborhoods encompassing 12 census tracts: Reservoir Hill in tracts 1301 and 1302; Patterson Park/McElderry Park in tracts 601 and 602; Belair Edison in tracts 80101, 260202, 260301, and 260302; Ednor Gardens in tract 903; Better Waverly and Coldstream Homestead Montebello in tracts 905 and 906; and Barclay/Old Goucher in tract 1204.



These seven neighborhoods participate in the Healthy Neighborhoods program employing a strategy to strengthen what are referred to as "the middle" neighborhoods through a variety of tools utilized in cooperation with neighborhood based organizations. The NSP neighborhoods were selected because they share certain characteristics of average homeownership rates, scattered physical problems, and vacancies that are not highly concentrated. Many of these neighborhoods were targets for cash out refinances and subprime and aggressive mortgages which all added to the foreclosure crisis. All are suffering from the impact of the slowed economy and the resulting effect on the housing sales market.

Belair Edison is primarily a rowhouse working class community dating back to the 1920's and flanked by some of the city's largest parks. Its modest homes and prices made it perfect target for flipping and predatory lending in the late 1990's. This led to one of the highest number of FHA foreclosures in the country. Belair Edison now is staggering under a second round of foreclosures and declining values.

Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello (CHM) are adjacent and border Clifton Park and its public golf course and Lake Montebello with biking and walking lanes. The neighborhoods have a number of assets including a new Giant supermarket; Johns Hopkins University's satellite campus in the center of the neighborhoods; a full service YMCA; a community built playground; and mixed income senior housing. High cost loans are significant at 43.1% in Ednor Gardens, 57.4% in Better Waverly, and 61.8% in CHM. Foreclosure rates are rising. A vigilant approach to deal with foreclosures and vacant house is necessary to stabilize the market.

Reservoir Hill represents the most dramatic effects of the decline of real estate markets and protracted vacancies. This neighborhood of large, architecturally significant, historic townhouses views the city's largest park and is walking distance to a commuter train line and a local light rail. Many houses were transformed into multifamily units overrun with poverty, crime, and drugs. Many became vacant. In the early 2000's it became one of the hottest real estate markets with millions of dollars of investment. Renovation projects have stalled and sales and values have dropped. Turning abandoned and foreclosed condominium units and single family homes back to productive use will be required to give confidence to the area.

Patterson Park/McEldery Park neighborhood was once an extremely stable lower middle class area of industrial workers and rowhouse homeowners. Though just above the 140 acre Patterson Park and below Johns Hopkins medical institutions, the neighborhood declined. A local housing group acquired 500 homes and renovated them. The collapse of the housing market forced the group into bankruptcy. Other investors face similar circumstances and the market is flooded with inventory. Vacant and abandoned units are the biggest problem for this neighborhood.

Barclay/Old Goucher is a working class community with declining population rates and showing signs of disinvestment. Virtually no current real estate market exists. Signs of recovery surround the community with an emerging arts district to the south, increased homeownership to the north and west, and an approved plan for 300 units in Barclay. It is close to several universities. It is only a short walk to the train station and light rail. Active investment of NSP2 funds will establish and stimulate the market.

Program Approach:

The NSP2 grant is projected to acquire 349 foreclosed or abandoned properties and return them to quality and affordable homeownership or rental units. The primary activity is being conducted by the three nonprofit and one for profit developers who are acquiring and rehabilitating approximately 291 foreclosed and abandoned properties with sale to qualified homebuyers. Properties are being identified by developers in the designated neighborhoods and purchased at a minimum of the required one percent discount from the "as is" appraised value. The properties are being completely renovated and incorporate "green" features. NSP2 funds are being used to fund development costs that exceed the fair market value of the property. Every homebuyer is eligible for \$6,000 in closing cost assistance. Thirty-six additional properties are being purchased and rehabilitated by individuals for their primary residence. NSP2 funds will be used for these homebuyers for repair costs, principal reduction, and/or closing cost assistance.

All homebuyers are required to receive eight hours of homeownership counseling from a HUD certified counseling agency. Several Healthy Neighborhoods community organizations are approved counseling agencies and are assisting in qualifying and verifying homebuyers' eligibility. The Healthy Neighborhood partner organizations also are assisting in marketing properties directly to homebuyers and those houses being developed by the NSP2 team members.

Five units of rental housing are being developed in the Reservoir Hill community. Financing will be secured to the property with covenants to maintain affordability for 90 years with occupancy by eligible NSP2 households earning at or below 50% of Area Median Income.

Healthy Neighborhoods is administering the program utilizing the allowable ten percent of NSP2 funds. The administrative costs include the time of staff dedicated to NSP2, Healthy Neighborhoods' staff assisting with aspects of the program, outside consultants and vendors for appropriate services to assure compliance with NSP2 regulations and completion of the grant award. Healthy Neighborhoods is monitoring the performance of the NSP2 team members to assure they are meeting their performance goals. Healthy Neighborhoods will work with the Baltimore City Department of Housing and Community Development in its monitoring of activities and completion of the environmental review of each property.

The NSP2 team is building and expanding upon the work they already are doing in their NSP2 target census tracts to remediate the destabilizing impacts of foreclosures and vacant and abandoned buildings. The team knows the geography, the real estate market, the costs to purchase and renovate, and the buyers or renters to target. The funded work is building on existing partnerships with community based organizations to provide a wide array of services to neighborhood residents.

The intervention is to safeguard gains, create new quality housing opportunities for homeowners and position the communities to fully participate in a revived market when economic recovery occurs. NSP2 dollars are a key component allowing for quality renovations and serving a market where there still is buying interest. Given the compact nature of the neighborhoods and census tracts there is sufficient scale to make a market difference.

While each neighborhood has unique characteristics and market price points, all share many of the same attributes and issues. The strategies proposed are similar with the intended result being fewer vacant and foreclosed properties, reinvigoration of the market through the introduction of new homeowners, and growing confidence from the effects of visible and continued reinvestment.

Consortium Members:

Healthy Neighborhoods' Neighborhood Stabilization Program 2 consists of nine participants. Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant and a consortium member. The City of Baltimore's Department of Housing and Community Development is also a consortium member. The NSP2 program began with three nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; St. Ambrose Housing Aid Center, Inc.; and the for profit development partner, Telesis Baltimore Corporation. Three new partners were added in the second quarter of 2012: two nonprofits Women's Housing Coalition, Inc. and Govans Ecumenical Development Corporation; and the for profit French Development



Corporation. Additional development partners will be added as needed.

Healthy Neighborhoods is administering the program utilizing \$2,609,288 in funds to coordinate activities and manage the financial and compliance aspects of the program. Healthy Neighborhoods is 11 years old and partners with 14 local community development groups in 37 neighborhoods to revitalize older Baltimore neighborhoods through rebuilding real estate markets and reestablishing active resident involvement. Seven of the neighborhoods are part of the NSP2 program. Healthy Neighborhoods also is coordinating \$950,000 in funds for the direct purchase program for 36 homebuyers at or below 120% of area median income (AMI) to purchase properties in any of the designated NSP2 census tracts. An additional \$75,000 in funds serves as a loan guarantee for first mortgage loans for eligible NSP2 borrowers through the Healthy Neighborhoods loan program.

Druid Heights Community Development Corporation, Inc. is acquiring and rehabilitating 32 homes for sale to individuals or families at or below 120% AMI using \$5,600,000 of NSP2 funds and earned sales proceeds primarily in the Reservoir Hill community. Druid Heights was established in 1971 and provides homeownership counseling, is rehabilitating vacant houses for sale and for rent, constructed new townhomes for sale, rehabilitated a community center, and developed senior housing.

Habitat for Humanity of the Chesapeake, Inc. is focusing in the Patterson Park and McElderry Park neighborhoods and is developing 75 houses for eligible homeowners using \$5,000,000 of NSP2 funds and sales proceeds: 69 foreclosed or abandoned houses are for homeowners at or below 50% of AMI and six foreclosed or abandoned houses are for homeowners at or below 120% of AMI. Habitat is the local affiliate of the international Habitat program and has 28 years of experience renovating homes for low income homeowners throughout the metropolitan area.

St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling to eligible homeowners 148 houses predominantly in the neighborhoods of Belair Edison, Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$5,000,000 and sales proceeds for 146 homeowners at or below 120% of AMI and for two homeowners at or below 50% of AMI. St. Ambrose was founded in 1968. In addition to housing development, St. Ambrose offers homeownership counseling, foreclosure prevention counseling and legal services, affordable rental opportunities, and homesharing. Since 2000, it has renovated and sold over 300 foreclosed properties to qualified homebuyers.

Telesis Baltimore Corporation has \$4,300,000 and sales proceeds and is developing 33 houses in the Barclay/Old Goucher neighborhoods for homeowners at or below 120% of AMI. Telesis, which was founded in 1985, is a national development organization that plans, finances, and builds affordable housing. It focuses on large-scale neighborhood redevelopment with a mix of uses including rental, homeownership, commercial, and community facilities. In 2008, Telesis was selected by Baltimore City to redevelop over 300 units in Barclay/Old Goucher.

The Women's Housing Coalition, Inc. is developing five units of permanent rental housing in the Reservoir Hill neighborhood for women and children with household incomes at or below 50% of AMI. The historic house and carriage house is being renovated with \$1,625,000 of NSP2 funds. Created in 1979, the Women's Housing Coalition provides homeless women and children with a range of housing options and opportunities in order to maximize their chances of future independence and self-sufficiency.

The French Development Company is developing five houses primarily in the Patterson Park neighborhood for sale to individuals or families at or below 120% AMI using \$880,000 of NSP2 funds. The French Development Company has been a producer of affordable and market rate housing since 1982. The company also has provided development consulting for numerous nonprofit organizations and developed projects utilizing federal and state subsidies.

Govans Ecumenical Development Corporation (GEDCO) is acquiring and rehabilitating five houses in the neighborhoods of Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$880,000 for homeowners at or below 120% of AMI. Incorporated in 1991, GEDCO is a developer and manager of housing and supportive services for approximately 500 individuals including low income seniors and older adults with disabilities, homeless individuals, and individuals affected by AIDS and chronic mental illness.

The City of Baltimore's Department of Housing and Community Development is conducting all environmental reviews for all of the housing development under the grant. The Department received NSP1 funding and is familiar with NSP federal requirements.

How to Get Additional Information:

For additional information, please contact:

Healthy Neighborhoods, Inc.

>2 East Read Street

>Baltimore, MD 21202

www.healthyneighborhoods.org

Attention: Lisa R. Evans, Senior Program Officer & NSP2

>Telephone: 410.332.0387, ext. 153

>levans@healthyneighborhoods.org

| Overall | This Report Period | To Date |
|--|--------------------|-----------------|
| Total Projected Budget from All Sources | N/A | \$36,866,870.68 |
| Total Budget | \$1,752,582.68 | \$36,866,870.68 |
| Total Obligated | \$6,643,039.75 | \$25,681,900.27 |
| Total Funds Drawdown | \$4,506,617.18 | \$22,064,097.98 |
| Program Funds Drawdown | \$1,733,666.25 | \$15,937,612.85 |
| Program Income Drawdown | \$2,772,950.93 | \$6,126,485.13 |
| Program Income Received | \$2,038,743.23 | \$6,948,071.04 |
| Total Funds Expended | \$4,586,121.48 | \$21,690,342.30 |
| Match Contributed | \$125,618.80 | \$306,618.80 |



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 | \$306,618.80 |
| Limit on Public Services | \$3,913,932.00 | \$0.00 |
| Limit on Admin/Planning | \$2,609,288.00 | \$1,432,271.62 |
| Limit on State Admin | \$0.00 | \$1,432,271.62 |

Progress Toward Activity Type Targets

| Activity Type | Target | Actual |
|----------------|----------------|----------------|
| Administration | \$2,609,288.00 | \$2,609,288.00 |

Progress Toward National Objective Targets

| National Objective | Target | Actual |
|-------------------------------|----------------|-----------------|
| NSP Only - LH - 25% Set-Aside | \$6,523,220.00 | \$10,036,630.18 |

Overall Progress Narrative:

During April, May, and June of 2012, 17 homes were sold to eligible homeowners by the Healthy Neighborhoods Neighborhood Stabilization Program 2 partners. The marketing and sale of homes remained a critical component to the success of the program. Healthy Neighborhoods continued to coordinate marketing efforts of all partners with outreach to participating neighborhoods, staging and promotion of homes for sale, and information on available incentives for buyers.

In late May, the Mayor of the City of Baltimore and the Secretary of the Maryland Department of Housing and Community Development stood before a completely renovated and EnergyStar NSP2 home in the Barclay neighborhood to announce home buying incentives. The State of Maryland reduced its interest rate on its mortgage program in June as homeownership month. The Mayor and the President of Healthy Neighborhoods promoted the numerous incentives available to homeowners.

>Telesis Baltimore Corporation, who sponsored the event for the Mayor and State, continued construction on an additional 12 houses on the 2200 and 2300 N. Calvert Streets in Barclay. The homes are being rehabilitated to meet or exceed Energy Star Qualified New Homes standards and the Enterprise Green Communities Standards. Completion of the homes is expected in August and the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. The last remaining home from the first phase of eight houses settled and six of the homes currently under rehabilitation are under contract of sale prior to completion.

Seven homes in the Belair-Edison neighborhood and one in the Ednor Gardens community were sold by St. Ambrose Housing Aid Center, Inc. to first time home owners during this quarter. All of the homes were purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyers all received funds for a portion of their closing costs. Two other homes were under contract of sale in Belair-Edison and are expected to settle in July. Three houses were purchased by St. Ambrose Housing Aid Center, Inc. in the Belair-Edison neighborhood and eleven additional properties are under construction. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

In the Reservoir Hill neighborhood, Druid Heights Community Development Corporation, Inc. sold three homes. The remaining house from the first phase was completed and under contract of sale. Rehabilitation work began on three additional houses. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.



Habitat for Humanity of the Chesapeake, Inc. moved three families into their new homes in April and June. All of the homes are in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted one buyer at or below 50% of Area Median income with closing costs and mortgage and interest write downs. The other two homes were sold to eligible homeowners earning at or below 120% of Area Median Income and received closing cost assistance.

Two homes were purchased through the Healthy Neighborhoods Direct Purchase Program. One home was in the Reservoir Hill neighborhood and one in the Patterson Park community. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and for closing cost assistance.

During this quarter, the house and carriage house at 2408 Linden Avenue in the Reservoir Hill neighborhood were transferred to the Women’s Housing Coalition, Inc. from Druid Heights Community Development. The two buildings will create five units of permanent rental housing for very low income women and children who were formerly homeless. Rehabilitation began in May and completion is anticipated early in 2013.

Two additional developers were added to the Healthy Neighborhoods’ Neighborhood Stabilization Program 2 as a result of a Request for Proposals for additional developers to acquire foreclosed or vacant houses and rehabilitate and sell them to eligible homeowners. Govans Ecumenical Development Corporation will acquire five homes Better Waverly, and Coldstream-Homestead-Montebello neighborhoods. The French Development Company will purchase five homes in the Patterson Park neighborhood. All homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Closing cost assistance of \$6,000 will be available to homeowners.

A total of 103.25 jobs either were created or retained during this quarter. The vast majority of the jobs resulted from construction activity.

The total from the inception of the grant through this quarter of program funds and program income spent was \$21,690,650.30 equaling 83.13% of the total grant amount. A total of \$4,586,121.48 was expended during the quarter comprising \$32,723,990.66 of program funds and \$1,862,130.82 of program income.

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 |
| NSP2-1AD, Administration | \$124,434.37 | \$2,609,288.00 | \$800,695.70 |
| NSP2-2AH-050, Acquisition/Rehab B-050 | \$468,822.51 | \$10,375,000.00 | \$4,631,091.01 |
| NSP2-3AH-120, Acquisition/Rehab B-120 | \$1,140,409.37 | \$23,833,592.00 | \$10,467,886.71 |
| NSP2-5FM, Financing Mechanisms A | \$0.00 | \$75,000.00 | \$37,939.43 |



Activities

Grantee Activity Number: NSP2-DH-2AH-050
Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Completed

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

| | Apr 1 thru Jun 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$61,630.18 |
| Total Budget | (\$38,369.82) | \$61,630.18 |
| Total Obligated | \$0.00 | \$61,630.18 |
| Total Funds Drawdown | \$0.00 | \$59,259.18 |
| Program Funds Drawdown | \$0.00 | \$43,040.18 |
| Program Income Drawdown | \$0.00 | \$16,219.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$59,259.18 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$59,259.18 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds were used to acquire a foreclosed property in designated census tracts for rent to eligible households at or below 50% of area median income. The property was purchased at a discount of 1% below the current "as is" appraised value. Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development were measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future costs and property and renter information will be listed under Performance Measures for Activity NSP2-WH-2AR-051.

The property was sold to another NSP2 Development Partner, the Women's Housing Coalition, Inc. for development of five rental units for households at or below 50% of AMI.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development are measured in this activity. No funds are anticipated to be disbursed from this activity in the future. All future costs and property and renter information are listed under Performance Measures for Activity NSP2-WH-2AR-051.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 0/1 |
| # ELI Households (0-30% AMI) | 0 | 0/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # of Multifamily 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 |
| # Renter 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: NSP2-DH-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,675,000.00 |
| Total Budget | \$0.00 | \$1,675,000.00 |
| Total Obligated | \$0.00 | \$1,675,000.00 |
| Total Funds Drawdown | \$0.00 | \$1,623,617.01 |
| Program Funds Drawdown | \$0.00 | \$1,166,205.41 |
| Program Income Drawdown | \$0.00 | \$457,411.60 |
| Program Income Received | \$0.00 | \$173,161.07 |
| Total Funds Expended | \$0.00 | \$1,623,617.01 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$1,623,617.01 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate five properties. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-DH-3AH-121.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

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



| | | |
|-----------------------------------|---|-----|
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 0/0 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # 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 Permanent Jobs Created | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/2 | 0/5 | 0 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/2 | 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: NSP2-DH-3AH-121

Activity Title: Acquisition/Rehab b

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,525,000.00 |
| Total Budget | \$0.00 | \$3,525,000.00 |
| Total Obligated | \$930,852.26 | \$2,030,062.68 |
| Total Funds Drawdown | \$382,916.99 | \$1,112,535.83 |
| Program Funds Drawdown | \$160,030.84 | \$537,747.70 |
| Program Income Drawdown | \$222,886.15 | \$574,788.13 |
| Program Income Received | \$506,773.09 | \$506,773.09 |
| Total Funds Expended | \$472,796.34 | \$1,112,535.84 |
| Druid Heights Community Development Corporation, Inc. | \$472,796.34 | \$1,112,535.84 |
| Match Contributed | \$30,000.00 | \$40,000.00 |

Activity Description:

This is a continuation of Activity NSP2-DH-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

Druid Heights Community Development Corporation, Inc. sold three homes this quarter: 606 Lennox, 2211 Linden Avenue, and 2434 Linden Avenue. The remaining home from the first phase at 2517 Madison was completed and under contract.

Rehabilitation began on three houses in the Reservoir Hill neighborhood: 2406 Brookfield Avenue, 924 Newington Avenue, and 2210 Park Avenue. The construction contract was awarded to C. L. McCoy Framing Co., Inc. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 3 | 4/15 |
| #Energy Star Replacement Windows | 12 | 16/20 |
| #Additional Attic/Roof Insulation | 3 | 4/10 |
| #High efficiency heating plants | 3 | 4/10 |
| #Efficient AC added/replaced | 3 | 4/10 |
| #Replaced thermostats | 3 | 4/10 |
| #Replaced hot water heaters | 3 | 4/10 |
| #Light Fixtures (indoors) replaced | 20 | 32/10 |
| #Light fixtures (outdoors) replaced | 6 | 8/10 |
| #Refrigerators replaced | 3 | 4/10 |
| #Clothes washers replaced | 3 | 4/10 |
| #Dishwashers replaced | 3 | 4/10 |
| #Low flow toilets | 5 | 8/10 |
| #Low flow showerheads | 5 | 7/10 |
| #Units with bus/rail access | 3 | 4/15 |
| #Units exceeding Energy Star | 2 | 3/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 3 | 4/15 |
| # of Singlefamily Units | 3 | 4/15 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 3 | 0/0 | 1/0 | 4/15 | 25.00 |
| # Owner Households | 0 | 1 | 3 | 0/0 | 1/0 | 4/15 | 25.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-----------------|-----------|--------|----------|------------|-----------------|
| 606 Lennox St | Baltimore | | Maryland | 21217-4802 | Match / Y |
| 2211 Linden Ave | Baltimore | | Maryland | 21217-4503 | Match / Y |
| 2434 Linden Ave | Baltimore | | Maryland | 21217-4539 | 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: NSP2-EC-3AR-121

Activity Title: Acq./Rehab./Rental

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

06/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Completed

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

| | Apr 1 thru Jun 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$10,952.50 |
| Total Budget | (\$1,589,047.50) | \$10,952.50 |
| Total Obligated | \$9,802.50 | \$10,952.50 |
| Total Funds Drawdown | \$9,802.50 | \$10,952.50 |
| Program Funds Drawdown | \$1,065.00 | \$1,065.00 |
| Program Income Drawdown | \$8,737.50 | \$9,887.50 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$9,802.50 | \$10,952.50 |
| Druid Heights Community Development Corporation, Inc. | \$9,802.50 | \$10,952.50 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Baltimore, MD, in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Location Description:

NSP2 funds were used to determine the feasibility of acquiring and rehabilitating a foreclosed property in designated census tracts for Reservoir Hill for rent to eligible households at or below 120% of area median income. The offer to the lender was rejected and the project cancelled.

Activity Progress Narrative:

This project has been determined to be infeasible. The activity represented pre development due diligence costs for appraisal and architectural and construction review of converting a foreclosed condominium building in the Reservoir Hill neighborhood to an apartment building.

Accomplishments Performance Measures

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

| | This Report Period | Cumulative Actual Total / Expected |
|--|---------------------------|---|
| | Total | Total |



| | | |
|------------------------|---|-----|
| # of Housing Units | 0 | 0/0 |
| # of Multifamily 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 |
| # Renter 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: NSP2-FD-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

06/01/2012

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

French Development Company

Overall

| | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$880,000.00 |
| Total Budget | \$880,000.00 | \$880,000.00 |
| 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 |
| French Development Company | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by the French Development Company through its subsidiary, Patterson Park Development LLC. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|--|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/5 |
| #Energy Star Replacement Windows | 0 | 0/15 |
| #Additional Attic/Roof Insulation | 0 | 0/5 |



| | | |
|-------------------------------------|---|------|
| #High efficiency heating plants | 0 | 0/5 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 0 | 0/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/25 |
| #Light fixtures (outdoors) replaced | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/5 |
| #Dishwashers replaced | 0 | 0/5 |
| #Low flow toilets | 0 | 0/8 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| #Sites re-used | 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: NSP2-GE-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

06/01/2012

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Govans Ecumenical Development Corporation

Overall

| | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$880,000.00 |
| Total Budget | \$800,000.00 | \$880,000.00 |
| 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 |
| Govans Ecumenical Development Corporation | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by the Govans Ecumenical Development Corporation through its subsidiary GEDCO Homes, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 903, 905, and 906

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|--|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/5 |
| #Energy Star Replacement Windows | 0 | 0/15 |
| #Additional Attic/Roof Insulation | 0 | 0/5 |



| | | |
|-------------------------------------|---|------|
| #High efficiency heating plants | 0 | 0/5 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 0 | 0/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/25 |
| #Light fixtures (outdoors) replaced | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/5 |
| #Dishwashers replaced | 0 | 0/5 |
| #Low flow toilets | 0 | 0/7 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| #Sites re-used | 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: | NSP2-HC-2AH-050 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,600,000.00 |
| Total Budget | \$0.00 | \$4,600,000.00 |
| Total Obligated | \$0.00 | \$4,584,541.00 |
| Total Funds Drawdown | \$808,626.58 | \$4,407,906.39 |
| Program Funds Drawdown | \$0.00 | \$3,126,692.55 |
| Program Income Drawdown | \$808,626.58 | \$1,281,213.84 |
| Program Income Received | \$0.00 | \$1,662,216.00 |
| Total Funds Expended | \$0.00 | \$4,172,198.99 |
| Habitat for Humanity of the Chesapeake, Inc. | \$0.00 | \$4,172,198.99 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 31 properties. Four of the homes were sold to eligible homeowners through September 30, 2011 and are measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future buyer and property information will be listed under Performance Measures for Activity NSP2-HC-2AH-051.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 5/4 |
| # of buildings (non-residential) | 0 | 1/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 5/4 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 5/4 |
| # of Singlefamily Units | 0 | 5/4 |

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 100.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 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: NSP2-HC-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/10/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,350,000.00 |
| Total Budget | \$1,700,000.00 | \$3,350,000.00 |
| Total Obligated | \$1,075,789.72 | \$2,182,729.03 |
| Total Funds Drawdown | \$1,094,614.73 | \$2,099,503.63 |
| Program Funds Drawdown | \$418,798.24 | \$1,235,424.81 |
| Program Income Drawdown | \$675,816.49 | \$864,078.82 |
| Program Income Received | \$606,934.22 | \$1,128,883.69 |
| Total Funds Expended | \$1,118,639.90 | \$2,350,187.76 |
| Habitat for Humanity of the Chesapeake, Inc. | \$1,118,639.90 | \$2,350,187.76 |
| Match Contributed | \$5,000.00 | \$8,000.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Habitat for Humanity of the Chesapeake, Inc. moved a family into their new home in April in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted the buyer with closing costs and mortgage and interest write downs. Six homes were under construction and should be complete by late summer. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 1 | 11/65 |
| #Energy Star Replacement Windows | 8 | 46/40 |
| #High efficiency heating plants | 1 | 11/40 |
| #Efficient AC added/replaced | 1 | 11/40 |
| #Replaced thermostats | 1 | 11/40 |
| #Replaced hot water heaters | 1 | 11/40 |
| #Light Fixtures (indoors) replaced | 10 | 50/40 |
| #Light fixtures (outdoors) replaced | 2 | 24/40 |
| #Refrigerators replaced | 1 | 11/40 |
| #Clothes washers replaced | 1 | 11/40 |
| #Dishwashers replaced | 1 | 11/40 |
| #Low flow toilets | 1 | 15/40 |
| #Low flow showerheads | 1 | 11/40 |
| #Units with bus/rail access | 1 | 11/65 |
| #Units exceeding Energy Star | 0 | 0/5 |
| # ELI Households (0-30% AMI) | 1 | 3/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|--------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 11/65 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|-----------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 1 | -1 | 1 | 11/60 | 0/0 | 12/65 | 91.67 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|------------------|-----------|--------|----------|------------|-----------------|
| 39 N Belnord Ave | Baltimore | | Maryland | 21224-1234 | 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: NSP2-HC-3AH-120
Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$0.00 | \$192,151.16 |
| Total Funds Drawdown | \$0.00 | \$235,841.41 |
| Program Funds Drawdown | \$0.00 | \$229,641.54 |
| Program Income Drawdown | \$0.00 | \$6,199.87 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$286,989.21 |
| Habitat for Humanity of the Chesapeake, Inc. | \$0.00 | \$286,989.21 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate one property. The home was sold to eligible homeowner and will be measured in this activity.

No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-HC-3AH-121.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



| | | |
|-----------------|---|-----|
| # of Properties | 0 | 1/1 |
|-----------------|---|-----|

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-HC-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,100,000.00 |
| Total Budget | \$0.00 | \$1,100,000.00 |
| Total Obligated | \$469,118.30 | \$499,875.45 |
| Total Funds Drawdown | \$132,204.29 | \$447,665.06 |
| Program Funds Drawdown | \$0.00 | \$315,460.77 |
| Program Income Drawdown | \$132,204.29 | \$132,204.29 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$23,390.04 | \$23,870.04 |
| Habitat for Humanity of the Chesapeake, Inc. | \$23,390.04 | \$23,870.04 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

A home in the unit block of North Potomac Street and in the 200 block of N. Lakewood Avenue in the Patterson Park neighborhood were sold by Habitat for Humanity of the Chesapeake, Inc. to families earning at or below 120% of Area Median Income. Neighborhood Stabilization Program 2 funds assisted the buyers with closing costs.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 2 | 4/6 |



| | | |
|-------------------------------------|----|------|
| #Energy Star Replacement Windows | 12 | 16/6 |
| #Additional Attic/Roof Insulation | 2 | 4/3 |
| #High efficiency heating plants | 2 | 4/3 |
| #Efficient AC added/replaced | 2 | 4/3 |
| #Replaced thermostats | 2 | 4/3 |
| #Replaced hot water heaters | 2 | 4/3 |
| #Light Fixtures (indoors) replaced | 20 | 35/3 |
| #Light fixtures (outdoors) replaced | 4 | 8/3 |
| #Refrigerators replaced | 2 | 4/3 |
| #Clothes washers replaced | 2 | 4/3 |
| #Dishwashers replaced | 2 | 4/3 |
| #Low flow toilets | 3 | 6/3 |
| #Low flow showerheads | 3 | 5/3 |
| #Units with bus/rail access | 2 | 4/6 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 2 | 4/6 |
| # of Singlefamily Units | 2 | 4/6 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 2 | 0/0 | 3/1 | 4/6 | 75.00 |
| # Owner Households | 0 | 1 | 2 | 0/0 | 3/1 | 4/6 | 75.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|--------------------|-----------|--------|----------|------------|-----------------|
| 207 N Lakewood Ave | Baltimore | | Maryland | 21224-1111 | Match / Y |
| 22 N Potomac St | Baltimore | | Maryland | 21224-1335 | 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: NSP2-HN-1AD-000

Activity Title: Administration

Activity Category:

Administration

Project Number:

NSP2-1AD

Projected Start Date:

01/14/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

Overall

Total Projected Budget from All Sources

Total Budget

Total Obligated

Total Funds Drawdown

Program Funds Drawdown

Program Income Drawdown

Program Income Received

Total Funds Expended

Healthy Neighborhoods, Inc.

Match Contributed

Apr 1 thru Jun 30, 2012

N/A

\$0.00

\$381,738.48

\$371,798.80

\$124,434.37

\$247,364.43

\$657.94

\$369,365.80

\$369,365.80

\$0.00

To Date

\$2,609,288.00

\$2,609,288.00

\$1,449,616.49

\$1,432,271.62

\$800,695.70

\$631,575.92

\$657.94

\$1,431,261.81

\$1,431,261.81

\$0.00

Activity Description:

Payment of administrative costs incurred by the Healthy Neighborhoods' NSP2 for the coordination of the NSP2 program.

Location Description:

Baltimore, MD

Activity Progress Narrative:

Two additional developers were added to the Healthy Neighborhoods' Neighborhood Stabilization Program 2 as a result of a Request for Proposals for additional developers to acquire foreclosed or vacant houses and rehabilitate and sell them to eligible homeowners. Govans Ecumenical Development Corporation will acquire five homes Better Waverly, and Coldstream-Homestead-Montebello neighborhoods. The French Development Company will purchase five homes in the Patterson Park neighborhood. All homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Closing cost assistance of \$6,000 will be available to homeowners.

Marketing assistance to all partners continued to be a top priority during this quarter. Monthly outreach events promoted the participating NSP2 neighborhoods, available homes of all partners, and incentives available for homeowners. Updating of the Healthy Neighborhoods' website began in order to better market NSP2 homes and incentives.

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: | NSP2-HN-2AH-050 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$4,500.00 | \$158,602.18 |
| Total Funds Drawdown | \$4,500.00 | \$114,011.50 |
| Program Funds Drawdown | \$4,500.00 | \$73,482.50 |
| Program Income Drawdown | \$0.00 | \$40,529.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$4,500.00 | \$139,010.50 |
| Healthy Neighborhoods, Inc. | \$4,500.00 | \$139,010.50 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000 except if additional funds are needed for rehabilitation costs that exceed the loan to value of the property or to address lead paint hazards. The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

The address of 1134 East 36th Street was in the wrong income category from fourth quarter of 2011. The buyer was not a low income buyer but a moderate income buyer. The \$4,500 expended was to complete repairs on a property purchased in October 2011.

Accomplishments Performance Measures

| This Report Period | Cumulative Actual Total / Expected |
|---------------------------|---|
| Total | Total |



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 1/0 |
| # of Parcels acquired voluntarily | 0 | 1/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 5/8 |
| # of Singlefamily Units | 0 | 5/8 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | -1 | 0 | -1 | 4/8 | 0/0 | 4/8 | 100.00 |
| # Owner Households | -1 | 0 | -1 | 4/8 | 0/0 | 4/8 | 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: NSP2-HN-3AH-120
Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$750,000.00 |
| Total Budget | \$0.00 | \$750,000.00 |
| Total Obligated | \$45,157.16 | \$488,916.46 |
| Total Funds Drawdown | \$68,943.16 | \$460,505.66 |
| Program Funds Drawdown | \$16,003.16 | \$344,653.66 |
| Program Income Drawdown | \$52,940.00 | \$115,852.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$68,943.16 | \$435,366.66 |
| Healthy Neighborhoods, Inc. | \$68,943.16 | \$435,366.66 |
| Match Contributed | \$6,000.00 | \$6,000.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000.

The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

Two homes were purchased through the Healthy Neighborhoods Direct Purchase Program. One home was in the Reservoir Hill neighborhood and one in the Patterson Park community. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and closing cost assistance.

Previous address of 1134 East 36th Street was placed in the wrong income category in the fourth quarter of 2011 but corrected and added in this quarter.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-----------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 3 | 14/28 |
| # of Parcels acquired voluntarily | 3 | 14/28 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 3 | 14/28 |
| # of Singlefamily Units | 3 | 14/28 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|------|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 3 | 0/0 | 7/10 | 14/28 | 50.00 |
| # Owner Households | 0 | 0 | 3 | 0/0 | 7/10 | 14/28 | 50.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-------------------|
| | | | | - | Not Validated / Y |
| 1134 E 36th St | Baltimore | | Maryland | 21218-2104 | Match / Y |
| 106 N Linwood Ave | Baltimore | | Maryland | 21224-1247 | Match / Y |
| 814 Chauncey Ave | Baltimore | | Maryland | 21217-4651 | 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: NSP2-HN-5FM-120
Activity Title: Direct Purchase Program

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSP2-5FM

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms A

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|-------------------------|-------------|
| Total Projected Budget from All Sources | N/A | \$75,000.00 |
| Total Budget | \$0.00 | \$75,000.00 |
| Total Obligated | \$0.00 | \$75,000.00 |
| Total Funds Drawdown | \$0.00 | \$75,000.00 |
| Program Funds Drawdown | \$0.00 | \$37,939.43 |
| Program Income Drawdown | \$0.00 | \$37,060.57 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$75,000.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds are being used to guarantee a portion of the Healthy Neighborhoods' loan program. Eligible purchasers of an NSP2 home have access to loan funds as long as they are available and that the borrower meets the underwriting criteria of the program. The loan program provides below market interest rate, 30 year fixed term, and no mortgage insurance required. Eligible borrowers must contribute 3% of the loan amount from their own funds. The loans are underwritten and serviced by M&T Bank.

This activity previously provided NSP funds for assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds subsidized principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy averaged \$25,000. All activity related to home purchasers has been transferred to NSP2-HN-3AH-120.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardns, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 1/25 |
| # of Singlefamily Units | 0 | 1/25 |

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 | 3/10 | 3/25 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 3/10 | 3/25 | 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: NSP2-SA-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$33,250.00 |
| Total Budget | \$0.00 | \$33,250.00 |
| Total Obligated | \$0.00 | \$33,238.00 |
| Total Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$33,238.00 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$33,238.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|---|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 2/2 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |



| | | |
|-----------------------------------|---|-----|
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 2/2 |
| Total acquisition compensation to | 0 | 0/0 |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 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: NSP2-SA-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$66,750.00 |
| Total Budget | \$0.00 | \$66,750.00 |
| Total Obligated | \$31,569.00 | \$31,569.00 |
| Total Funds Drawdown | \$0.00 | \$31,569.00 |
| Program Funds Drawdown | \$0.00 | \$31,569.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$0.00 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

This activity is a continuation of Activity NSP2-SA-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

One home in the Belair-Edison neighborhood and one in the Ednor Gardens community was sold by St. Ambrose Housing Aid Center, Inc. to first time home owner during this quarter with an income at or below 50% of Area Median Income. All of the homes were purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyer received funds for a portion of their closing costs.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------|---|-----|
| # of Properties | 1 | 1/2 |
|-----------------|---|-----|

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 1/2 |
| # of Singlefamily Units | 1 | 1/2 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 1 | 0 | 1 | 1/2 | 0/0 | 1/2 | 100.00 |
| # Owner Households | 1 | 0 | 1 | 1/2 | 0/0 | 1/2 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 3510 Parklawn Ave | Baltimore | | Maryland | 21213-1115 | 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: NSP2-SA-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,200,000.00 |
| Total Budget | \$0.00 | \$3,200,000.00 |
| Total Obligated | \$42,978.00 | \$3,124,762.52 |
| Total Funds Drawdown | \$40,383.00 | \$3,015,373.25 |
| Program Funds Drawdown | \$0.00 | \$2,507,750.55 |
| Program Income Drawdown | \$40,383.00 | \$507,622.70 |
| Program Income Received | \$0.00 | \$589,466.05 |
| Total Funds Expended | \$0.00 | \$3,006,559.25 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$3,006,559.25 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 40 properties. Six homes were sold to eligible homeowners through September 30, 2011 and have been measured in this activity. No future funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-SA-3AH-121.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 5/6 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 5/6 |
| Total acquisition compensation to | 0 | 0/0 |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 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: NSP2-SA-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,450,000.00 |
| Total Budget | \$0.00 | \$4,450,000.00 |
| Total Obligated | \$1,562,166.81 | \$2,373,957.46 |
| Total Funds Drawdown | \$592,714.61 | \$1,319,037.26 |
| Program Funds Drawdown | \$507,066.83 | \$885,899.24 |
| Program Income Drawdown | \$85,647.78 | \$433,138.02 |
| Program Income Received | \$735,724.00 | \$998,652.57 |
| Total Funds Expended | \$718,245.61 | \$1,359,420.26 |
| St. Ambrose Housing Aid Center, Inc. | \$718,245.61 | \$1,359,420.26 |
| Match Contributed | \$74,618.80 | \$88,618.80 |

Activity Description:

This is a continuation of Activity NSP2-SA-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

Six homes in the Belair-Edison neighborhood and one in the Ednor Gardens community were sold by St. Ambrose Housing Aid Center, Inc. to first time home owners during this quarter. All of the homes were purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyers all received funds for a portion of their closing costs. Two other homes were under contract of sale in Belair-Edison and are expected to settle in July. Three houses were purchased by St. Ambrose Housing Aid Center, Inc. in the Belair-Edison neighborhood: 3557 Juneway, 3707 Ravenwood Avenue, and 4104 Raymonn Avenue. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Eleven additional properties are under construction. Completion times will differ based on the extent of rehabilitation needed. All of the houses will be sold to eligible homeowners.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|--------|
| | | Total | | Total |
| # of Properties | | 7 | | 15/140 |
| #Energy Star Replacement Windows | | 28 | | 72/100 |
| #Additional Attic/Roof Insulation | | 7 | | 15/50 |
| #High efficiency heating plants | | 7 | | 15/50 |
| #Efficient AC added/replaced | | 7 | | 13/50 |
| #Replaced thermostats | | 7 | | 15/50 |
| #Replaced hot water heaters | | 7 | | 15/50 |
| #Light Fixtures (indoors) replaced | | 30 | | 54/50 |
| #Light fixtures (outdoors) replaced | | 14 | | 26/50 |
| #Refrigerators replaced | | 7 | | 15/50 |
| #Clothes washers replaced | | 7 | | 15/50 |
| #Dishwashers replaced | | 7 | | 15/50 |
| #Low flow toilets | | 9 | | 17/50 |
| #Low flow showerheads | | 7 | | 13/50 |
| #Units with bus/rail access | | 7 | | 15/140 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|-------|------------------------------------|--------|
| | | Total | | Total |
| # of Housing Units | | 7 | | 15/140 |
| # of Singlefamily Units | | 7 | | 15/140 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-------|--------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 6 | 7 | 0/0 | 10/50 | 15/140 | 66.67 |
| # Owner Households | 0 | 6 | 7 | 0/0 | 10/50 | 15/140 | 66.67 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-----------------------|-----------|--------|----------|------------|-----------------|
| 3433 Kenyon Ave | Baltimore | | Maryland | 21213-1809 | Match / Y |
| 3633 Elmley Ave | Baltimore | | Maryland | 21213-1919 | Match / Y |
| 3309 Shannon Dr | Baltimore | | Maryland | 21213-1823 | Match / Y |
| 905 McKewin Ave | Baltimore | | Maryland | 21218-2007 | Match / Y |
| 4009 Chesterfield Ave | Baltimore | | Maryland | 21213-2137 | Match / Y |
| 2749 Chesterfield Ave | Baltimore | | Maryland | 21213-1107 | Match / Y |
| 3933 Chesterfield Ave | Baltimore | | Maryland | 21213-2135 | 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: NSP2-TB-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Planned

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Telesis Baltimore Corporation

Overall

| | Apr 1 thru Jun 30, 2012 | 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 |
| Telesis Baltimore Corporation | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

No activity planned at this time.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

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

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



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 | 0/2 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/0 | 0/2 | 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: NSP2-TB-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$2,750,000.00 |
| Total Budget | \$0.00 | \$2,750,000.00 |
| Total Obligated | \$0.00 | \$2,727,702.44 |
| Total Funds Drawdown | \$0.00 | \$2,700,023.96 |
| Program Funds Drawdown | \$0.00 | \$2,296,368.72 |
| Program Income Drawdown | \$0.00 | \$403,655.24 |
| Program Income Received | \$0.00 | \$1,699,606.65 |
| Total Funds Expended | \$0.00 | \$2,700,023.96 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate eight properties. One home was sold to an eligible homeowner through September 30, 2011 and has been measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-TB-3AH-121.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 1/1 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 1/1 |
| Total acquisition compensation to | 0 | 0/0 |

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

Beneficiaries Performance Measures

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

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-TB-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/10/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Telesis Baltimore Corporation

Overall

Total Projected Budget from All Sources

Apr 1 thru Jun 30, 2012

N/A

To Date

\$4,725,000.00

Total Budget

\$0.00

\$4,725,000.00

Total Obligated

\$937,385.92

\$2,761,369.87

Total Funds Drawdown

\$937,383.92

\$2,754,815.87

Program Funds Drawdown

\$456,243.54

\$2,183,094.12

Program Income Drawdown

\$481,140.38

\$571,721.75

Program Income Received

\$188,653.98

\$188,653.98

Total Funds Expended

\$1,752,644.92

\$2,754,815.87

Telesis Baltimore Corporation

\$1,752,644.92

\$2,754,815.87

Match Contributed

\$10,000.00

\$164,000.00

Activity Description:

This is a continuation of Activity NSP2-TB-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

Telesis Baltimore Corporation continued construction on an additional 12 houses on the 2200 and 2300 N. Calvert Streets. The homes are being rehabilitated to meet or exceed Energy Star Qualified New Homes standards and the Enterprise Green Communities Standards. Completion of the homes is expected in August and the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

The last remaining home from the first phase of eight houses settled and six of the homes currently under rehabilitation are under contract of sale prior to completion.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Properties | | 1 | | 7/30 |
| #Energy Star Replacement Windows | | 10 | | 34/40 |
| #Additional Attic/Roof Insulation | | 1 | | 7/20 |
| #High efficiency heating plants | | 1 | | 7/20 |
| #Efficient AC added/replaced | | 1 | | 7/20 |
| #Replaced thermostats | | 1 | | 7/20 |
| #Replaced hot water heaters | | 1 | | 7/20 |
| #Light Fixtures (indoors) replaced | | 10 | | 58/20 |
| #Light fixtures (outdoors) replaced | | 2 | | 14/20 |
| #Refrigerators replaced | | 1 | | 7/20 |
| #Clothes washers replaced | | 1 | | 7/20 |
| #Dishwashers replaced | | 1 | | 7/20 |
| #Low flow toilets | | 3 | | 21/20 |
| #Low flow showerheads | | 2 | | 14/20 |
| #Units with bus/rail access | | 1 | | 7/30 |
| #Units exceeding Energy Star | | 1 | | 7/20 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 1 | | 7/30 |
| # of Singlefamily Units | | 1 | | 7/30 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 1 | 0/0 | 1/0 | 7/30 | 14.29 |
| # Owner Households | 0 | 1 | 1 | 0/0 | 1/0 | 7/30 | 14.29 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 2315 N Calvert St | Baltimore | | Maryland | 21218-5202 | 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: NSP2-WH-2AR-051

Activity Title: Acq./Rehab/Rental B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Women's Housing Coalition, Inc.

Overall

| | Apr 1 thru Jun 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,625,000.00 |
| Total Budget | \$0.00 | \$1,625,000.00 |
| Total Obligated | \$1,151,981.60 | \$1,220,223.85 |
| Total Funds Drawdown | \$62,728.60 | \$130,970.85 |
| Program Funds Drawdown | \$45,524.27 | \$87,643.97 |
| Program Income Drawdown | \$17,204.33 | \$43,326.88 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$47,793.21 | \$116,035.46 |
| Women's Housing Coalition, Inc. | \$47,793.21 | \$116,035.46 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate a foreclosed and vacant property at 2408 Linden Avenue in the designated census tract for Reservoir Hill for rent to eligible households at or below 50% of area median income. The property is being purchased at a discount of 1% below the current "as is" appraised value. The Women's Housing Coalition is developing the house and former carriage house for five units of permanent housing for women and women and children.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

During this quarter, the house and carriage house at 2408 Linden Avenue in the Reservoir Hill neighborhood were transferred to the Women's Housing Coalition, Inc. from Druid Heights Community Development. The two buildings will create five units of permanent rental housing for very low income women and children who were formerly homeless. Rehabilitation began in May and completion is anticipated early in 2013. The contractor is Southway Builders.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|--|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/1 |
| #Additional Attic/Roof Insulation | 0 | 0/1 |



| | | |
|-------------------------------------|---|------|
| #High efficiency heating plants | 0 | 0/1 |
| #Efficient AC added/replaced | 0 | 0/1 |
| #Replaced thermostats | 0 | 0/1 |
| #Replaced hot water heaters | 0 | 0/1 |
| #Light Fixtures (indoors) replaced | 0 | 0/5 |
| #Light fixtures (outdoors) replaced | 0 | 0/15 |
| #Refrigerators replaced | 0 | 0/4 |
| #Clothes washers replaced | 0 | 0/1 |
| #Low flow toilets | 0 | 0/5 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| # ELI Households (0-30% AMI) | 0 | 0/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # of Multifamily 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 | 0/0 | 0/5 | 0 |
| # Renter Households | 0 | 0 | 0 | 0/0 | 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: Healthy Neighborhoods Inc.

Grant: B-09-CN-MD-0011

July 1, 2012 thru September 30, 2012 Performance Report



Grant Number:

B-09-CN-MD-0011

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

Healthy Neighborhoods Inc.

Contract End Date:

02/10/2013

Review by HUD:

Original - In Progress

Grant Amount:

\$26,092,880.00

Grant Status:

Active

QPR Contact:

Lisa R Evans

Estimated PIRL Funds:

\$13,000,000.00

Total Budget:

\$39,092,880.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

The purpose of the Healthy Neighborhoods, Inc. Neighborhood Stabilization Program 2 (NSP2) Grant of \$26,092,880 is to acquire and redevelop 349 units of residential foreclosed, abandoned, or vacant properties in designated neighborhoods in Baltimore, Maryland. The properties predominately are for income eligible homeowners and a small number of units will be developed for renters. A minimum of 25%, \$6,523,220 of the funds, is for foreclosed and abandoned properties developed for households whose incomes are at or below 50% of the area median income (AMI). The remaining funds are for foreclosed, abandoned, or vacant houses targeted for households whose incomes are at or below 120% AMI. The award was received on February 11, 2010 and half of the funds must be expended within two years and the balance totally expended within three years.

Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant, along with eight other participants: five nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Govans Ecumenical Development Corporation; Habitat for Humanity of the Chesapeake, Inc.; St. Ambrose Housing Aid Center, Inc.; and the Women's Housing Coalition, Inc.; Telesis Baltimore Corporation; the French Development Corporation, Inc.; and Community Solutions, LLC, all for profit development partners; and the City of Baltimore's Department of Housing and Community Development. Additional development partners will be added if needed.

Seven neighborhoods encompassing 12 census tracts were selected for housing development activity. Each member is concentrating in particular target areas with a number of properties for completion. Druid Heights Community Development Corporation, Inc. is in the Reservoir Hill community in census tracts 1301 and 1302 and is acquiring and rehabilitating 32 units of housing for homeowners or renters. The Women's Housing Coalition is rehabilitating one property for five units of rental housing in Reservoir Hill. Habitat for Humanity of the Chesapeake, Inc. is in the Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602 and is developing 75 houses for sale to eligible buyers and the French Development Company also will be in the same areas and developing five houses. St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling 148 houses to homeowners in the neighborhoods of Belair Edison in census tracts 80101, 260202, 260301, and 260302; Ednor Gardens in census tract 903; and in Better Waverly, and Coldstream Homestead Montebello overlapping census tracts 905 and 906. The Govans Ecumenical Development Corporation also is buying five houses and Community Solutions three houses for development in the Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello neighborhoods. Telesis Baltimore Corporation is acquiring, rehabilitating, and selling to eligible homeowners 33 houses in the Barclay/Old Goucher neighborhoods in census tract 1204.

Individual homebuyers are purchasing 36 foreclosed, abandoned, or vacant one to four unit residential properties in the designated census tracts. The house must be their primary residency upon completion. Healthy Neighborhoods is coordinating this direct purchase program. All properties are being purchased at a discount of 1% below the current "market value. Most properties will need NSP2 funds to subsidize development. The amount of subsidy varies by property depending on condition and funds needed to meet all local building codes and program requirements including the addition of "green" features where feasible. Homeowners also have access to \$6,000 for closing cost assistance. The closing cost assistance is a noninterest bearing loan declining in equal increments over five years. For homeownership units, the subsidy for principal reduction combined with closing cost assistance remains as a noninterest loan declining in equal increments five years if the total subsidy is less than \$15,000; over ten years if between \$15,000 and \$40,000; and over 15 years if greater than \$40,000. Long term affordability of any rental housing will be assured by a recorded deed restriction and regulatory agreement requiring the occupancy by low income tenants at or below 50% of area median income for a period of 20 years.

No demolition or land banking is anticipated under this program.



Target Geography:

Activities for the NSP2 grant are targeted for Baltimore City in seven neighborhoods encompassing 12 census tracts: Reservoir Hill in tracts 1301 and 1302; Patterson Park/McElderry Park in tracts 601 and 602; Belair Edison in tracts 80101, 260202, 260301, and 260302; Ednor Gardens in tract 903; Better Waverly and Coldstream Homestead Montebello in tracts 905 and 906; and Barclay/Old Goucher in tract 1204. These seven neighborhoods participate in the Healthy Neighborhoods program employing a strategy to strengthen what are referred to as "the middle" neighborhoods through a variety of tools utilized in cooperation with neighborhood based organizations.

The NSP neighborhoods were selected because they share certain characteristics of average homeownership rates, scattered physical problems, and vacancies that are not highly concentrated. Many of these neighborhoods were targets for cash out refinances and subprime and aggressive mortgages which all added to the foreclosure crisis. All are suffering from the impact of the slowed economy and the resulting effect on the housing sales market.

Belair Edison is primarily a rowhouse working class community dating back to the 1920's and flanked by some of the city's largest parks. Its modest homes and prices made it perfect target for flipping and predatory lending in the late 1990's. This led to one of the highest number of FHA foreclosures in the country. Belair Edison now is staggering under a second round of foreclosures and declining values.

Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello (CHM) are adjacent and border Clifton Park and its public golf course and Lake Montebello with biking and walking lanes. The neighborhoods have a number of assets including a new Giant supermarket; Johns Hopkins University's satellite campus in the center of the neighborhoods; a full service YMCA; a community built playground; and mixed income senior housing. High cost loans are significant at 43.1% in Ednor Gardens, 57.4% in Better Waverly, and 61.8% in CHM. Foreclosure rates are rising. A vigilant approach to deal with foreclosures and vacant house is necessary to stabilize the market.

Reservoir Hill represents the most dramatic effects of the decline of real estate markets and protracted vacancies. This neighborhood of large, architecturally significant, historic townhouses views the city's largest park and is walking distance to a commuter train line and a local light rail. Many houses were transformed into multifamily units overrun with poverty, crime, and drugs. Many became vacant. In the early 2000's it became one of the hottest real estate markets with millions of dollars of investment. Renovation projects have stalled and sales and values have dropped. Turning abandoned and foreclosed condominium units and single family homes back to productive use will be required to give confidence to the area.

Patterson Park/McElderry Park neighborhood was once an extremely stable lower middle class area of industrial workers and rowhouse homeowners. Though just above the 140 acre Patterson Park and below Johns Hopkins medical institutions, the neighborhood declined. A local housing group acquired 500 homes and renovated them. The collapse of the housing market forced the group into bankruptcy. Other investors face similar circumstances and the market is flooded with inventory. Vacant and abandoned units are the biggest problem for this neighborhood.

Barclay/Old Goucher is a working class community with declining population rates and showing signs of disinvestment. Virtually no current real estate market exists. Signs of recovery surround the community with an emerging arts district to the south, increased homeownership to the north and west, and an approved plan for 300 units in Barclay. It is close to several universities. It is only a short walk to the train station and light rail. Active investment of NSP2 funds will establish and stimulate the market.

Program Approach:

The NSP2 grant is projected to acquire 349 foreclosed or abandoned properties and return them to quality and affordable homeownership or rental units. The primary activity is being conducted by the five nonprofit and three for profit developers who are acquiring and rehabilitating approximately 291 foreclosed and abandoned properties with sale to qualified homebuyers. Properties are being identified by developers in the designated neighborhoods and purchased at a minimum of the required one percent discount from the "is" appraised value. The properties are being completely renovated and incorporate "green" features. NSP2 funds are being used to fund development costs that exceed the fair market value of the property. Every homebuyer is eligible for \$6,000 in closing cost assistance. Thirty-six additional properties are being purchased and rehabilitated by individuals for their primary residence. NSP2 funds will be used for these homebuyers for repair costs, principal reduction, and/or closing cost assistance.

All homebuyers are required to receive eight hours of homeownership counseling from a HUD certified counseling agency. Several Healthy Neighborhoods community organizations are approved counseling agencies and are assisting in qualifying and verifying homebuyers' eligibility. The Healthy Neighborhood partner organizations also are assisting in marketing properties directly to homebuyers and those houses being developed by the NSP2 team members.

Five units of rental housing are being developed in the Reservoir Hill community. Financing will be secured to the property with covenants to maintain affordability for 90 years with occupancy by eligible NSP2 households earning at or below 50% of Area Median Income.

Healthy Neighborhoods is administering the program utilizing the allowable ten percent of NSP2 funds. The administrative costs include the time of staff dedicated to NSP2, Healthy Neighborhoods' staff assisting with aspects of the program, outside consultants and vendors for appropriate services to assure compliance with NSP2 regulations and completion of the grant award. Healthy Neighborhoods is monitoring the performance of the NSP2 team members to assure they are meeting their performance goals. Healthy Neighborhoods will work with the Baltimore City Department of Housing and Community Development in its monitoring of activities and completion of the environmental review of each property.

The NSP2 team is building and expanding upon the work they already are doing in their NSP2 target census tracts to remediate the destabilizing impacts of foreclosures and vacant and abandoned buildings. The team knows the geography, the real estate market, the costs to purchase and renovate, and the buyers or renters to target. The funded work is building on existing partnerships with community based organizations to provide a wide array of services to neighborhood residents.

The intervention is to safeguard gains, create new quality housing opportunities for homeowners and position the communities to fully participate in a revived market when economic recovery occurs. NSP2 dollars are a key component allowing for quality renovations and serving a market where there still is buying interest. Given the compact nature of the neighborhoods and census tracts there is sufficient scale to make a market difference.

While each neighborhood has unique characteristics and market price points, all share many of the same attributes and issues. The strategies proposed are similar with the intended result being fewer vacant and foreclosed properties, reinvigoration of the market through the introduction of new homeowners, and growing confidence from the effects of visible and continued reinvestment.



Consortium Members:

Healthy Neighborhoods' Neighborhood Stabilization Program 2 consists of nine participants. Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant and a consortium member. The City of Baltimore's Department of Housing and Community Development is also a consortium member. The NSP2 program began with three nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; St. Ambrose Housing Aid Center, Inc.; and the for profit development partner, Telesis Baltimore Corporation. Three new partners were added in the second quarter of 2012: two nonprofits, Women's Housing Coalition, Inc. and Govans Ecumenical Development Corporation; and the for profit French Development Corporation, Inc. Community Solutions, LLC, was selected as another for profit partner in the third quarter of 2012. Additional development partners will be added as needed.

Healthy Neighborhoods is administering the program utilizing \$2,609,288 in funds to coordinate activities and manage the financial and compliance aspects of the program. Healthy Neighborhoods is 11 years old and partners with 14 local community development groups in 37 neighborhoods to revitalize older Baltimore neighborhoods through rebuilding real estate markets and reestablishing active resident involvement. Seven of the neighborhoods are part of the NSP2 program. Healthy Neighborhoods also is coordinating \$950,000 in funds for the direct purchase program for 36 homebuyers at or below 120% of area median income (AMI) to purchase properties in any of the designated NSP2 census tracts. An additional \$75,000 in funds serves as a loan guarantee for first mortgage loans for eligible NSP2 borrowers through the Healthy Neighborhoods' loan program.

Druid Heights Community Development Corporation, Inc. is acquiring and rehabilitating 32 homes for sale to individuals or families at or below 120% AMI using \$5,600,000 of NSP2 funds and earned sales proceeds primarily in the Reservoir Hill community. Druid Heights was established in 1971 and provides homeownership counseling, is rehabilitating vacant houses for sale and for rent, constructed new townhomes for sale, rehabilitated a community center, and developed senior housing.

Habitat for Humanity of the Chesapeake, Inc. is focusing in the Patterson Park and McElderry Park neighborhoods and is developing 75 houses for eligible homeowners using \$5,000,000 of NSP2 funds and sales proceeds: 69 foreclosed or abandoned houses are for homeowners at or below 50% of AMI and six foreclosed or abandoned houses are for homeowners at or below 120% of AMI. Habitat is the local affiliate of the international Habitat program and has 28 years of experience renovating homes for low income homeowners throughout the metropolitan area.

St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling to eligible homeowners 148 houses predominantly in the neighborhoods of Belair-Edison, Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$5,000,000 and sales proceeds for 146 homeowners at or below 120% of AMI and for two homeowners at or below 50% of AMI. St. Ambrose was founded in 1968. In addition to housing development, St. Ambrose offers homeownership counseling, foreclosure prevention counseling and legal services, affordable rental opportunities, and homesharing. Since 2000, it has renovated and sold over 300 foreclosed properties to qualified homebuyers.

Telesis Baltimore Corporation has \$4,300,000 and sales proceeds and is developing 33 houses in the Barclay/Old Goucher neighborhoods for homeowners at or below 120% of AMI. Telesis, which was founded in 1985, is a national development organization that plans, finances, and builds affordable housing. It focuses on large-scale neighborhood redevelopment with a mix of uses including rental, homeownership, commercial, and community facilities. In 2008, Telesis was selected by Baltimore City to redevelop over 300 units in Barclay/Old Goucher.

The Women's Housing Coalition, Inc. is developing five units of permanent rental housing in the Reservoir Hill neighborhood for women and children with household incomes at or below 50% of AMI. The historic house and carriage house is being renovated with \$1,625,000 of NSP2 funds. Created in 1979, the Women's Housing Coalition provides homeless women and children with a range of housing options and opportunities in order to maximize their chances of future independence and self-sufficiency.

The French Development Company, Inc. is developing five houses primarily in the Patterson Park neighborhood for sale to individuals or families at or below 120% AMI using \$528,000 of NSP2 funds. The French Development Company has been a producer of affordable and market rate housing since 1982. The company also has provided development consulting for numerous nonprofit organizations and developed projects utilizing federal and state subsidies.

Govans Ecumenical Development Corporation (GEDCO) is acquiring and rehabilitating five houses in the neighborhoods of Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$880,000 for homeowners at or below 120% of AMI. Incorporated in 1991, GEDCO is a developer and manager of housing and supportive services for approximately 500 individuals including low income seniors and older adults with disabilities, homeless individuals, and individuals affected by AIDS and chronic mental illness.

Community Solutions, LLC is buying and rehabilitating three houses in the neighborhoods of Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$880,000 for homeowners at or below 120% of AMI. Founded in 2006, Community Solutions is a minority owned real estate development and general contracting firm focusing on single family homeownership.

The City of Baltimore's Department of Housing and Community Development is conducting all environmental reviews for all of the housing development under the grant. The Department received NSP1 funding and is familiar with NSP federal requirements.

How to Get Additional Information:

For additional information, please contact:

Healthy Neighborhoods, Inc.

>2 East Read Street

>Baltimore, MD 21202

www.healthyneighborhoods.org

Attention: Lisa R. Evans, Senior Program Officer & NSP2

>Telephone: 410.332.0387, ext. 153

>levans@healthyneighborhoods.org

Overall

Total Projected Budget from All Sources

Total Budget

This Report Period

N/A

\$1,855,000.00

To Date

\$37,394,870.68

\$37,394,870.68



| | | |
|--------------------------------|----------------|-----------------|
| Total Obligated | \$2,273,855.35 | \$27,955,755.62 |
| Total Funds Drawdown | \$2,994,564.16 | \$25,058,662.14 |
| Program Funds Drawdown | \$989,261.29 | \$16,926,874.14 |
| Program Income Drawdown | \$2,005,302.87 | \$8,131,788.00 |
| Program Income Received | \$1,850,037.68 | \$7,942,186.81 |
| Total Funds Expended | \$2,718,380.98 | \$24,408,723.28 |
| Match Contributed | \$73,250.00 | \$379,868.80 |

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 | \$379,868.80 |
| Limit on Public Services | \$3,913,932.00 | \$0.00 |
| Limit on Admin/Planning | \$2,609,288.00 | \$1,581,569.81 |
| Limit on State Admin | \$0.00 | \$1,581,569.81 |

Progress Toward Activity Type Targets

| Activity Type | Target | Actual |
|-----------------------|----------------|----------------|
| Administration | \$2,609,288.00 | \$2,609,288.00 |

Progress Toward National Objective Targets

| National Objective | Target | Actual |
|--------------------------------------|----------------|-----------------|
| NSP Only - LH - 25% Set-Aside | \$6,523,220.00 | \$10,036,630.18 |

Overall Progress Narrative:

During July, August, and September of 2012, 16 homes were sold to eligible homeowners by the Healthy Neighborhoods' Neighborhood Stabilization Program 2 partners. The marketing and sale of homes remained a critical component to the success of the program. Healthy Neighborhoods continued to coordinate marketing efforts of all partners with outreach to participating neighborhoods, staging and promotion of homes for sale, and information on available incentives for buyers.

In July, Martin O'Malley, the Governor of Maryland, held a press conference in front of a Neighborhood Stabilization Program 2 home in the Ednor Gardens neighborhood developed by St. Ambrose Housing Aid Center, Inc. The Governor came to announce that home prices in Maryland were on the rise for the first time in three years and to promote a reduced rate on the state's mortgage program. Healthy Neighborhoods and its partners used this event to launch a coordinated marketing plan with Maryland's Department of Housing and Community Development and the City of Baltimore's Department of Housing and Community Development. Outreach is being directed to state and city employees to promote numerous incentives available to buyers combined with homes developed under the Neighborhood Stabilization Program.

Telesis Baltimore Corporation completed construction on 12 houses on the 2200 and 2300 blocks of N. Calvert Streets. The homes were rehabilitated to meet or exceed Energy Star Qualified New Homes standards and the Enterprise Green Communities Standards. Six of the homes are sold and another is under contract. The homes are being sold to eligible homeowners earning at or below 120% of Area Median Income. Predevelopment activities began for an additional six houses in the 2000 block of North Calvert Street and exploration of the potential for

additional houses on adjoining blocks in the Barclay neighborhood. In the Reservoir Hill neighborhood, Druid Heights Community Development Corporation, Inc. sold its final home in phase two at 2517 Madison Avenue this quarter. Rehabilitation continued on three houses in the Reservoir Hill neighborhood: 2406 Brookfield Avenue, 924 Newington Avenue, and 2210 Park Avenue. All three homes are under contract to eligible homeowners earning at or below 120% of Area Median Income. A purchase of three additional houses is pending. Rehabilitation contracts are out to bid and are expected to be awarded next quarter. Habitat for Humanity of the Chesapeake, Inc. moved four families into new homes in the Patterson Park neighborhood in August and September. Neighborhood Stabilization Program 2 funds assisted the buyer with closing costs and mortgage interest write downs. Seven homes were under construction and should be complete in late fall. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income. Habitat acquired 428 N. Lakewood and 2517 E. Jefferson in the McElderry Park neighborhood. The houses will be completely renovated and upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income. One home in the Belair-Edison neighborhood was sold by St. Ambrose Housing Aid Center, Inc. to a first time home owner during this quarter. Three others were under contract of sale in Belair-Edison and are expected to settle in October. Five houses were purchased by St. Ambrose Housing Aid Center, Inc. in the Belair-Edison neighborhood. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Sixteen additional properties were under construction this quarter. Completion times will differ based on the extent of rehabilitation needed. All of the houses will be sold to eligible homeowners. Two homes were purchased through the Healthy Neighborhoods Direct Purchase Program. One home was in the Reservoir Hill neighborhood and one in the Belair-Edison community. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and closing cost assistance. At the end of September, approximately 50% of the rehabilitation was completed on the main house and carriage house at 2408 Linden Avenue in the Reservoir Hill neighborhood. The buildings are owned by the Women’s Housing Coalition, Inc. Upon completion, the two buildings will create five units of permanent rental housing for very low income women and children who were formerly homeless. Rehabilitation is anticipated to be complete early in 2013. The contractor is Southway Builders. The French Development Company, Inc. purchased its first house utilizing Neighborhood Stabilization Program 2 funds. The house at 135 N Luzerne Avenue in the Patterson Park neighborhood will be completely rehabilitated and then sold to an eligible homeowner earning at or below 120% of Area Median Income. Contracts were offered on several additional properties but have not been ratified. Govans Ecumenical Development Corporation began its work this past quarter. Offers were made on seven houses in the Ednor Gardens and Better Waverly neighborhoods. One house is under contract with settlement anticipated in mid October. Two other offers are awaiting response and three were rejected. Funds were spent for appraisals, down payment and inspection services but reimbursement was not requested during this quarter. One additional developer was added to the Healthy Neighborhoods’ Neighborhood Stabilization Program 2 program. Community Solutions, LLC will acquire three homes Better Waverly, and Coldstream-Homestead-Montebello neighborhoods. All homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Closing cost assistance of \$6,000 will be available to homeowners. Planning began for continuation of the Neighborhood Stabilization Program after the February 2013 deadline. Healthy Neighborhoods and its partners are evaluating many aspects of the program including where the greatest impact has been, where the greatest need remains, where the market has stabilized or prices have risen, costs in particular markets, etc. A total of 95.76 jobs either were created or retained during this quarter. The vast majority of the jobs resulted from construction activity. The total from the inception of the grant through this quarter of program funds and program income spent was \$24,408,723.28 equaling 94% of the total grant amount. A total of \$2,718,250.98 was expended during the quarter comprising \$1,002,012.14 of program funds and \$1,716,238.84 of program income.

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 |
| NSP2-1AD, Administration | \$61,152.21 | \$2,609,288.00 | \$861,847.91 |



| | | | |
|---------------------------------------|--------------|-----------------|-----------------|
| NSP2-2AH-050, Acquisition/Rehab B-050 | \$306,052.18 | \$10,375,000.00 | \$4,937,143.19 |
| NSP2-3AH-120, Acquisition/Rehab B-120 | \$622,056.90 | \$25,033,592.00 | \$11,089,943.61 |
| NSP2-5FM, Financing Mechanisms A | \$0.00 | \$75,000.00 | \$37,939.43 |



Activities

Grantee Activity Number: NSP2-CS-3AH-121
Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

09/01/2012

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Community Solutions, LLC

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$528,000.00 |
| Total Budget | \$0.00 | \$528,000.00 |
| 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 |
| Community Solutions, LLC | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Community Solutions, LLC through its subsidiary Homework, LLC. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 903, 905, and 906.

Activity Progress Narrative:

Community Solutions, LLC signed its Development Agreement and began its search for houses in the Ednor Gardens community. No funds were expended during this quarter.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



| | | |
|-------------------------------------|---|------|
| # of Properties | 0 | 0/3 |
| #Energy Star Replacement Windows | 0 | 0/9 |
| #Additional Attic/Roof Insulation | 0 | 0/3 |
| #High efficiency heating plants | 0 | 0/3 |
| #Efficient AC added/replaced | 0 | 0/3 |
| #Replaced thermostats | 0 | 0/3 |
| #Replaced hot water heaters | 0 | 0/3 |
| #Light Fixtures (indoors) replaced | 0 | 0/12 |
| #Light fixtures (outdoors) replaced | 0 | 0/6 |
| #Refrigerators replaced | 0 | 0/3 |
| #Clothes washers replaced | 0 | 0/3 |
| #Dishwashers replaced | 0 | 0/3 |
| #Low flow toilets | 0 | 0/5 |
| #Low flow showerheads | 0 | 0/3 |
| #Units with bus/rail access | 0 | 0/3 |
| #Sites re-used | 0 | 0/3 |

| | This Report Period Total | Cumulative Actual Total / Expected 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 | 0/1 | 0/3 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/1 | 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: NSP2-DH-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Completed

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

03/31/2012

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

| | Jul 1 thru Sep 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$61,630.18 |
| Total Budget | \$0.00 | \$61,630.18 |
| Total Obligated | \$0.00 | \$61,630.18 |
| Total Funds Drawdown | \$0.00 | \$59,259.18 |
| Program Funds Drawdown | \$0.00 | \$43,040.18 |
| Program Income Drawdown | \$0.00 | \$16,219.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$59,259.18 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$59,259.18 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds were used to acquire a foreclosed property in designated census tracts for rent to eligible households at or below 50% of area median income. The property was purchased at a discount of 1% below the current "as is" appraised value. Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development were measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future costs and property and renter information will be listed under Performance Measures for Activity NSP2-WH-2AR-051.

The property was sold to another NSP2 Development Partner, the Women's Housing Coalition, Inc. for development of five rental units for households at or below 50% of AMI.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

This activity is closed and no further activity is anticipated.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/1 |
| # ELI Households (0-30% AMI) | 0 | 0/5 |



| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # of Multifamily 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 |
| # Renter 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: | NSP2-DH-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|---|-------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,675,000.00 |
| Total Budget | \$0.00 | \$1,675,000.00 |
| Total Obligated | \$0.00 | \$1,675,000.00 |
| Total Funds Drawdown | \$0.00 | \$1,623,617.01 |
| Program Funds Drawdown | \$0.00 | \$1,166,205.41 |
| Program Income Drawdown | \$0.00 | \$457,411.60 |
| Program Income Received | \$0.00 | \$173,161.07 |
| Total Funds Expended | \$0.00 | \$1,623,617.01 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$1,623,617.01 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate five properties. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-DH-3AH-121.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

No activity to report this quarter.

This activity is closed and no further activity is anticipated.

Accomplishments Performance Measures

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



| | | |
|-----------------------------------|---|-----|
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 0/0 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # 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 Permanent Jobs Created | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/2 | 0/5 | 0 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/2 | 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: NSP2-DH-3AH-121

Activity Title: Acquisition/Rehab b

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,525,000.00 |
| Total Budget | \$525,000.00 | \$3,525,000.00 |
| Total Obligated | \$378,743.62 | \$2,408,806.30 |
| Total Funds Drawdown | \$838,628.79 | \$1,951,164.62 |
| Program Funds Drawdown | \$279,060.02 | \$816,807.72 |
| Program Income Drawdown | \$559,568.77 | \$1,134,356.90 |
| Program Income Received | \$238,292.88 | \$745,065.97 |
| Total Funds Expended | \$607,385.79 | \$1,719,921.63 |
| Druid Heights Community Development Corporation, Inc. | \$607,385.79 | \$1,719,921.63 |
| Match Contributed | \$0.00 | \$40,000.00 |

Activity Description:

This is a continuation of Activity NSP2-DH-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

Druid Heights Community Development Corporation, Inc. sold its final home in phase two at 2517 Madison Avenue this quarter. Rehabilitation continued on three houses in the Reservoir Hill neighborhood: 2406 Brookfield Avenue, 924 Newington Avenue, and 2210 Park Avenue. All three homes are under contract to eligible homeowners earning at or below 120% of Area Median Income. A purchase of three additional houses is pending. Rehabilitation contracts are out to bid and are expected to be awarded next quarter.

Match of \$10,000.00 was from Baltimore City's Vacants to Value program for settlement expenses.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 1 | 5/15 |
| #Energy Star Replacement Windows | 8 | 24/20 |
| #Additional Attic/Roof Insulation | 1 | 5/10 |
| #High efficiency heating plants | 1 | 5/10 |
| #Efficient AC added/replaced | 1 | 5/10 |
| #Replaced thermostats | 2 | 6/10 |
| #Replaced hot water heaters | 2 | 6/10 |
| #Light Fixtures (indoors) replaced | 8 | 40/10 |
| #Light fixtures (outdoors) replaced | 2 | 10/10 |
| #Refrigerators replaced | 2 | 6/10 |
| #Clothes washers replaced | 2 | 6/10 |
| #Dishwashers replaced | 2 | 6/10 |
| #Low flow toilets | 5 | 13/10 |
| #Low flow showerheads | 3 | 10/10 |
| #Units with bus/rail access | 2 | 6/15 |
| #Units exceeding Energy Star | 2 | 5/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 2 | 6/15 |
| # of Singlefamily Units | 2 | 6/15 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 1 | 0/0 | 1/0 | 5/15 | 20.00 |
| # Owner Households | 0 | 0 | 1 | 0/0 | 1/0 | 5/15 | 20.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|------------------|-----------|--------|----------|------------|-----------------|
| 2417 Madison Ave | Baltimore | | Maryland | 21217-4039 | 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: NSP2-EC-3AR-121

Activity Title: Acq./Rehab./Rental

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

06/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Completed

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

06/30/2012

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

| | Jul 1 thru Sep 30, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$10,952.50 |
| Total Budget | \$0.00 | \$10,952.50 |
| Total Obligated | \$0.00 | \$10,952.50 |
| Total Funds Drawdown | \$0.00 | \$10,952.50 |
| Program Funds Drawdown | \$0.00 | \$1,065.00 |
| Program Income Drawdown | \$0.00 | \$9,887.50 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$10,952.50 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$10,952.50 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Baltimore, MD, in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Location Description:

NSP2 funds were used to determine the feasibility of acquiring and rehabilitating a foreclosed property in designated census tracts for Reservoir Hill for rent to eligible households at or below 120% of area median income. The offer to the lender was rejected and the project cancelled.

Activity Progress Narrative:

This project has been determined to be infeasible in a previous quarter. The activity represented pre development due diligence costs for appraisal and architectural and construction review of converting a foreclosed condominium building in the Reservoir Hill neighborhood to an apartment building. The activity is closed.

Accomplishments Performance Measures

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



| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/0 |
| # of Multifamily 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 |
| # Renter 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: NSP2-FD-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

06/01/2012

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

French Development Company

Overall

| | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$880,000.00 |
| Total Budget | \$0.00 | \$880,000.00 |
| Total Obligated | \$48,232.52 | \$48,232.52 |
| Total Funds Drawdown | \$48,232.52 | \$48,232.52 |
| Program Funds Drawdown | \$0.00 | \$0.00 |
| Program Income Drawdown | \$48,232.52 | \$48,232.52 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$47,904.64 | \$47,904.64 |
| French Development Company | \$47,904.64 | \$47,904.64 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by the French Development Company through its subsidiary, Patterson Park Development LLC. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

The French Development Company, Inc. purchased its first house utilizing Neighborhood Stabilization Program 2 funds. The house at 135 N Luzerne Avenue in the Patterson Park neighborhood will be completely rehabilitated and then sold to an eligible homeowner earning at or below 120% of Area Median Income. Contracts were offered on several additional properties but have not been ratified.

Accomplishments Performance Measures

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



| | | |
|-------------------------------------|---|------|
| #Energy Star Replacement Windows | 0 | 0/15 |
| #Additional Attic/Roof Insulation | 0 | 0/5 |
| #High efficiency heating plants | 0 | 0/5 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 0 | 0/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/25 |
| #Light fixtures (outdoors) replaced | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/5 |
| #Dishwashers replaced | 0 | 0/5 |
| #Low flow toilets | 0 | 0/8 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| #Sites re-used | 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: NSP2-GE-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

06/01/2012

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Govans Ecumenical Development Corporation

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$880,000.00 |
| Total Budget | \$80,000.00 | \$880,000.00 |
| 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 |
| Govans Ecumenical Development Corporation | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by the Govans Ecumenical Development Corporation through its subsidiary GEDCO Homes, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 903, 905, and 906

Activity Progress Narrative:

Govans Ecumenical Development Corporation began its Neighborhood Stabilization Program 2 work this past quarter. Offers were made on seven houses in the Ednor Gardens and Better Waverly neighborhoods. One house is under contract with settlement anticipated in mid October. Two other offers are awaiting response and three were rejected. Funds were spent for appraisals, down payment and inspection services but reimbursement was not requested during this quarter.

Accomplishments Performance Measures

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



| | | |
|-------------------------------------|---|------|
| #Energy Star Replacement Windows | 0 | 0/15 |
| #Additional Attic/Roof Insulation | 0 | 0/5 |
| #High efficiency heating plants | 0 | 0/5 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 0 | 0/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/25 |
| #Light fixtures (outdoors) replaced | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/5 |
| #Dishwashers replaced | 0 | 0/5 |
| #Low flow toilets | 0 | 0/7 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| #Sites re-used | 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: | NSP2-HC-2AH-050 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,600,000.00 |
| Total Budget | \$0.00 | \$4,600,000.00 |
| Total Obligated | \$0.00 | \$4,584,541.00 |
| Total Funds Drawdown | \$0.00 | \$4,407,906.39 |
| Program Funds Drawdown | \$0.00 | \$3,126,692.55 |
| Program Income Drawdown | \$0.00 | \$1,281,213.84 |
| Program Income Received | \$0.00 | \$1,122,351.71 |
| Total Funds Expended | (\$307,962.44) | \$3,864,236.55 |
| Habitat for Humanity of the Chesapeake, Inc. | (\$307,962.44) | \$3,864,236.55 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 31 properties. Four of the homes were sold to eligible homeowners through September 30, 2011 and are measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future buyer and property information will be listed under Performance Measures for Activity NSP2-HC-2AH-051.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Costs for two properties, initially targeted to households under 50% of Area Median Income, were shifted to activity NSP2-HC-3AH-121. The houses ultimately were sold to families earning more than 50% of AMI.

Accomplishments Performance Measures

| This Report Period | Cumulative Actual Total / Expected |
|---------------------------|---|
| Total | Total |



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 5/4 |
| # of buildings (non-residential) | 0 | 1/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 5/4 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 5/4 |
| # of Singlefamily Units | 0 | 5/4 |

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 100.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 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: NSP2-HC-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/10/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,350,000.00 |
| Total Budget | \$0.00 | \$3,350,000.00 |
| Total Obligated | \$395,780.83 | \$2,578,509.86 |
| Total Funds Drawdown | \$433,696.83 | \$2,533,200.46 |
| Program Funds Drawdown | \$192,575.81 | \$1,428,000.62 |
| Program Income Drawdown | \$241,121.02 | \$1,105,199.84 |
| Program Income Received | \$384,799.74 | \$1,513,683.43 |
| Total Funds Expended | \$336,545.37 | \$2,686,733.13 |
| Habitat for Humanity of the Chesapeake, Inc. | \$336,545.37 | \$2,686,733.13 |
| Match Contributed | \$0.00 | \$8,000.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Habitat for Humanity of the Chesapeake, Inc. moved four families into new homes in the Patterson Park neighborhood in August and September. Neighborhood Stabilization Program 2 funds assisted the buyer with closing costs and mortgage interest write downs. Seven homes were under construction and should be complete in late fall. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income. Habitat acquired 428 N. Lakewood and 2517 E. Jefferson in the McElderry Park neighborhood. The houses will be completely renovated and upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Properties | | 4 | | 15/65 |
| #Energy Star Replacement Windows | | 30 | | 76/40 |
| #High efficiency heating plants | | 4 | | 15/40 |
| #Efficient AC added/replaced | | 4 | | 15/40 |
| #Replaced thermostats | | 4 | | 15/40 |
| #Replaced hot water heaters | | 4 | | 15/40 |
| #Light Fixtures (indoors) replaced | | 24 | | 74/40 |
| #Light fixtures (outdoors) replaced | | 8 | | 32/40 |
| #Refrigerators replaced | | 4 | | 15/40 |
| #Clothes washers replaced | | 4 | | 15/40 |
| #Dishwashers replaced | | 4 | | 15/40 |
| #Low flow toilets | | 6 | | 21/40 |
| #Low flow showerheads | | 4 | | 15/40 |
| #Units with bus/rail access | | 4 | | 15/65 |
| #Units exceeding Energy Star | | 3 | | 3/5 |
| # ELI Households (0-30% AMI) | | 1 | | 4/5 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|--------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 4 | | 15/65 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|-----------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 4 | 0 | 4 | 15/60 | 0/0 | 16/65 | 93.75 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|--------------------|-----------|--------|----------|------------|-----------------|
| 2710 Pulaski Hwy | Baltimore | | Maryland | 21224-1225 | Match / Y |
| 431 N Glover St | Baltimore | | Maryland | 21224-1109 | Match / Y |
| 205 N Lakewood Ave | Baltimore | | Maryland | 21224-1111 | Match / Y |
| 133 N Streeper St | Baltimore | | Maryland | 21224-1252 | 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: NSP2-HC-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$0.00 | \$192,151.16 |
| Total Funds Drawdown | \$0.00 | \$235,841.41 |
| Program Funds Drawdown | \$0.00 | \$229,641.54 |
| Program Income Drawdown | \$0.00 | \$6,199.87 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$7,240.79 | \$294,230.00 |
| Habitat for Humanity of the Chesapeake, Inc. | \$7,240.79 | \$294,230.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate one property. The home was sold to eligible homeowner and will be measured in this activity.

No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-HC-3AH-121.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Funds of \$7,240.79 expended in a previous quarter from activity NSP2-HC-3AH-050 for a property proposed for a buyer earning less than 50% of Area Median Income were transferred to this activity upon sale of the house to a buyer earning below 120% of Area Median Income.

No other activity was reported this quarter.



Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |

Grantee Activity Number: NSP2-HC-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,100,000.00 |
| Total Budget | \$0.00 | \$1,100,000.00 |
| Total Obligated | \$18,864.12 | \$518,739.57 |
| Total Funds Drawdown | \$18,684.12 | \$466,349.18 |
| Program Funds Drawdown | \$18,684.12 | \$334,144.89 |
| Program Income Drawdown | \$0.00 | \$132,204.29 |
| Program Income Received | \$94,887.58 | \$94,887.58 |
| Total Funds Expended | \$416,554.23 | \$440,424.27 |
| Habitat for Humanity of the Chesapeake, Inc. | \$416,554.23 | \$440,424.27 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

A home in the one hundred block of North Decker Street in the Patterson Park neighborhood was sold by Habitat for Humanity of the Chesapeake, Inc. to a family earning at or below 120% of Area Median Income. Neighborhood Stabilization Program 2 funds were used to acquire and rehabilitate the home and also assisted the buyer with closing costs.

Funds expended this quarter represent transfer from activities for houses anticipated to be sold to buyers earning less than 50% of Area Median Income and then sold to buyers earning at or below 120% of Area Median Income.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Properties | | 1 | | 5/6 |
| #Energy Star Replacement Windows | | 8 | | 24/6 |
| #Additional Attic/Roof Insulation | | 1 | | 5/3 |
| #High efficiency heating plants | | 1 | | 5/3 |
| #Efficient AC added/replaced | | 1 | | 5/3 |
| #Replaced thermostats | | 1 | | 5/3 |
| #Replaced hot water heaters | | 1 | | 5/3 |
| #Light Fixtures (indoors) replaced | | 8 | | 43/3 |
| #Light fixtures (outdoors) replaced | | 2 | | 10/3 |
| #Refrigerators replaced | | 1 | | 5/3 |
| #Clothes washers replaced | | 1 | | 5/3 |
| #Dishwashers replaced | | 1 | | 5/3 |
| #Low flow toilets | | 1 | | 7/3 |
| #Low flow showerheads | | 1 | | 6/3 |
| #Units with bus/rail access | | 1 | | 5/6 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 1 | | 5/6 |
| # of Singlefamily Units | | 1 | | 5/6 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 1 | 0/0 | 3/1 | 5/6 | 60.00 |
| # Owner Households | 0 | 0 | 1 | 0/0 | 3/1 | 5/6 | 60.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|------------------|-----------|--------|----------|------------|-----------------|
| 135 N Decker Ave | Baltimore | | Maryland | 21224-1334 | 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: NSP2-HN-1AD-000

Activity Title: Administration

Activity Category:

Administration

Project Number:

NSP2-1AD

Projected Start Date:

01/14/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$2,609,288.00 |
| Total Budget | \$0.00 | \$2,609,288.00 |
| Total Obligated | \$138,710.53 | \$1,588,327.02 |
| Total Funds Drawdown | \$149,298.19 | \$1,581,569.81 |
| Program Funds Drawdown | \$61,152.21 | \$861,847.91 |
| Program Income Drawdown | \$88,145.98 | \$719,721.90 |
| Program Income Received | \$434.00 | \$1,091.94 |
| Total Funds Expended | \$132,761.50 | \$1,564,023.31 |
| Healthy Neighborhoods, Inc. | \$132,761.50 | \$1,564,023.31 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Payment of administrative costs incurred by the Healthy Neighborhoods' NSP2 for the coordination of the NSP2 program.

Location Description:

Baltimore, MD

Activity Progress Narrative:

Marketing assistance to all partners continued to be a top priority with particular outreach to major employers. Healthy Neighborhoods staff and partners have coordinated with Maryland's Department of Housing and Community Development and the City of Baltimore's Department of Housing and Community Development. Outreach was directed to state and city employees during this past quarter to promote numerous incentives available to buyers combined with homes developed under the Neighborhood Stabilization Program. One additional developer was added to the Healthy Neighborhoods' Neighborhood Stabilization Program 2 as a result of a Request for Proposals for additional developers to acquire foreclosed or vacant houses and rehabilitate and sell them to eligible homeowners. Community Solutions, LLC will acquire three homes Better Waverly, and Coldstream-Homestead-Montebello neighborhoods. All homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Closing cost assistance of \$6,000 will be available to homeowners. Planning began for continuation of the Neighborhood Stabilization Program after the February 2013 deadline. Healthy Neighborhoods and its partners are evaluating many aspects of the program including where the greatest impact has been, where the greatest need remains, where the market has stabilized or prices have risen, costs in particular markets, etc.



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: | NSP2-HN-2AH-050 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$984.50 | \$159,586.68 |
| Total Funds Drawdown | \$4,984.50 | \$118,996.00 |
| Program Funds Drawdown | \$0.00 | \$73,482.50 |
| Program Income Drawdown | \$4,984.50 | \$45,513.50 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | (\$20,014.50) | \$118,996.00 |
| Healthy Neighborhoods, Inc. | (\$20,014.50) | \$118,996.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000 except if additional funds are needed for rehabilitation costs that exceed the loan to value of the property or to address lead paint hazards. The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

Expenses of \$24,999.00 were inadvertently placed in this activity and should have been recorded in NSP-3AH-120. \$4,984.50 was expended to complete repairs on a single house. The net number therefore is \$20,014.50.

Accomplishments Performance Measures

| This Report Period | Cumulative Actual Total / Expected |
|--------------------|------------------------------------|
| Total | Total |



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 1/0 |
| # of Parcels acquired voluntarily | 0 | 1/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 5/8 |
| # of Singlefamily Units | 0 | 5/8 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 4/8 | 0/0 | 4/8 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 4/8 | 0/0 | 4/8 | 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: | NSP2-HN-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$750,000.00 |
| Total Budget | \$0.00 | \$750,000.00 |
| Total Obligated | \$77,767.50 | \$566,683.96 |
| Total Funds Drawdown | \$65,465.00 | \$525,970.66 |
| Program Funds Drawdown | \$19,434.00 | \$364,087.66 |
| Program Income Drawdown | \$46,031.00 | \$161,883.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$66,519.00 | \$501,885.66 |
| Healthy Neighborhoods, Inc. | \$66,519.00 | \$501,885.66 |
| Match Contributed | \$0.00 | \$6,000.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000.

The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

Two homes were purchased through the Healthy Neighborhoods Direct Purchase Program. One home was in the Reservoir Hill neighborhood and one in the Belair-Edison community. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and closing cost assistance.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------------------------|---|-------|
| # of Properties | 2 | 16/28 |
| # of Parcels acquired voluntarily | 2 | 16/28 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 2 | 16/28 |
| # of Singlefamily Units | 2 | 16/28 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|------|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 2 | 0/0 | 8/10 | 16/28 | 50.00 |
| # Owner Households | 0 | 1 | 2 | 0/0 | 8/10 | 16/28 | 50.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------------------|-----------|--------|----------|------------|-----------------|
| 3505 Lyndale Ave | Baltimore | | Maryland | 21213-1948 | Match / Y |
| 3106 E Baltimore St | Baltimore | | Maryland | 21224-1350 | 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: NSP2-HN-5FM-120
Activity Title: Direct Purchase Program

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSP2-5FM

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms A

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|-------------------------|-------------|
| Total Projected Budget from All Sources | N/A | \$75,000.00 |
| Total Budget | \$0.00 | \$75,000.00 |
| Total Obligated | \$0.00 | \$75,000.00 |
| Total Funds Drawdown | \$0.00 | \$75,000.00 |
| Program Funds Drawdown | \$0.00 | \$37,939.43 |
| Program Income Drawdown | \$0.00 | \$37,060.57 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$75,000.00 |
| Healthy Neighborhoods, Inc. | \$0.00 | \$75,000.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds are being used to guarantee a portion of the Healthy Neighborhoods' loan program. Eligible purchasers of an NSP2 home have access to loan funds as long as they are available and that the borrower meets the underwriting criteria of the program. The loan program provides below market interest rate, 30 year fixed term, and no mortgage insurance required. Eligible borrowers must contribute 3% of the loan amount from their own funds. The loans are underwritten and serviced by M&T Bank.

This activity previously provided NSP funds for assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds subsidized principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy averaged \$25,000. All activity related to home purchasers has been transferred to NSP2-HN-3AH-120.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardns, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 1/25 |
| # of Singlefamily Units | 0 | 1/25 |

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 | 3/10 | 3/25 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 3/10 | 3/25 | 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: NSP2-SA-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

Overall

| | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$33,250.00 |
| Total Budget | \$0.00 | \$33,250.00 |
| Total Obligated | \$0.00 | \$33,238.00 |
| Total Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$33,238.00 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$33,238.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

No activity to report this quarter.

This activity is closed and no further activity is anticipated.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|---|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 2/2 |
| # of buildings (non-residential) | 0 | 0/0 |



| | | |
|-----------------------------------|---|-----|
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 2/2 |
| Total acquisition compensation to | 0 | 0/0 |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 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: NSP2-SA-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$66,750.00 |
| Total Budget | \$0.00 | \$66,750.00 |
| Total Obligated | \$0.00 | \$31,569.00 |
| Total Funds Drawdown | \$0.00 | \$31,569.00 |
| Program Funds Drawdown | \$0.00 | \$31,569.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$31,569.00 | \$31,569.00 |
| St. Ambrose Housing Aid Center, Inc. | \$31,569.00 | \$31,569.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

This activity is a continuation of Activity NSP2-SA-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

Funds of \$31,569.00 spent in a previous quarter were transferred to Activity NSP2-SA-051 because the buyer was under 50% of AMI. When originally expended for the property, buyer was anticipated to have an income between 50 and 120% of AMI. No other activity was reported this quarter.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



| | | |
|-----------------|---|-----|
| # of Properties | 0 | 1/2 |
|-----------------|---|-----|

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 1/2 |
| # of Singlefamily Units | 0 | 1/2 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 1/2 | 0/0 | 1/2 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 1/2 | 0/0 | 1/2 | 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: NSP2-SA-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,200,000.00 |
| Total Budget | \$0.00 | \$3,200,000.00 |
| Total Obligated | \$0.00 | \$3,124,762.52 |
| Total Funds Drawdown | \$200.00 | \$3,015,573.25 |
| Program Funds Drawdown | \$0.00 | \$2,507,750.55 |
| Program Income Drawdown | \$200.00 | \$507,822.70 |
| Program Income Received | \$0.00 | \$492,135.14 |
| Total Funds Expended | (\$31,569.00) | \$2,974,990.25 |
| St. Ambrose Housing Aid Center, Inc. | (\$31,569.00) | \$2,974,990.25 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 40 properties. Six homes were sold to eligible homeowners through September 30, 2011 and have been measured in this activity. No future funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-SA-3AH-121.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

Funds of \$31,569.00 should be under Activity NSP2-SA-051 because the buyer was under 50% of AMI. When originally expended for the property, buyer was anticipated to have an income between 50 and 120% of AMI. No other activity was reported this quarter.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-----------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 5/6 | |
| # of buildings (non-residential) | 0 | | 0/0 | |
| # of Parcels acquired by | 0 | | 0/0 | |
| # of Parcels acquired by admin | 0 | | 0/0 | |
| # of Parcels acquired voluntarily | 0 | | 5/6 | |
| Total acquisition compensation to | 0 | | 0/0 | |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 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: NSP2-SA-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,450,000.00 |
| Total Budget | \$1,250,000.00 | \$4,450,000.00 |
| Total Obligated | \$954,211.83 | \$3,328,169.29 |
| Total Funds Drawdown | \$749,730.98 | \$2,068,768.24 |
| Program Funds Drawdown | \$304,878.76 | \$1,190,778.00 |
| Program Income Drawdown | \$444,852.22 | \$877,990.24 |
| Program Income Received | \$66,224.19 | \$1,064,876.76 |
| Total Funds Expended | \$749,930.98 | \$2,109,351.24 |
| St. Ambrose Housing Aid Center, Inc. | \$749,930.98 | \$2,109,351.24 |
| Match Contributed | \$3,750.00 | \$92,368.80 |

Activity Description:

This is a continuation of Activity NSP2-SA-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

One home in the Belair-Edison neighborhood was sold by St. Ambrose Housing Aid Center, Inc. to a first time home owner during this quarter. The home was purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyer received funds for a portion of their closing costs. Three other homes were under contract of sale in Belair-Edison and are expected to settle in October. Five houses were purchased by St. Ambrose Housing Aid Center, Inc. in the Belair-Edison neighborhood: 3141 Dudley Avenue, 3311 Shannon, 4320 Shamrock, 3410 Kenyon, and 2800 Lake Avenue. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Sixteen additional properties were under construction this quarter. Completion times will differ based on the extent of rehabilitation needed. All of the houses will be sold to eligible homeowners.



Borrower received \$3,750.00 from Baltimore City's live near your work program for settlement expenses.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 1 | 16/140 |
| #Energy Star Replacement Windows | 6 | 78/100 |
| #Additional Attic/Roof Insulation | 1 | 16/50 |
| #High efficiency heating plants | 1 | 16/50 |
| #Efficient AC added/replaced | 1 | 14/50 |
| #Replaced thermostats | 1 | 16/50 |
| #Replaced hot water heaters | 1 | 16/50 |
| #Light Fixtures (indoors) replaced | 8 | 62/50 |
| #Light fixtures (outdoors) replaced | 2 | 28/50 |
| #Refrigerators replaced | 1 | 16/50 |
| #Clothes washers replaced | 1 | 16/50 |
| #Dishwashers replaced | 1 | 16/50 |
| #Low flow toilets | 2 | 19/50 |
| #Low flow showerheads | 1 | 14/50 |
| #Units with bus/rail access | 1 | 16/140 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 16/140 |
| # of Singlefamily Units | 1 | 16/140 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-------|--------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 1 | 0/0 | 11/50 | 16/140 | 68.75 |
| # Owner Households | 0 | 1 | 1 | 0/0 | 11/50 | 16/140 | 68.75 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-----------------|-----------|--------|----------|------------|-----------------|
| 3135 Kenyon Ave | Baltimore | | Maryland | 21213-1713 | 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: NSP2-TB-2AH-051
Activity Title: Acquisition/Rehab B

Activity Category:
 Rehabilitation/reconstruction of residential structures

Activity Status:
 Planned

Project Number:
 NSP2-2AH-050

Project Title:
 Acquisition/Rehab B-050

Projected Start Date:
 02/11/2010

Projected End Date:
 02/11/2013

Benefit Type:
 Direct Benefit (Households)

Completed Activity Actual End Date:

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

Responsible Organization:
 Telesis Baltimore Corporation

| Overall | Jul 1 thru Sep 30, 2012 | 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 |
| Telesis Baltimore Corporation | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

No activity planned at this time.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

No activity to report this quarter.

Accomplishments Performance Measures

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

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



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 | 0/2 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/0 | 0/2 | 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: | NSP2-TB-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

03/31/2012

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|-------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$2,750,000.00 |
| Total Budget | \$0.00 | \$2,750,000.00 |
| Total Obligated | \$0.00 | \$2,727,702.44 |
| Total Funds Drawdown | \$0.00 | \$2,700,023.96 |
| Program Funds Drawdown | \$0.00 | \$2,296,368.72 |
| Program Income Drawdown | \$0.00 | \$403,655.24 |
| Program Income Received | \$0.00 | \$1,480,879.94 |
| Total Funds Expended | \$0.00 | \$2,700,023.96 |
| Telesis Baltimore Corporation | \$0.00 | \$2,700,023.96 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate eight properties. One home was sold to an eligible homeowner through September 30, 2011 and has been measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-TB-3AH-121.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

Activity is closed.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 1/1 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 1/1 |
| Total acquisition compensation to | 0 | 0/0 |

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

Beneficiaries Performance Measures

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

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-TB-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,725,000.00 |
| Total Budget | \$0.00 | \$4,725,000.00 |
| Total Obligated | \$206,407.30 | \$2,967,777.17 |
| Total Funds Drawdown | \$206,407.30 | \$2,961,223.17 |
| Program Funds Drawdown | \$0.00 | \$2,183,094.12 |
| Program Income Drawdown | \$206,407.30 | \$778,129.05 |
| Program Income Received | \$1,065,399.29 | \$1,254,053.27 |
| Total Funds Expended | \$187,344.30 | \$2,942,160.17 |
| Telesis Baltimore Corporation | \$187,344.30 | \$2,942,160.17 |
| Match Contributed | \$69,500.00 | \$233,500.00 |

Activity Description:

This is a continuation of Activity NSP2-TB-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

Telesis Baltimore Corporation completed construction on 12 houses on the 2200 and 2300 blocks of N. Calvert Street. The homes were rehabilitated to meet or exceed Energy Star Qualified New Homes standards and the Enterprise Green Communities Standards.

Six of the homes are sold and another is under contract. The homes are being sold to eligible homeowners earning at or below 120% of Area Median Income.

Predevelopment activities began for an additional six houses in the 2000 block of North Calvert Street and exploration of the potential for additional houses on adjoining blocks in the Barclay neighborhood.

Match of \$69,500.00 was from Baltimore City's Vacants to Value program for settlement expenses. \$4,500.00 was from Maryland's Mortgage Program for one buyer's settlement expenses and \$5,000.00 from Baltimore City's live near your work program.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 7 | 14/30 |
| #Energy Star Replacement Windows | 42 | 76/40 |
| #Additional Attic/Roof Insulation | 7 | 14/20 |
| #High efficiency heating plants | 7 | 14/20 |
| #Efficient AC added/replaced | 7 | 14/20 |
| #Replaced thermostats | 7 | 14/20 |
| #Replaced hot water heaters | 7 | 14/20 |
| #Light Fixtures (indoors) replaced | 56 | 114/20 |
| #Light fixtures (outdoors) replaced | 14 | 28/20 |
| #Refrigerators replaced | 7 | 14/20 |
| #Clothes washers replaced | 7 | 14/20 |
| #Dishwashers replaced | 7 | 14/20 |
| #Low flow toilets | 21 | 42/20 |
| #Low flow showerheads | 14 | 28/20 |
| #Units with bus/rail access | 7 | 14/30 |
| #Units exceeding Energy Star | 7 | 14/20 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 7 | 14/30 |
| # of Singlefamily Units | 7 | 14/30 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 7 | 0/0 | 1/0 | 14/30 | 7.14 |
| # Owner Households | 0 | 0 | 7 | 0/0 | 1/0 | 14/30 | 7.14 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 2244 Guilford Ave | Baltimore | | Maryland | 21218-5818 | Match / Y |
| 2309 N Calvert St | Baltimore | | Maryland | 21218-5202 | Match / Y |
| 2222 N Calvert St | Baltimore | | Maryland | 21218-5813 | Match / Y |
| 2202 Guilford Ave | Baltimore | | Maryland | 21218-5815 | Match / Y |
| 2311 N Calvert St | Baltimore | | Maryland | 21218-5202 | Match / Y |
| 2307 N Calvert St | Baltimore | | Maryland | 21218-5202 | Match / Y |
| 2204 Guilford Ave | Baltimore | | Maryland | 21218-5815 | 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: NSP2-WH-2AR-051

Activity Title: Acq./Rehab/Rental B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Women's Housing Coalition, Inc.

Overall

| | Jul 1 thru Sep 30, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,625,000.00 |
| Total Budget | \$0.00 | \$1,625,000.00 |
| Total Obligated | \$54,152.60 | \$1,274,376.45 |
| Total Funds Drawdown | \$479,235.93 | \$610,206.78 |
| Program Funds Drawdown | \$113,476.37 | \$201,120.34 |
| Program Income Drawdown | \$365,759.56 | \$409,086.44 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$494,171.32 | \$610,206.78 |
| Women's Housing Coalition, Inc. | \$494,171.32 | \$610,206.78 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate a foreclosed and vacant property at 2408 Linden Avenue in the designated census tract for Reservoir Hill for rent to eligible households at or below 50% of area median income. The property is being purchased at a discount of 1% below the current "as is" appraised value. The Women's Housing Coalition is developing the house and former carriage house for five units of permanent housing for women and women and children.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

At the end of September, approximately 49% of the rehabilitation was completed on the main house and carriage house at 2408 Linden Avenue in the Reservoir Hill neighborhood. The buildings are owned by the Women's Housing Coalition, Inc. Upon completion, the two buildings will create five units of permanent rental housing for very low income women and children who were formerly homeless. Rehabilitation is anticipated to be complete early in 2013. The contractor is Southway Builders.

Accomplishments Performance Measures

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



| | | |
|-------------------------------------|---|------|
| #Additional Attic/Roof Insulation | 0 | 0/1 |
| #High efficiency heating plants | 0 | 0/1 |
| #Efficient AC added/replaced | 0 | 0/1 |
| #Replaced thermostats | 0 | 0/1 |
| #Replaced hot water heaters | 0 | 0/1 |
| #Light Fixtures (indoors) replaced | 0 | 0/5 |
| #Light fixtures (outdoors) replaced | 0 | 0/15 |
| #Refrigerators replaced | 0 | 0/4 |
| #Clothes washers replaced | 0 | 0/1 |
| #Low flow toilets | 0 | 0/5 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| # ELI Households (0-30% AMI) | 0 | 0/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # of Multifamily 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 | 0/0 | 0/5 | 0 |
| # Renter Households | 0 | 0 | 0 | 0/0 | 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: Healthy Neighborhoods Inc.

Grant: B-09-CN-MD-0011

October 1, 2012 thru December 31, 2012 Performance Report



Grant Number:

B-09-CN-MD-0011

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

Healthy Neighborhoods Inc.

Contract End Date:

02/10/2013

Review by HUD:

Submitted - Await for Review

Grant Amount:

\$26,092,880.00

Grant Status:

Active

QPR Contact:

Lisa R Evans

Estimated PIRL Funds:

\$13,000,000.00

Total Budget:

\$39,092,880.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

The purpose of the Healthy Neighborhoods, Inc. Neighborhood Stabilization Program 2 (NSP2) Grant of \$26,092,880 is to acquire and redevelop 349 units of residential foreclosed, abandoned, or vacant properties in designated neighborhoods in Baltimore, Maryland. The properties predominately are for income eligible homeowners and a small number of units will be developed for renters. A minimum of 25%, \$6,523,220 of the funds, is for foreclosed and abandoned properties developed for households whose incomes are at or below 50% of the area median income (AMI). The remaining funds are for foreclosed, abandoned, or vacant houses targeted for households whose incomes are at or below 120% AMI. The award was received on February 11, 2010 and half of the funds must be expended within two years and the balance totally expended within three years.

Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant, along with eight other participants: five nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Govans Ecumenical Development Corporation; Habitat for Humanity of the Chesapeake, Inc.; St. Ambrose Housing Aid Center, Inc.; and the Women's Housing Coalition, Inc.; Telesis Baltimore Corporation; the French Development Corporation, Inc.; and Community Solutions, LLC, all for profit development partners; and the City of Baltimore's Department of Housing and Community Development. Additional development partners will be added if needed.

Seven neighborhoods encompassing 12 census tracts were selected for housing development activity. Each member is concentrating in particular target areas with a number of properties for completion. Druid Heights Community Development Corporation, Inc. is in the Reservoir Hill community in census tracts 1301 and 1302 and is acquiring and rehabilitating 32 units of housing for homeowners or renters. The Women's Housing Coalition is rehabilitating one property for five units of rental housing in Reservoir Hill. Habitat for Humanity of the Chesapeake, Inc. is in the Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602 and is developing 75 houses for sale to eligible buyers and the French Development Company also will be in the same areas and developing five houses. St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling 148 houses to homeowners in the neighborhoods of Belair Edison in census tracts 80101, 260202, 260301, and 260302; Ednor Gardens in census tract 903; and in Better Waverly, and Coldstream Homestead Montebello overlapping census tracts 905 and 906. The Govans Ecumenical Development Corporation also is buying five houses and Community Solutions three houses for development in the Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello neighborhoods. Telesis Baltimore Corporation is acquiring, rehabilitating, and selling to eligible homeowners 33 houses in the Barclay/Old Goucher neighborhoods in census tract 1204.

Individual homebuyers are purchasing 36 foreclosed, abandoned, or vacant one to four unit residential properties in the designated census tracts. The house must be their primary residency upon completion. Healthy Neighborhoods is coordinating this direct purchase program. All properties are being purchased at a discount of 1% below the current "market value. Most properties will need NSP2 funds to subsidize development. The amount of subsidy varies by property depending on condition and funds needed to meet all local building codes and program requirements including the addition of "green" features where feasible. Homeowners also have access to \$6,000 for closing cost assistance. The closing cost assistance is a noninterest bearing loan declining in equal increments over five years. For homeownership units, the subsidy for principal reduction combined with closing cost assistance remains as a noninterest loan declining in equal increments five years if the total subsidy is less than \$15,000; over ten years if between \$15,000 and \$40,000; and over 15 years if greater than \$40,000. Long term affordability of any rental housing will be assured by a recorded deed restriction and regulatory agreement requiring the occupancy by low income tenants at or below 50% of area median income for a period of 20 years.

No demolition or land banking is anticipated under this program.



Target Geography:

Activities for the NSP2 grant are targeted for Baltimore City in seven neighborhoods encompassing 12 census tracts: Reservoir Hill in tracts 1301 and 1302; Patterson Park/McElderry Park in tracts 601 and 602; Belair Edison in tracts 80101, 260202, 260301, and 260302; Ednor Gardens in tract 903; Better Waverly and Coldstream Homestead Montebello in tracts 905 and 906; and Barclay/Old Goucher in tract 1204. These seven neighborhoods participate in the Healthy Neighborhoods program employing a strategy to strengthen what are referred to as "the middle" neighborhoods through a variety of tools utilized in cooperation with neighborhood based organizations. The NSP neighborhoods were selected because they share certain characteristics of average homeownership rates, scattered physical problems, and vacancies that are not highly concentrated. Many of these neighborhoods were targets for cash out refinances and subprime and aggressive mortgages which all added to the foreclosure crisis. All are suffering from the impact of the slowed economy and the resulting effect on the housing sales market.

Belair Edison is primarily a rowhouse working class community dating back to the 1920's and flanked by some of the city's largest parks. Its modest homes and prices made it perfect target for flipping and predatory lending in the late 1990's. This led to one of the highest number of FHA foreclosures in the country. Belair Edison now is staggering under a second round of foreclosures and declining values.

Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello (CHM) are adjacent and border Clifton Park and its public golf course and Lake Montebello with biking and walking lanes. The neighborhoods have a number of assets including a new Giant supermarket; Johns Hopkins University's satellite campus in the center of the neighborhoods; a full service YMCA; a community built playground; and mixed income senior housing. High cost loans are significant at 43.1% in Ednor Gardens, 57.4% in Better Waverly, and 61.8% in CHM. Foreclosure rates are rising. A vigilant approach to deal with foreclosures and vacant house is necessary to stabilize the market.

Reservoir Hill represents the most dramatic effects of the decline of real estate markets and protracted vacancies. This neighborhood of large, architecturally significant, historic townhouses views the city's largest park and is walking distance to a commuter train line and a local light rail. Many houses were transformed into multifamily units overrun with poverty, crime, and drugs. Many became vacant. In the early 2000's it became one of the hottest real estate markets with millions of dollars of investment. Renovation projects have stalled and sales and values have dropped. Turning abandoned and foreclosed condominium units and single family homes back to productive use will be required to give confidence to the area.

Patterson Park/McElderry Park neighborhood was once an extremely stable lower middle class area of industrial workers and rowhouse homeowners. Though just above the 140 acre Patterson Park and below Johns Hopkins medical institutions, the neighborhood declined. A local housing group acquired 500 homes and renovated them. The collapse of the housing market forced the group into bankruptcy. Other investors face similar circumstances and the market is flooded with inventory. Vacant and abandoned units are the biggest problem for this neighborhood.

Barclay/Old Goucher is a working class community with declining population rates and showing signs of disinvestment. Virtually no current real estate market exists. Signs of recovery surround the community with an emerging arts district to the south, increased homeownership to the north and west, and an approved plan for 300 units in Barclay. It is close to several universities. It is only a short walk to the train station and light rail. Active investment of NSP2 funds will establish and stimulate the market.

Program Approach:

The NSP2 grant is projected to acquire 349 foreclosed or abandoned properties and return them to quality and affordable homeownership or rental units. The primary activity is being conducted by the five nonprofit and three for profit developers who are acquiring and rehabilitating approximately 291 foreclosed and abandoned properties with sale to qualified homebuyers. Properties are being identified by developers in the designated neighborhoods and purchased at a minimum of the required one percent discount from the "is" appraised value. The properties are being completely renovated and incorporate "green" features. NSP2 funds are being used to fund development costs that exceed the fair market value of the property. Every homebuyer is eligible for \$6,000 in closing cost assistance. Thirty-six additional properties are being purchased and rehabilitated by individuals for their primary residence. NSP2 funds will be used for these homebuyers for repair costs, principal reduction, and/or closing cost assistance.

All homebuyers are required to receive eight hours of homeownership counseling from a HUD certified counseling agency. Several Healthy Neighborhoods community organizations are approved counseling agencies and are assisting in qualifying and verifying homebuyers' eligibility. The Healthy Neighborhood partner organizations also are assisting in marketing properties directly to homebuyers and those houses being developed by the NSP2 team members.

Five units of rental housing are being developed in the Reservoir Hill community. Financing will be secured to the property with covenants to maintain affordability for 90 years with occupancy by eligible NSP2 households earning at or below 50% of Area Median Income.

Healthy Neighborhoods is administering the program utilizing the allowable ten percent of NSP2 funds. The administrative costs include the time of staff dedicated to NSP2, Healthy Neighborhoods' staff assisting with aspects of the program, outside consultants and vendors for appropriate services to assure compliance with NSP2 regulations and completion of the grant award. Healthy Neighborhoods is monitoring the performance of the NSP2 team members to assure they are meeting their performance goals. Healthy Neighborhoods will work with the Baltimore City Department of Housing and Community Development in its monitoring of activities and completion of the environmental review of each property.

The NSP2 team is building and expanding upon the work they already are doing in their NSP2 target census tracts to remediate the destabilizing impacts of foreclosures and vacant and abandoned buildings. The team knows the geography, the real estate market, the costs to purchase and renovate, and the buyers or renters to target. The funded work is building on existing partnerships with community based organizations to provide a wide array of services to neighborhood residents.

The intervention is to safeguard gains, create new quality housing opportunities for homeowners and position the communities to fully participate in a revived market when economic recovery occurs. NSP2 dollars are a key component allowing for quality renovations and serving a market where there still is buying interest. Given the compact nature of the neighborhoods and census tracts there is sufficient scale to make a market difference.

While each neighborhood has unique characteristics and market price points, all share many of the same attributes and issues. The strategies proposed are similar with the intended result being fewer vacant and foreclosed properties, reinvigoration of the market through the introduction of new homeowners, and growing confidence from the effects of visible and continued reinvestment.



Consortium Members:

Healthy Neighborhoods' Neighborhood Stabilization Program 2 consists of nine participants. Healthy Neighborhoods, Inc., a nonprofit, is the Lead Member of the NSP2 grant and a consortium member. The City of Baltimore's Department of Housing and Community Development is also a consortium member. The NSP2 program began with three nonprofit development partners: Druid Heights Community Development Corporation, Inc.; Habitat for Humanity of the Chesapeake, Inc.; St. Ambrose Housing Aid Center, Inc.; and the for profit development partner, Telesis Baltimore Corporation. Three new partners were added in the second quarter of 2012: two nonprofits, Women's Housing Coalition, Inc. and Govans Ecumenical Development Corporation; and the for profit French Development Corporation, Inc. Community Solutions, LLC, was selected as another for profit partner in the third quarter of 2012. Additional development partners will be added as needed.

Healthy Neighborhoods is administering the program utilizing \$2,609,288 in funds to coordinate activities and manage the financial and compliance aspects of the program. Healthy Neighborhoods is 11 years old and partners with 14 local community development groups in 37 neighborhoods to revitalize older Baltimore neighborhoods through rebuilding real estate markets and reestablishing active resident involvement. Seven of the neighborhoods are part of the NSP2 program. Healthy Neighborhoods also is coordinating \$950,000 in funds for the direct purchase program for 36 homebuyers at or below 120% of area median income (AMI) to purchase properties in any of the designated NSP2 census tracts. An additional \$75,000 in funds serves as a loan guarantee for first mortgage loans for eligible NSP2 borrowers through the Healthy Neighborhoods' loan program.

Druid Heights Community Development Corporation, Inc. is acquiring and rehabilitating 32 homes for sale to individuals or families at or below 120% AMI using \$5,600,000 of NSP2 funds and earned sales proceeds primarily in the Reservoir Hill community. Druid Heights was established in 1971 and provides homeownership counseling, is rehabilitating vacant houses for sale and for rent, constructed new townhomes for sale, rehabilitated a community center, and developed senior housing.

Habitat for Humanity of the Chesapeake, Inc. is focusing in the Patterson Park and McElderry Park neighborhoods and is developing 75 houses for eligible homeowners using \$5,000,000 of NSP2 funds and sales proceeds: 69 foreclosed or abandoned houses are for homeowners at or below 50% of AMI and six foreclosed or abandoned houses are for homeowners at or below 120% of AMI. Habitat is the local affiliate of the international Habitat program and has 28 years of experience renovating homes for low income homeowners throughout the metropolitan area.

St. Ambrose Housing Aid Center, Inc. is acquiring, rehabilitating, and selling to eligible homeowners 148 houses predominantly in the neighborhoods of Belair-Edison, Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$5,000,000 and sales proceeds for 146 homeowners at or below 120% of AMI and for two homeowners at or below 50% of AMI. St. Ambrose was founded in 1968. In addition to housing development, St. Ambrose offers homeownership counseling, foreclosure prevention counseling and legal services, affordable rental opportunities, and homesharing. Since 2000, it has renovated and sold over 300 foreclosed properties to qualified homebuyers.

Telesis Baltimore Corporation has \$4,300,000 and sales proceeds and is developing 33 houses in the Barclay/Old Goucher neighborhoods for homeowners at or below 120% of AMI. Telesis, which was founded in 1985, is a national development organization that plans, finances, and builds affordable housing. It focuses on large-scale neighborhood redevelopment with a mix of uses including rental, homeownership, commercial, and community facilities. In 2008, Telesis was selected by Baltimore City to redevelop over 300 units in Barclay/Old Goucher.

The Women's Housing Coalition, Inc. is developing five units of permanent rental housing in the Reservoir Hill neighborhood for women and children with household incomes at or below 50% of AMI. The historic house and carriage house is being renovated with \$1,625,000 of NSP2 funds. Created in 1979, the Women's Housing Coalition provides homeless women and children with a range of housing options and opportunities in order to maximize their chances of future independence and self-sufficiency.

The French Development Company, Inc. is developing five houses primarily in the Patterson Park neighborhood for sale to individuals or families at or below 120% AMI using \$528,000 of NSP2 funds. The French Development Company has been a producer of affordable and market rate housing since 1982. The company also has provided development consulting for numerous nonprofit organizations and developed projects utilizing federal and state subsidies.

Govans Ecumenical Development Corporation (GEDCO) is acquiring and rehabilitating five houses in the neighborhoods of Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$880,000 for homeowners at or below 120% of AMI. Incorporated in 1991, GEDCO is a developer and manager of housing and supportive services for approximately 500 individuals including low income seniors and older adults with disabilities, homeless individuals, and individuals affected by AIDS and chronic mental illness.

Community Solutions, LLC is buying and rehabilitating three houses in the neighborhoods of Ednor Gardens, Better Waverly, and Coldstream Homestead Montebello using \$528,000 for homeowners at or below 120% of AMI. Founded in 2006, Community Solutions is a minority owned real estate development and general contracting firm focusing on single family homeownership.

The City of Baltimore's Department of Housing and Community Development is conducting all environmental reviews for all of the housing development under the grant. The Department received NSP1 funding and is familiar with NSP federal requirements.

How to Get Additional Information:

For additional information, please contact:

Healthy Neighborhoods, Inc.

>2 East Read Street

>Baltimore, MD 21202

www.healthyneighborhoods.org

Attention: Lisa R. Evans, Senior Program Officer & NSP2

>Telephone: 410.332.0387, ext. 153

>levans@healthyneighborhoods.org

Overall

Total Projected Budget from All Sources

Total Budget

This Report Period

N/A

\$528,000.00

To Date

\$37,394,870.68

\$37,394,870.68



| | | |
|--------------------------------|----------------|-----------------|
| Total Obligated | \$2,911,289.96 | \$30,867,045.58 |
| Total Funds Drawdown | \$4,560,474.59 | \$29,081,218.38 |
| Program Funds Drawdown | \$2,722,307.10 | \$19,649,181.24 |
| Program Income Drawdown | \$1,838,167.49 | \$9,432,037.14 |
| Program Income Received | \$832,251.29 | \$8,774,438.10 |
| Total Funds Expended | \$3,619,782.52 | \$28,028,505.80 |
| Match Contributed | \$1,073,458.00 | \$1,453,326.80 |

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 | \$1,453,326.80 |
| Limit on Public Services | \$3,913,932.00 | \$0.00 |
| Limit on Admin/Planning | \$2,609,288.00 | \$1,844,838.38 |
| Limit on State Admin | \$0.00 | \$1,844,838.38 |

Progress Toward Activity Type Targets

| Activity Type | Target | Actual |
|-----------------------|----------------|----------------|
| Administration | \$2,609,288.00 | \$2,609,288.00 |

Progress Toward National Objective Targets

| National Objective | Target | Actual |
|--------------------------------------|----------------|-----------------|
| NSP Only - LH - 25% Set-Aside | \$6,523,220.00 | \$10,036,630.18 |

Overall Progress Narrative:

In early November of 2012, the Healthy Neighborhoods Neighborhood Stabilization Program 2 (NSP2) fully expended its grant three months prior to the February 2013 deadline. The total from the inception of the grant through this quarter of program funds and program income spent was \$28,028,505.80 equaling 107.42% of the total grant amount. A total of \$3,617,597.98 was expended during the quarter comprising \$2,523,413.46 of program funds and \$1,094,184.52 of program income.

During October, November, and December of 2012, 11 homes were sold to eligible homeowners. From the beginning of the program through the end of 2012, a total of 104 homes have been sold to eligible borrowers. An additional 24 home buyers bought a vacant or foreclosed house for their primary residence through the Healthy Neighborhoods NSP2 Direct Purchase Program since 2010. This quarter, one home was purchased in the Patterson Park community. NSP 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and closing cost assistance.

NSP2 development partners acquired 13 vacant or foreclosed houses during this quarter for a total of 139 houses since the inception of the grant. The 13 houses will be renovated completely and sold to eligible homeowners earning less than 120% of Area Median Income.

Two of the recently added development partners acquired their first houses for renovation. Govans Ecumenical Development Corporation, through its subsidiary, GEDCO Homes, Inc., purchased a house at 3650 Ellerslie Avenue in the Ednor Gardens neighborhood. A scope of work is being created and the project should be out to bid early next quarter. Community Solutions, LLC, through its subsidiary Homework LLC purchased a house at 1505 East



33rd Street in the Coldstream-Homestead-Montebello neighborhood. Construction should begin early in the next quarter. Upon completion of the renovations, both homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Habitat for Humanity of the Chesapeake, Inc. moved four families into their new homes in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted the buyers with closing costs and mortgage and interest write downs. In November, Habitat purchased 203 N. Streeper Street in Patterson Park. The home will be completely renovated, and sold to an eligible homeowner earning at or below 50% of Area Median Income.

Three homes in the Belair-Edison neighborhood were sold by St. Ambrose Housing Aid Center, Inc. to first time home owners during this quarter. All of the homes were purchased and rehabilitated with NSP 2 funds. The home buyers all received funds to assist with their closing costs. Eight additional homes are for sale. One home in the Belair-Edison neighborhood originally purchased and partially rehabilitated under the Neighborhood Stabilization Program 1 was sold by St. Ambrose Housing Aid Center, Inc. to a first time home owner during this quarter with an income at or below 50% of Area Median Income. The home was completed with NSP 2 funds. Five houses were purchased by St. Ambrose Housing Aid Center, Inc. in the Belair-Edison neighborhood: 3204 Lake Avenue, 3410 Kenyon Avenue, 3614 Chesterfield Avenue, and 4208 and 4250 Shamrock Avenue. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Telesis Baltimore Corporation sold a home in the 2200 block of Guilford Avenue. Two additional homes are under contract of sale with settlement expected early in the next quarter. The last two homes from the second phase of 12 houses in the Barclay neighborhood are for sale. Pre development activity began for a third phase of homeownership units in Barclay. A house at 2232 Guilford Avenue and one at 315 East 23rd Street were purchased to be included in the next phase. The homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

In the Reservoir Hill neighborhood, Druid Heights Community Development Corporation, Inc. sold one home this quarter on Brookfield Avenue to an eligible homeowners earning at or below 120% of Area Median Income. Three vacant houses at 617 Lennox Avenue, 2430 Linden Avenue, and 2518 Brookfield were purchased from Baltimore City in November. Rehabilitation began in December on these three houses and on 2228 Linden Avenue in December. The construction contract was awarded to Harbor Development. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Also in the Reservoir Hill neighborhood, rehabilitation of the house and former studio at 2408 Linden Avenue reached 90% completion at the end of the year. The contractor is Southway Builders. Final completion is expected in early January with occupancy in February. The Women’s Housing Coalition, Inc. owns and will manage the five units of permanent rental housing for very low income women and children who were formerly homeless. A total of 104.52 jobs either were created or retained during this quarter. The vast majority of the jobs resulted from construction activity.

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 |
| NSP2-1AD, Administration | \$246,940.53 | \$2,609,288.00 | \$1,108,788.44 |
| NSP2-2AH-050, Acquisition/Rehab B-050 | \$992,115.64 | \$10,375,000.00 | \$5,527,853.66 |
| NSP2-3AH-120, Acquisition/Rehab B-120 | \$1,483,250.93 | \$25,561,592.00 | \$12,974,599.71 |
| NSP2-5FM, Financing Mechanisms A | \$0.00 | \$75,000.00 | \$37,939.43 |



Activities

Grantee Activity Number: NSP2-CS-3AH-121
Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

09/01/2012

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Community Solutions, LLC

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$528,000.00 |
| Total Budget | \$528,000.00 | \$528,000.00 |
| Total Obligated | \$93,683.07 | \$93,683.07 |
| Total Funds Drawdown | \$93,683.07 | \$93,683.07 |
| Program Funds Drawdown | \$7,183.01 | \$7,183.01 |
| Program Income Drawdown | \$86,500.06 | \$86,500.06 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$63,188.24 | \$63,188.24 |
| Community Solutions, LLC | \$63,188.24 | \$63,188.24 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Community Solutions, LLC through its subsidiary Homework, LLC. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 903, 905, and 906.

Activity Progress Narrative:

Community Solutions, LLC, through its subsidiary Homework LLC purchased a house at 1505 East 33rd Street. A scope of work is being created and construction should begin early in the next quarter. Upon completion of the renovation, the home in the Coldstream-Homestead-Montebello neighborhood will be sold to eligible homeowners earning at or below 120% of Area Median Income.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 0 | | 0/3 | |
| #Energy Star Replacement Windows | 0 | | 0/9 | |
| #Additional Attic/Roof Insulation | 0 | | 0/3 | |
| #High efficiency heating plants | 0 | | 0/3 | |
| #Efficient AC added/replaced | 0 | | 0/3 | |
| #Replaced thermostats | 0 | | 0/3 | |
| #Replaced hot water heaters | 0 | | 0/3 | |
| #Light Fixtures (indoors) replaced | 0 | | 0/12 | |
| #Light fixtures (outdoors) replaced | 0 | | 0/6 | |
| #Refrigerators replaced | 0 | | 0/3 | |
| #Clothes washers replaced | 0 | | 0/3 | |
| #Dishwashers replaced | 0 | | 0/3 | |
| #Low flow toilets | 0 | | 0/5 | |
| #Low flow showerheads | 0 | | 0/3 | |
| #Units with bus/rail access | 0 | | 0/3 | |
| #Sites re-used | 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 | 0/1 | 0/3 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/1 | 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: NSP2-DH-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Completed

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$61,630.18 |
| Total Budget | \$0.00 | \$61,630.18 |
| Total Obligated | \$0.00 | \$61,630.18 |
| Total Funds Drawdown | \$0.00 | \$59,259.18 |
| Program Funds Drawdown | \$0.00 | \$43,040.18 |
| Program Income Drawdown | \$0.00 | \$16,219.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$59,259.18 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$59,259.18 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds were used to acquire a foreclosed property in designated census tracts for rent to eligible households at or below 50% of area median income. The property was purchased at a discount of 1% below the current "as is" appraised value. Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development were measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future costs and property and renter information will be listed under Performance Measures for Activity NSP2-WH-2AR-051.

The property was sold to another NSP2 Development Partner, the Women's Housing Coalition, Inc. for development of five rental units for households at or below 50% of AMI.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

Funds in this activity were used to acquire a property in Reservoir Hill. Costs related to the acquisition and pre development were measured in this activity. No funds will be disbursed from this activity in the future. All future costs and property and renter information are listed under Performance Measures for Activity NSP2-WH-2AR-051.

Accomplishments Performance Measures

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



ELI Households (0-30% AMI)

0

0/5

This Report Period

Cumulative Actual Total / Expected

Total

Total

of Housing Units

0

0/5

of Multifamily 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

Renter 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: NSP2-DH-3AH-120
Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|---|-------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,675,000.00 |
| Total Budget | \$0.00 | \$1,675,000.00 |
| Total Obligated | \$0.00 | \$1,675,000.00 |
| Total Funds Drawdown | \$7,985.00 | \$1,631,602.01 |
| Program Funds Drawdown | \$0.00 | \$1,166,205.41 |
| Program Income Drawdown | \$7,985.00 | \$465,396.60 |
| Program Income Received | \$0.00 | \$173,161.07 |
| Total Funds Expended | \$0.00 | \$1,623,617.01 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$1,623,617.01 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate five properties. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-DH-3AH-121.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

There was no activity to report this quarter.

Accomplishments Performance Measures

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



| | | |
|-----------------------------------|---|-----|
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 0/0 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # 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 Permanent Jobs Created | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/2 | 0/5 | 0 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/2 | 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: NSP2-DH-3AH-121

Activity Title: Acquisition/Rehab b

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,525,000.00 |
| Total Budget | \$0.00 | \$3,525,000.00 |
| Total Obligated | \$361,156.20 | \$2,769,962.50 |
| Total Funds Drawdown | \$539,919.38 | \$2,491,084.00 |
| Program Funds Drawdown | \$463,359.10 | \$1,280,166.82 |
| Program Income Drawdown | \$76,560.28 | \$1,210,917.18 |
| Program Income Received | \$180,796.26 | \$925,862.23 |
| Total Funds Expended | \$771,162.38 | \$2,491,084.01 |
| Druid Heights Community Development Corporation, Inc. | \$771,162.38 | \$2,491,084.01 |
| Match Contributed | \$23,500.00 | \$63,500.00 |

Activity Description:

This is a continuation of Activity NSP2-DH-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Druid Heights Community Development Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Reservoir Hill neighborhood, census tracts 1301 and 1302

Activity Progress Narrative:

Druid Heights Community Development Corporation, Inc. sold one home this quarter on Brookfield Avenue to an eligible homeowners earning at or below 120% of Area Median Income.

Three vacant houses at 617 Lennox Avenue, 2430 Linden Avenue, and 2518 Brookfield were purchased from Baltimore City in November. Rehabilitation began in December on these three houses and on 2228 Linden Avenue in December. The construction contract was awarded to Harbor Development. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Matching funds were from Baltimore City's Vacants to Value program for \$10,000 and \$8,500 from Maryland's Settlement Expense Loan Program and its House Keys for Employees program.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 1 | 6/15 |
| #Energy Star Replacement Windows | 8 | 32/20 |
| #Additional Attic/Roof Insulation | 1 | 6/10 |
| #High efficiency heating plants | 1 | 6/10 |
| #Efficient AC added/replaced | 1 | 6/10 |
| #Replaced thermostats | 1 | 7/10 |
| #Replaced hot water heaters | 1 | 7/10 |
| #Light Fixtures (indoors) replaced | 8 | 48/10 |
| #Light fixtures (outdoors) replaced | 2 | 12/10 |
| #Refrigerators replaced | 1 | 7/10 |
| #Clothes washers replaced | 1 | 7/10 |
| #Dishwashers replaced | 1 | 7/10 |
| #Low flow toilets | 2 | 15/10 |
| #Low flow showerheads | 2 | 12/10 |
| #Units with bus/rail access | 1 | 7/15 |
| #Units exceeding Energy Star | 0 | 5/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 7/15 |
| # of Singlefamily Units | 1 | 7/15 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 1 | 0/0 | 2/0 | 6/15 | 33.33 |
| # Owner Households | 0 | 1 | 1 | 0/0 | 2/0 | 6/15 | 33.33 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------------------|-----------|--------|----------|------------|-----------------|
| 2406 Brookfield Ave | Baltimore | | Maryland | 21217-4600 | 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: NSP2-EC-3AR-121

Activity Title: Acq./Rehab./Rental

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

06/01/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Completed

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Druid Heights Community Development Corporation, Inc.

Overall

| | Oct 1 thru Dec 31, 2012 | To Date |
|---|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$10,952.50 |
| Total Budget | \$0.00 | \$10,952.50 |
| Total Obligated | \$0.00 | \$10,952.50 |
| Total Funds Drawdown | \$0.00 | \$10,952.50 |
| Program Funds Drawdown | \$0.00 | \$1,065.00 |
| Program Income Drawdown | \$0.00 | \$9,887.50 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$10,952.50 |
| Druid Heights Community Development Corporation, Inc. | \$0.00 | \$10,952.50 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Baltimore, MD, in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Location Description:

NSP2 funds were used to determine the feasibility of acquiring and rehabilitating a foreclosed property in designated census tracts for Reservoir Hill for rent to eligible households at or below 120% of area median income. The offer to the lender was rejected and the project cancelled.

Activity Progress Narrative:

This project has been determined to be infeasible. The activity represented pre development due diligence costs for appraisal and architectural and construction review of converting a foreclosed condominium building in the Reservoir Hill neighborhood to an apartment building.

Accomplishments Performance Measures

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

| | This Report Period | Cumulative Actual Total / Expected |
|--|---------------------------|---|
| | Total | Total |



| | | |
|------------------------|---|-----|
| # of Housing Units | 0 | 0/0 |
| # of Multifamily 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 |
| # Renter 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: NSP2-FD-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

06/01/2012

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

French Development Company

Overall

| | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$880,000.00 |
| Total Budget | \$0.00 | \$880,000.00 |
| Total Obligated | \$14,276.63 | \$62,509.15 |
| Total Funds Drawdown | \$13,948.75 | \$62,181.27 |
| Program Funds Drawdown | \$0.00 | \$0.00 |
| Program Income Drawdown | \$13,948.75 | \$62,181.27 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$14,276.63 | \$62,181.27 |
| French Development Company | \$14,276.63 | \$62,181.27 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by the French Development Company through its subsidiary, Patterson Park Development LLC. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

The French Development Company, through its subsidiary Patterson Park Development, LLC, purchased 135 N. Luzerne Avenue last quarter. A scope of work is being created and construction should begin next quarter. Upon completion of the renovation, the home in the Patterson Park neighborhood will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Accomplishments Performance Measures

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



| | | |
|-------------------------------------|---|------|
| #Energy Star Replacement Windows | 0 | 0/15 |
| #Additional Attic/Roof Insulation | 0 | 0/5 |
| #High efficiency heating plants | 0 | 0/5 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 0 | 0/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/25 |
| #Light fixtures (outdoors) replaced | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/5 |
| #Dishwashers replaced | 0 | 0/5 |
| #Low flow toilets | 0 | 0/8 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| #Sites re-used | 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: NSP2-GE-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-3AH-120

Project Title:

Acquisition/Rehab B-120

Projected Start Date:

06/01/2012

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Govans Ecumenical Development Corporation

Overall

| | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$880,000.00 |
| Total Budget | \$0.00 | \$880,000.00 |
| Total Obligated | \$87,787.36 | \$87,787.36 |
| Total Funds Drawdown | \$75,857.36 | \$75,857.36 |
| Program Funds Drawdown | \$47,344.64 | \$47,344.64 |
| Program Income Drawdown | \$28,512.72 | \$28,512.72 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$75,857.36 | \$75,857.36 |
| Govans Ecumenical Development Corporation | \$75,857.36 | \$75,857.36 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by the Govans Ecumenical Development Corporation through its subsidiary GEDCO Homes, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 903, 905, and 906

Activity Progress Narrative:

Govans Ecumenical Development Corporation, through its subsidiary, GEDCO Homes, Inc., purchased a house at 3650 Ellerslie Avenue. A scope of work is being created and should be out to bid early next quarter. Upon completion of the renovation, the home in the Ednor Gardens neighborhood will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Accomplishments Performance Measures

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



| | | |
|-------------------------------------|---|------|
| #Energy Star Replacement Windows | 0 | 0/15 |
| #Additional Attic/Roof Insulation | 0 | 0/5 |
| #High efficiency heating plants | 0 | 0/5 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 0 | 0/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/25 |
| #Light fixtures (outdoors) replaced | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/5 |
| #Dishwashers replaced | 0 | 0/5 |
| #Low flow toilets | 0 | 0/7 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| #Sites re-used | 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: NSP2-HC-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,600,000.00 |
| Total Budget | \$0.00 | \$4,600,000.00 |
| Total Obligated | \$0.00 | \$4,584,541.00 |
| Total Funds Drawdown | \$459,245.47 | \$4,613,412.48 |
| Program Funds Drawdown | \$0.00 | \$2,936,707.71 |
| Program Income Drawdown | \$459,245.47 | \$1,676,704.77 |
| Program Income Received | \$0.00 | \$1,122,351.71 |
| Total Funds Expended | (\$247,574.43) | \$3,616,662.12 |
| Habitat for Humanity of the Chesapeake, Inc. | (\$247,574.43) | \$3,616,662.12 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 31 properties. Four of the homes were sold to eligible homeowners through September 30, 2011 and are measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. All future buyer and property information will be listed under Performance Measures for Activity NSP2-HC-2AH-051.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Change in expenditures reflects costs incurred in previous quarters for houses sold to higher income buyers. The costs are now reflected in NSP2-HC-3AH-121.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 5/4 |
| # of buildings (non-residential) | 0 | 1/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 5/4 |
| Total acquisition compensation to | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 5/4 |
| # of Singlefamily Units | 0 | 5/4 |

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 100.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 5/4 | 0/0 | 5/4 | 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: NSP2-HC-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/10/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,350,000.00 |
| Total Budget | \$0.00 | \$3,350,000.00 |
| Total Obligated | \$508,837.24 | \$3,087,347.10 |
| Total Funds Drawdown | \$804,598.29 | \$2,652,214.61 |
| Program Funds Drawdown | \$393,102.01 | \$1,609,682.30 |
| Program Income Drawdown | \$411,496.28 | \$1,042,532.31 |
| Program Income Received | \$310,504.19 | \$1,824,187.62 |
| Total Funds Expended | \$119,020.15 | \$2,805,753.28 |
| Habitat for Humanity of the Chesapeake, Inc. | \$119,020.15 | \$2,805,753.28 |
| Match Contributed | \$14,000.00 | \$22,000.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP2 funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Habitat for Humanity of the Chesapeake, Inc. moved three families into their new homes in the Patterson Park neighborhood. Neighborhood Stabilization Program 2 funds assisted the buyer with closing costs and mortgage and interest write downs. In November, Habitat purchased 2513 N. Jefferson Avenue in Patterson Park. The home will be completely renovated. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 50% of Area Median Income. Matching funds were from Baltimore City's Vacants to Value program from Live Baltimore's Trolley Tour.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|--------|
| | | Total | | Total |
| # of Properties | | 3 | | 18/65 |
| #Energy Star Replacement Windows | | 24 | | 100/40 |
| #High efficiency heating plants | | 3 | | 18/40 |
| #Efficient AC added/replaced | | 3 | | 18/40 |
| #Replaced thermostats | | 3 | | 18/40 |
| #Replaced hot water heaters | | 3 | | 18/40 |
| #Light Fixtures (indoors) replaced | | 22 | | 96/40 |
| #Light fixtures (outdoors) replaced | | 6 | | 38/40 |
| #Refrigerators replaced | | 3 | | 18/40 |
| #Clothes washers replaced | | 3 | | 18/40 |
| #Dishwashers replaced | | 3 | | 18/40 |
| #Low flow toilets | | 5 | | 26/40 |
| #Low flow showerheads | | 3 | | 18/40 |
| #Units with bus/rail access | | 3 | | 18/65 |
| #Units exceeding Energy Star | | 3 | | 6/5 |
| # ELI Households (0-30% AMI) | | 1 | | 5/5 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|--------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 3 | | 18/65 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|-----------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 3 | 0 | 3 | 18/60 | 0/0 | 19/65 | 94.74 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|--------------------|-----------|--------|----------|------------|-----------------|
| 164 N Potomac St | Baltimore | | Maryland | 21224-1337 | Match / Y |
| 2419 Jefferson St | Baltimore | | Maryland | 21205-2518 | Match / Y |
| 441 N Montford Ave | Baltimore | | Maryland | 21224-1018 | 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: NSP2-HC-3AH-120
Activity Title: Acquisition/Rehab B

Activity Category:
 Rehabilitation/reconstruction of residential structures

Activity Status:
 Under Way

Project Number:
 NSP2-3AH-120

Project Title:
 Acquisition/Rehab B-120

Projected Start Date:
 02/11/2010

Projected End Date:
 02/11/2013

Benefit Type:
 Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:
 NSP Only - LMMI

Responsible Organization:
 Habitat for Humanity of the Chesapeake, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$0.00 | \$192,151.16 |
| Total Funds Drawdown | \$0.00 | \$235,841.41 |
| Program Funds Drawdown | \$0.00 | \$229,641.54 |
| Program Income Drawdown | \$0.00 | \$6,199.87 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$4,150.10 | \$298,380.10 |
| Habitat for Humanity of the Chesapeake, Inc. | \$4,150.10 | \$298,380.10 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period. Funds in this activity were used to acquire and rehabilitate one property. The home was sold to eligible homeowner and will be measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-HC-3AH-121.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

Change in expenditures reflects costs incurred in previous quarters for houses projected to be sold to lower income buyers. The \$4,150.10 in costs is now reflected in this activity, NSP2-HC-3AH-120.

Accomplishments Performance Measures

| This Report Period Total | Cumulative Actual Total / Expected Total |
|-----------------------------|---|
|-----------------------------|---|



| | | |
|-----------------|---|-----|
| # of Properties | 0 | 1/1 |
|-----------------|---|-----|

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-HC-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Habitat for Humanity of the Chesapeake, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,100,000.00 |
| Total Budget | \$0.00 | \$1,100,000.00 |
| Total Obligated | \$581,260.43 | \$1,100,000.00 |
| Total Funds Drawdown | \$254,237.66 | \$1,121,992.01 |
| Program Funds Drawdown | \$0.00 | \$735,550.06 |
| Program Income Drawdown | \$254,237.66 | \$386,441.95 |
| Program Income Received | \$0.00 | \$94,887.58 |
| Total Funds Expended | \$632,756.42 | \$1,073,180.69 |
| Habitat for Humanity of the Chesapeake, Inc. | \$632,756.42 | \$1,073,180.69 |
| Match Contributed | \$3,000.00 | \$3,000.00 |

Activity Description:

This is a continuation of Activity NSP2-HC-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Habitat for Humanity of the Chesapeake, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Patterson Park and McElderry Park neighborhoods, census tracts 601 and 602

Activity Progress Narrative:

A home in the 2400 block of Jefferson Street in the Patterson Park neighborhood was sold by Habitat for Humanity of the Chesapeake, Inc. to a family earning at or below 120% of Area Median Income. Neighborhood Stabilization Program 2 funds assisted the buyer with closing costs and mortgage and interest write downs.

Matching funds of \$3,000 were from Johns Hopkins Live Near Your Work program for settlement costs.

Voucher expenditures reflect moving costs from NSP2-HC-2AH-050 and 051. Costs originally were projected for houses sold to lower income buyers and ultimately were sold to buyers with incomes over 50% Area Median Income.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Properties | | 1 | | 6/6 |
| #Energy Star Replacement Windows | | 8 | | 32/6 |
| #Additional Attic/Roof Insulation | | 1 | | 6/3 |
| #High efficiency heating plants | | 1 | | 6/3 |
| #Efficient AC added/replaced | | 1 | | 6/3 |
| #Replaced thermostats | | 1 | | 6/3 |
| #Replaced hot water heaters | | 1 | | 6/3 |
| #Light Fixtures (indoors) replaced | | 9 | | 52/3 |
| #Light fixtures (outdoors) replaced | | 2 | | 12/3 |
| #Refrigerators replaced | | 1 | | 6/3 |
| #Clothes washers replaced | | 1 | | 6/3 |
| #Dishwashers replaced | | 1 | | 6/3 |
| #Low flow toilets | | 1 | | 8/3 |
| #Low flow showerheads | | 1 | | 7/3 |
| #Units with bus/rail access | | 1 | | 6/6 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 1 | | 6/6 |
| # of Singlefamily Units | | 1 | | 6/6 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 1 | 0/0 | 4/1 | 6/6 | 66.67 |
| # Owner Households | 0 | 1 | 1 | 0/0 | 4/1 | 6/6 | 66.67 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 2411 Jefferson St | Baltimore | | Maryland | 21205-2518 | 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: NSP2-HN-1AD-000

Activity Title: Administration

Activity Category:

Administration

Project Number:

NSP2-1AD

Projected Start Date:

01/14/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

Overall

Total Projected Budget from All Sources

Oct 1 thru Dec 31, 2012

N/A

To Date

\$2,609,288.00

Total Budget

\$0.00

\$2,609,288.00

Total Obligated

\$257,675.23

\$1,846,002.25

Total Funds Drawdown

\$263,268.57

\$1,844,838.38

Program Funds Drawdown

\$246,940.53

\$1,108,788.44

Program Income Drawdown

\$16,328.04

\$736,049.94

Program Income Received

\$0.00

\$1,091.94

Total Funds Expended

\$209,685.56

\$1,773,708.87

Healthy Neighborhoods, Inc.

\$209,685.56

\$1,773,708.87

Match Contributed

\$0.00

\$0.00

Activity Description:

Payment of administrative costs incurred by the Healthy Neighborhoods' NSP2 for the coordination of the NSP2 program.

Location Description:

Baltimore, MD

Activity Progress Narrative:

In early November of 2012, the Healthy Neighborhoods Neighborhood Stabilization Program 2 (NSP2) fully expended its grant three months prior to the February 2013 deadline. The total from the inception of the grant through this quarter of program funds and program income spent was \$28,028,505.80 equaling 107.42% of the total grant amount. A total of \$3,617,597.98 was expended during the quarter comprising \$2,523,413.46 of program funds and \$1,094,184.52 of program income. Staff reviewed the purchase of 13 houses for the development partners and approved 11 borrowers for purchase. At the end of 2012, a total of 139 houses have been acquired for redevelopment and 104 of those homes have been sold to eligible borrowers. An additional 24 home buyers directly bought either vacant or foreclosed houses for their primary residence. Healthy Neighborhoods applied in the beginning of December to Maryland's Department of Housing and Community Development for Neighborhood Conservation Initiative National Mortgage Loan Servicing Practices Settlement Funding. Awards are anticipated in January 2013. If awarded, Healthy Neighborhoods will add these funds as leverage to expand its NSP2 activities.



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: | NSP2-HN-2AH-050 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$200,000.00 |
| Total Budget | \$0.00 | \$200,000.00 |
| Total Obligated | \$9,543.16 | \$169,129.84 |
| Total Funds Drawdown | \$9,543.16 | \$128,539.16 |
| Program Funds Drawdown | \$9,543.16 | \$83,025.66 |
| Program Income Drawdown | \$0.00 | \$45,513.50 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$9,543.16 | \$128,539.16 |
| Healthy Neighborhoods, Inc. | \$9,543.16 | \$128,539.16 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000 except if additional funds are needed for rehabilitation costs that exceed the loan to value of the property or to address lead paint hazards. The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

One home was purchased in the Patterson Park community through the Healthy Neighborhoods Direct Purchase Program. Neighborhood Stabilization Program 2 funds were used to address lead paint hazards, make repairs, reduce the mortgage principal, and closing cost assistance. An additional \$15,000 for purchase of a property in the Patterson Park neighborhood should be listed in this activity as drawn and expended but was inadvertently listed under NSP2-HN-3AH-120. It will be shown next quarter as expended in this activity. The \$9,543.16 expended was for completion of repairs for a home purchased in a previous quarter.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-----------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 1/0 |
| # of Parcels acquired voluntarily | 0 | 1/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 6/8 |
| # of Singlefamily Units | 1 | 6/8 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 1 | 0 | 1 | 5/8 | 0/0 | 5/8 | 100.00 |
| # Owner Households | 1 | 0 | 1 | 5/8 | 0/0 | 5/8 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 203 N Streeper St | Baltimore | | Maryland | 21224-1229 | 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: | NSP2-HN-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$750,000.00 |
| Total Budget | \$0.00 | \$750,000.00 |
| Total Obligated | \$36,467.65 | \$603,151.61 |
| Total Funds Drawdown | \$27,530.75 | \$553,501.41 |
| Program Funds Drawdown | \$23,842.75 | \$387,930.41 |
| Program Income Drawdown | \$3,688.00 | \$165,571.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$57,299.75 | \$559,185.41 |
| Healthy Neighborhoods, Inc. | \$57,299.75 | \$559,185.41 |
| Match Contributed | \$0.00 | \$6,000.00 |

Activity Description:

NSP funds provide assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds are subsidizing principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy will average \$25,000.

The direct subsidy to the homebuyer is a soft subordinate second mortgage which declines in equal increments over five years if less than \$15,000 and over ten years if \$15,000 to \$25,000.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

Funds expended for repairs for homes purchased in previous quarters.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 16/28 |



| | | |
|-----------------------------------|---|-------|
| # of Parcels acquired voluntarily | 0 | 16/28 |
|-----------------------------------|---|-------|

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 16/28 |
| # of Singlefamily Units | 0 | 16/28 |

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 | 8/10 | 16/28 | 50.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 8/10 | 16/28 | 50.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-HN-5FM-120
Activity Title: Direct Purchase Program

Activity Category:

Homeownership Assistance to low- and moderate-income

Project Number:

NSP2-5FM

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Financing Mechanisms A

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Healthy Neighborhoods, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|-------------------------|-------------|
| Total Projected Budget from All Sources | N/A | \$75,000.00 |
| Total Budget | \$0.00 | \$75,000.00 |
| Total Obligated | \$0.00 | \$75,000.00 |
| Total Funds Drawdown | \$0.00 | \$75,000.00 |
| Program Funds Drawdown | \$0.00 | \$37,939.43 |
| Program Income Drawdown | \$0.00 | \$37,060.57 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$75,000.00 |
| Healthy Neighborhoods, Inc. | \$0.00 | \$75,000.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP funds are being used to guarantee a portion of the Healthy Neighborhoods' loan program. Eligible purchasers of an NSP2 home have access to loan funds as long as they are available and that the borrower meets the underwriting criteria of the program. The loan program provides below market interest rate, 30 year fixed term, and no mortgage insurance required. Eligible borrowers must contribute 3% of the loan amount from their own funds. The loans are underwritten and serviced by M&T Bank.

This activity previously provided NSP funds for assistance for eligible homebuyers at or below 120% of Area Median Income to directly purchase foreclosed, abandoned, or vacant properties in designated NSP2 census tracts. The funds subsidized principal reduction, a maximum of \$6,000 of closing cost assistance per household, and/or rehabilitation costs. The total subsidy averaged \$25,000. All activity related to home purchasers has been transferred to NSP2-HN-3AH-120.

Location Description:

Baltimore, MD in the Belair Edison, Ednor Gardns, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906; in Patterson Park and McElderry Park neighborhoods in census tracts 601 and 602; in Reservoir Hill in census tracts 1301 and 1302; and in the Barclay and Old Goucher neighborhoods in census tract 1204

Activity Progress Narrative:

There was no activity to report this quarter.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 1/25 |
| # of Singlefamily Units | 0 | 1/25 |

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 | 3/10 | 3/25 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 3/10 | 3/25 | 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: NSP2-SA-2AH-050

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$33,250.00 |
| Total Budget | \$0.00 | \$33,250.00 |
| Total Obligated | \$0.00 | \$33,238.00 |
| Total Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Funds Drawdown | \$0.00 | \$33,238.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$33,238.00 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$33,238.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

There was no activity to report this quarter.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|---|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 2/2 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |



| | | |
|-----------------------------------|---|-----|
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 2/2 |
| Total acquisition compensation to | 0 | 0/0 |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 2/2 | 0/0 | 2/2 | 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: NSP2-SA-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-2AH-050

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-050

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$66,750.00 |
| Total Budget | \$0.00 | \$66,750.00 |
| Total Obligated | \$0.00 | \$31,569.00 |
| Total Funds Drawdown | \$0.00 | \$31,569.00 |
| Program Funds Drawdown | \$0.00 | \$31,569.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$31,569.00 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$31,569.00 |
| Match Contributed | \$20,000.00 | \$20,000.00 |

Activity Description:

This activity is a continuation of Activity NSP2-SA-2AH-050. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties in designated census tracts for sale to eligible homebuyers at or below 50% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 260202, 260301, 260302, 903, 905, and 906

Activity Progress Narrative:

One home in the Belair-Edison neighborhood originally purchased and partially rehabilitated under the Neighborhood Stabilization Program 1 was sold by St. Ambrose Housing Aid Center, Inc. to a first time home owner during this quarter with an income at or below 50% of Area Median Income. The home was completed with Neighborhood Stabilization Program 2 funds. The home buyer received funds for a portion of their closing costs. Matching funds for down payment and closing costs came from Baltimore City's Vacants 2 Value and Community Development Block Grant programs and from Live Baltimore's Trolley incentive.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-----------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 1 | 2/2 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 2/2 |
| # of Singlefamily Units | 1 | 2/2 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 1 | 0 | 1 | 2/2 | 0/0 | 2/2 | 100.00 |
| # Owner Households | 1 | 0 | 1 | 2/2 | 0/0 | 2/2 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-----------------|-----------|--------|----------|------------|-----------------|
| 3327 Ramona Ave | Baltimore | | Maryland | 21213-1818 | 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: NSP2-SA-3AH-120

Activity Title: Acquisition/Rehab B

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$3,200,000.00 |
| Total Budget | \$0.00 | \$3,200,000.00 |
| Total Obligated | \$0.00 | \$3,124,762.52 |
| Total Funds Drawdown | \$0.00 | \$3,015,573.25 |
| Program Funds Drawdown | \$0.00 | \$2,507,750.55 |
| Program Income Drawdown | \$0.00 | \$507,822.70 |
| Program Income Received | \$0.00 | \$492,135.14 |
| Total Funds Expended | \$0.00 | \$2,974,990.25 |
| St. Ambrose Housing Aid Center, Inc. | \$0.00 | \$2,974,990.25 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Funds in this activity were used to acquire and rehabilitate 40 properties. Six homes were sold to eligible homeowners through September 30, 2011 and have been measured in this activity. No future funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-SA-3AH-121.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

There was no activity to report this quarter.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 5/6 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 5/6 |
| Total acquisition compensation to | 0 | 0/0 |

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

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 | 0/0 | 0 |

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 5/6 | 5/6 | 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: NSP2-SA-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Ambrose Housing Aid Center, Inc.

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,450,000.00 |
| Total Budget | \$0.00 | \$4,450,000.00 |
| Total Obligated | \$604,632.90 | \$3,932,802.19 |
| Total Funds Drawdown | \$1,140,327.22 | \$3,209,095.46 |
| Program Funds Drawdown | \$865,144.62 | \$2,055,922.62 |
| Program Income Drawdown | \$275,182.60 | \$1,153,172.84 |
| Program Income Received | \$168,042.75 | \$1,232,919.51 |
| Total Funds Expended | \$1,021,024.29 | \$3,130,375.53 |
| St. Ambrose Housing Aid Center, Inc. | \$1,021,024.29 | \$3,130,375.53 |
| Match Contributed | \$36,500.00 | \$128,868.80 |

Activity Description:

This is a continuation of Activity NSP2-SA-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures. NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by St. Ambrose Housing Aid Center, Inc. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD primarily in the Belair Edison, Ednor Gardens, Better Waverly, and Coldstream-Homestead-Montebello neighborhoods in census tracts 80101, 26202, 260301, 26302, 903, 905, and 906

Activity Progress Narrative:

Three homes in the Belair-Edison neighborhood were sold by St. Ambrose Housing Aid Center, Inc. to first time home owners during this quarter. All of the homes were purchased and rehabilitated with Neighborhood Stabilization Program 2 funds. The home buyers all received funds for a portion of their closing costs. Eight additional homes are for sale. Five houses were purchased by St. Ambrose Housing Aid Center, Inc. in the Belair-Edison neighborhood: 3204 Lake Avenue, 3410 Kenyon Avenue, 3614 Chesterfield Avenue, and 4208 and 4250 Shamrock Avenue. Upon completion of the renovation, the homes will be sold to eligible homeowners earning at or below 120% of Area Median Income. Ten additional properties are under construction. Completion times will differ based on the extent of rehabilitation needed. All of the houses will be sold to eligible homeowners. Matching funds for borrower's closing costs were from Baltimore City's Vacants 2 Value and Community



Development Block Grant programs and from Maryland's settlement expense loan program.

Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Properties | 3 | | 19/140 | |
| #Energy Star Replacement Windows | 24 | | 102/100 | |
| #Additional Attic/Roof Insulation | 3 | | 19/50 | |
| #High efficiency heating plants | 3 | | 19/50 | |
| #Efficient AC added/replaced | 3 | | 17/50 | |
| #Replaced thermostats | 3 | | 19/50 | |
| #Replaced hot water heaters | 3 | | 19/50 | |
| #Light Fixtures (indoors) replaced | 16 | | 78/50 | |
| #Light fixtures (outdoors) replaced | 6 | | 34/50 | |
| #Refrigerators replaced | 3 | | 19/50 | |
| #Clothes washers replaced | 3 | | 19/50 | |
| #Dishwashers replaced | 3 | | 19/50 | |
| #Low flow toilets | 4 | | 23/50 | |
| #Low flow showerheads | 3 | | 17/50 | |
| #Units with bus/rail access | 3 | | 19/140 | |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|--|------------------------------------|--|
| | Total | | Total | |
| # of Housing Units | 3 | | 19/140 | |
| # of Singlefamily Units | 3 | | 19/140 | |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-------|--------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 2 | 3 | 0/0 | 13/50 | 19/140 | 68.42 |
| # Owner Households | 0 | 2 | 3 | 0/0 | 13/50 | 19/140 | 68.42 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|--------------------|-----------|--------|----------|------------|-----------------|
| 3330 Clifftont Ave | Baltimore | | Maryland | 21213-1908 | Match / Y |
| 4231 Seidel Ave | Baltimore | | Maryland | 21206-6428 | Match / Y |
| 3813 Belair Rd | Baltimore | | Maryland | 21213-1211 | 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: NSP2-TB-2AH-051

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Planned

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Telesis Baltimore Corporation

Overall

| | Oct 1 thru Dec 31, 2012 | 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 |
| Telesis Baltimore Corporation | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

No activity planned at this time.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

There was no activity to report this quarter.

Accomplishments Performance Measures

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

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



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 | 0/2 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/0 | 0/2 | 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: | NSP2-TB-3AH-120 |
| Activity Title: | Acquisition/Rehab B |

Activity Category:

Acquisition - general

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/11/2013

Completed Activity Actual End Date:

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$2,750,000.00 |
| Total Budget | \$0.00 | \$2,750,000.00 |
| Total Obligated | \$0.00 | \$2,727,702.44 |
| Total Funds Drawdown | \$0.00 | \$2,700,023.96 |
| Program Funds Drawdown | \$0.00 | \$2,296,368.72 |
| Program Income Drawdown | \$0.00 | \$403,655.24 |
| Program Income Received | \$0.00 | \$1,480,879.94 |
| Total Funds Expended | \$0.00 | \$2,700,023.96 |
| Telesis Baltimore Corporation | \$0.00 | \$2,700,023.96 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value. Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period. Funds in this activity were used to acquire and rehabilitate eight properties. One home was sold to an eligible homeowner through September 30, 2011 and has been measured in this activity. No funds are anticipated to be disbursed from this activity after December 31, 2011. Future property and borrower information and fund disbursements will be captured in Activity NSP2-TB-3AH-121.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

No activity was reported this quarter.

Accomplishments Performance Measures

| This Report Period | Cumulative Actual Total / Expected |
|---------------------------|---|
| Total | Total |



| | | |
|-----------------------------------|---|-----|
| # of Properties | 0 | 1/1 |
| # of buildings (non-residential) | 0 | 0/0 |
| # of Parcels acquired by | 0 | 0/0 |
| # of Parcels acquired by admin | 0 | 0/0 |
| # of Parcels acquired voluntarily | 0 | 1/1 |
| Total acquisition compensation to | 0 | 0/0 |

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

Beneficiaries Performance Measures

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

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/0 | 0/0 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/1 | 1/1 | 0.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

| Other Funding Sources | Amount |
|--------------------------------|--------|
| No Other Funding Sources Found | |
| Total Other Funding Sources | |



Grantee Activity Number: NSP2-TB-3AH-121

Activity Title: Acquisition/Rehab B

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

NSP2-3AH-120

Projected Start Date:

02/11/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Acquisition/Rehab B-120

Projected End Date:

02/10/2013

Completed Activity Actual End Date:

Responsible Organization:

Telesis Baltimore Corporation

| Overall | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$4,725,000.00 |
| Total Budget | \$0.00 | \$4,725,000.00 |
| Total Obligated | \$270,507.47 | \$3,238,284.64 |
| Total Funds Drawdown | \$270,865.34 | \$3,232,088.51 |
| Program Funds Drawdown | \$76,376.81 | \$2,259,470.93 |
| Program Income Drawdown | \$194,488.53 | \$972,617.58 |
| Program Income Received | \$172,908.09 | \$1,426,961.36 |
| Total Funds Expended | \$289,928.34 | \$3,232,088.51 |
| Telesis Baltimore Corporation | \$289,928.34 | \$3,232,088.51 |
| Match Contributed | \$976,458.00 | \$1,209,958.00 |

Activity Description:

This is a continuation of Activity NSP2-TB-3AH-120. New activity was created to provide additional performance measures by changing Activity Type from Acquisition General to Rehabilitation/reconstruction of residential structures.

NSP2 funds are being used to acquire and rehabilitate foreclosed, abandoned, or vacant properties for sale to eligible homebuyers at or below 120% of area median income. All properties are being purchased at a discount of 1% below the current "as is" appraised value.

Closing cost assistance of \$6,000 is available to eligible home buyers for NSP2 properties developed by Telesis Baltimore Corporation. The closing cost assistance from NSP funds remain as a noninterest bearing soft second mortgage declining in equal increments over a five year period.

Location Description:

Baltimore, MD in the Barclay and Old Goucher neighborhoods, census tract 1204

Activity Progress Narrative:

Telesis Baltimore Corporation sold a home in the 2200 block of Guilford Avenue. Two additional homes are under contract of sale with settlement expected early in the next quarter. The last two homes from the second phase of 12 houses in the Barclay neighborhood are for sale.

Pre development activity began for a third phase of homeownership units in Barclay. A house at 2232 Guilford Avenue and one at 315 East 23rd Street were purchased to be included in the next phase. The homes will be sold to eligible homeowners earning at or below 120% of Area Median Income.

Matching funds of \$17,500 for closing costs for the buyer came from Baltimore City's Vacants 2 Value program and from Maryland's settlement expense loan program.

Telesis Baltimore Corporation received a construction loan in the amount of \$958,958.00 from The Reinvestment Fund. These funds were repaid completely during this quarter.



Accomplishments Performance Measures

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------------------|--------------------|-------|------------------------------------|--------|
| | | Total | | Total |
| # of Properties | | 1 | | 15/30 |
| #Energy Star Replacement Windows | | 6 | | 82/40 |
| #Additional Attic/Roof Insulation | | 1 | | 15/20 |
| #High efficiency heating plants | | 1 | | 15/20 |
| #Efficient AC added/replaced | | 1 | | 15/20 |
| #Replaced thermostats | | 1 | | 15/20 |
| #Replaced hot water heaters | | 1 | | 15/20 |
| #Light Fixtures (indoors) replaced | | 6 | | 120/20 |
| #Light fixtures (outdoors) replaced | | 2 | | 30/20 |
| #Refrigerators replaced | | 1 | | 15/20 |
| #Clothes washers replaced | | 1 | | 15/20 |
| #Dishwashers replaced | | 1 | | 15/20 |
| #Low flow toilets | | 2 | | 44/20 |
| #Low flow showerheads | | 2 | | 30/20 |
| #Units with bus/rail access | | 1 | | 15/30 |
| #Units exceeding Energy Star | | 1 | | 15/20 |

| | This Report Period | | Cumulative Actual Total / Expected | |
|-------------------------|--------------------|-------|------------------------------------|-------|
| | | Total | | Total |
| # of Housing Units | | 1 | | 15/30 |
| # of Singlefamily Units | | 1 | | 15/30 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|----------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod% |
| # of Households | 0 | 1 | 1 | 0/0 | 2/0 | 15/30 | 13.33 |
| # Owner Households | 0 | 1 | 1 | 0/0 | 2/0 | 15/30 | 13.33 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|-------------------|-----------|--------|----------|------------|-----------------|
| 2240 Guilford Ave | Baltimore | | Maryland | 21218-5818 | 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: | NSP2-WH-2AR-051 |
| Activity Title: | Acq./Rehab/Rental B |

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

NSP2-2AH-050

Project Title:

Acquisition/Rehab B-050

Projected Start Date:

02/11/2010

Projected End Date:

02/11/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Women's Housing Coalition, Inc.

Overall

| | Oct 1 thru Dec 31, 2012 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,625,000.00 |
| Total Budget | \$0.00 | \$1,625,000.00 |
| Total Obligated | \$85,462.62 | \$1,359,839.07 |
| Total Funds Drawdown | \$599,464.57 | \$1,209,671.35 |
| Program Funds Drawdown | \$589,470.47 | \$790,590.81 |
| Program Income Drawdown | \$9,994.10 | \$419,080.54 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$599,464.57 | \$1,209,671.35 |
| Women's Housing Coalition, Inc. | \$599,464.57 | \$1,209,671.35 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

NSP2 funds are being used to acquire and rehabilitate a foreclosed and vacant property at 2408 Linden Avenue in the designated census tract for Reservoir Hill for rent to eligible households at or below 50% of area median income. The property is being purchased at a discount of 1% below the current "as is" appraised value. The Women's Housing Coalition is developing the house and former carriage house for five units of permanent housing for women and women and children.

Location Description:

Baltimore, MD, primarily in the neighborhood of Reservoir Hill, census tracts 1301 and 1302

Activity Progress Narrative:

Rehabilitation of the house and former studio at 2408 Linden Avenue in the Reservoir Hill neighborhood was 90% complete by the end of the year. The contractor is Southway Builders. Final completion is expected in early January and occupancy in February.

The Women's Housing Coalition, Inc. owns and will manage the five units of permanent rental housing for very low income women and children who were formerly homeless.

Accomplishments Performance Measures

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



| | | |
|-------------------------------------|---|------|
| #Additional Attic/Roof Insulation | 0 | 0/1 |
| #High efficiency heating plants | 0 | 0/1 |
| #Efficient AC added/replaced | 0 | 0/1 |
| #Replaced thermostats | 0 | 0/1 |
| #Replaced hot water heaters | 0 | 0/1 |
| #Light Fixtures (indoors) replaced | 0 | 0/5 |
| #Light fixtures (outdoors) replaced | 0 | 0/15 |
| #Refrigerators replaced | 0 | 0/4 |
| #Clothes washers replaced | 0 | 0/1 |
| #Low flow toilets | 0 | 0/5 |
| #Low flow showerheads | 0 | 0/5 |
| #Units with bus/rail access | 0 | 0/5 |
| # ELI Households (0-30% AMI) | 0 | 0/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/5 |
| # of Multifamily 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 | 0/0 | 0/5 | 0 |
| # Renter Households | 0 | 0 | 0 | 0/0 | 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 | |

