

Grantee: Iowa

Grant: B-11-DN-19-0001

January 1, 2015 thru March 31, 2015 Performance Report



Grant Number:

B-11-DN-19-0001

Obligation Date:**Award Date:****Grantee Name:**

Iowa

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

Reviewed and Approved

Grant Award Amount:

\$5,000,000.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

LOCCS Authorized Amount:

\$5,000,000.00

Estimated PI/RL Funds:

\$5,000,000.00

Total Budget:

\$10,000,000.00

Disasters:

Declaration Number

NSP

Narratives

Summary of Distribution and Uses of NSP Funds:

I. Program Background

The funds awarded under this notice to stabilize neighborhoods whose viability has been, and continues to be, damaged by the economic effects of properties that have been foreclosed upon and abandoned.

II. Allocation of Funding Within Iowa

The State of Iowa plans to allocate NSP3 resources to communities with the greatest need and have the administrative capacity to operate the program as demonstrated by successful use of their NSP1 funding.

III. Distribution of Funds –

In order to qualify for funding through the NSP3, the communities must each prepare and submit to IDED an NSP Application for Funding that describes their proposed use of funds, that gives priority consideration to their areas of greatest need, and that proposes activities that are consistent with this Plan and with NSP regulations as published by HUD. The proposed activities should relate to the major causes of foreclosure/abandonment in each neighborhood and the most effective way(s) to address the deterioration and encourage redevelopment. Recognizing that neighborhoods do not necessarily coincide with Census Tract boundaries, the Community may extend their activities slightly beyond the selected Census Tract boundaries if the area is identified as meeting the State of Iowa minimum NSP needs score of 13. Communities are encouraged to work with or through non-profit organizations as appropriate.

Eligible Activities IDED will make NSP3 funds available for the following statutorily eligible activities. NSP funds are eligible to:

- a. Establish financing mechanisms for purchase and redevelopment of foreclosed upon homes and residential properties, including such mechanisms as soft-second, loan loss reserves, and shared-equity loans for low- and moderate-income homebuyers.
- b. Purchase and rehabilitate homes and residential properties that have been abandoned or foreclosed upon, in order to sell, rent, or redevelop such homes and properties.
- c. Establish land banks for homes that have been foreclosed upon.
- d. Demolish blighted structures.
- e. Redevelop demolished or vacant properties.

HUD has waived the one-for-one replacement, but requires documentation on the number of units that will be produced. IDED will seek to provide NSP funds with the maximum authorized flexibility while adhering to HUD mandated restrictions. IDED will also advise and provide technical assistance to all of its applicants regarding these requirements.

The eligible activities outlined in this Action Plan for NSP3 funds are subject to change based upon HUD's approval of this Action Plan, and/or changes issued to the NSP Notice or interpretation of the Notice as clarified on the HUD website for this program: <http://www.hud.gov/nsp>.

IV. Distribution of Funds – Application

The maximum amount that can be applied for by a community is \$1 million. The communities are encouraged to work with or through non-profits or other entities as appropriate. The communities will be allowed up to six percent of the awarded funds for administrative purposes. The communities of Des Moines, Waterloo, Sioux City, Council Bluffs, Davenport, Burlington, Perry, Oelwein, Cedar Rapids, Boone, Guthrie Center, Shenandoah and Fort Dodge are eligible to submit and application based upon their needs score and successful implementation of NSP1.



Targeting

Proposed activities by the non-entitlement communities must be targeted as follows:

Communities of 1,000 population or less – entire community is eligible

Communities of 1,000 – 9,999 population – no more than 50 percent of the community by area

Communities of 10,000 – 50,000 – no more than 25 percent of the community by area

The applications will be rated on the following factors:

- Need (35 points) – Measured by foreclosure risk score
- Impact (25 points) – Measured by the expected effectiveness of the proposed activities to effect stabilization and/or redevelopment, provide affordable housing.

Capacity (15 points) – Measured by ability of community to staff program, form affective partnerships with service providers, developers and coordination of resources.

- Targeting (15 points) – Measured by the degree to which the plan targets a specific neighborhood or neighborhoods and/or continues the stabilization by strategically designing a program that extends NSP1 projects.

- Timeliness (10 points) – Measured by the likelihood that dollars will be expended by HUD deadlines based upon previous implementation and reporting on NSP1.

How Fund Use Addresses Market Conditions:

Ensuring Continued Affordability:

Definition of Blighted Structure:

Definition of Affordable Rents:

Housing Rehabilitation/New Construction Standards:

Vicinity Hiring:

Procedures for Preferences for Affordable Rental Dev.:

Grantee Contact Information:

Elyse Shindelar at Iowa Department of Economic Development
elyse.shindelar@iowa.gov
(515) 725-3005

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$5,510,523.00
Total Budget	\$208,629.00	\$5,510,523.00
Total Obligated	\$208,629.00	\$5,603,270.00
Total Funds Drawdown	\$24,500.00	\$5,166,554.53
Program Funds Drawdown	\$24,500.00	\$4,702,368.53
Program Income Drawdown	\$0.00	\$464,186.00
Program Income Received	\$208,629.00	\$672,815.00
Total Funds Expended	\$24,500.00	\$5,126,665.53



Match Contributed	\$0.00	\$0.00
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Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$750,000.00	\$0.00
Limit on Admin/Planning	\$500,000.00	\$468,148.53
Limit on State Admin	\$0.00	\$468,148.53

Progress Toward Activity Type Targets

Activity Type	Target	Actual
Administration	\$500,000.00	\$513,012.00

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$1,250,000.00	\$1,347,854.00

Overall Progress Narrative:

NSP recipients continue to spend program income dollars. Overall the program in Iowa has been very successful and has helped Iowans secure decent and affordable housing in their communities. Most programs have been monitored by the State. By the end of summer all programs will have been monitored.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
11-NSP-A FinancingMech, 11-NSP-A FinancingMech	\$0.00	\$0.00	\$0.00
11-NSP-B Acq/Rehab, 11-NSP-B Acq/Rehab	\$0.00	\$680,567.00	\$655,325.00
11-NSP-C Land Banks, 11-NSP-C Land Banks	\$0.00	\$0.00	\$0.00
11-NSP-D Demolition, 11-NSP-D Demolition	\$0.00	\$422,552.00	\$406,847.00
11-NSP-E Redevelop, 11-NSP-E Redevelop	\$0.00	\$4,125,939.00	\$3,199,891.00
11-NSP-LocalAdm, 11-NSP-LocalAdm	\$0.00	\$313,129.00	\$277,887.00
11-NSP-StateAdmin, 11-NSP-StateAdmin	\$24,500.00	\$200,000.00	\$162,418.53
9999, Restricted Balance	\$0.00	\$0.00	\$0.00



Activities

Project # / Title: 11-NSP-B Acq/Rehab / 11-NSP-B Acq/Rehab

Grantee Activity Number: 11-NSP-018-696

Activity Title: Waterloo Rehab_LMMI

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

11-NSP-B Acq/Rehab

Projected Start Date:

05/18/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Program Income Account:

Waterloo PI

Activity Status:

Under Way

Project Title:

11-NSP-B Acq/Rehab

Projected End Date:

02/28/2016

Completed Activity Actual End Date:

Responsible Organization:

Waterloo2

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2015

N/A

To Date

\$179,121.00

Total Budget

\$106.00

\$179,121.00

Total Obligated

\$106.00

\$179,121.00

Total Funds Drawdown

\$0.00

\$179,015.00

Program Funds Drawdown

\$0.00

\$153,969.00

Program Income Drawdown

\$0.00

\$25,046.00

Program Income Received

\$106.00

\$25,152.00

Total Funds Expended

\$0.00

\$153,969.00

Match Contributed

\$0.00

\$0.00

Activity Description:

Rehabilitation of 1 housing unit
 Budget changed per amendment #2
 Budget increase per amendment #3
 Budget increased due to PI
 Contract extended per amendment #4
 Budget increased due to program income.
 Contract Extended to 2016

Location Description:

Activity Progress Narrative:



Accomplishments Performance Measures

	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	0/1	1/1	0.00
# 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	

Project # / Title: 11-NSP-E Redevelop / 11-NSP-E Redevelop

Grantee Activity Number:	11-NSP-018-651
Activity Title:	Waterloo Redev_LMMI

Activity Category:

Construction of new housing

Project Number:

11-NSP-E Redevelop

Projected Start Date:

05/28/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Program Income Account:

Waterloo PI

Activity Status:

Under Way

Project Title:

11-NSP-E Redevelop

Projected End Date:

02/28/2016

Completed Activity Actual End Date:

Responsible Organization:

Waterloo2



Overall	Jan 1 thru Mar 31, 2015	To Date
Total Projected Budget from All Sources	N/A	\$503,587.00
Total Budget	\$186,502.00	\$503,587.00
Total Obligated	\$186,502.00	\$459,876.00
Total Funds Drawdown	\$0.00	\$495,151.00
Program Funds Drawdown	\$0.00	\$480,308.00
Program Income Drawdown	\$0.00	\$14,843.00
Program Income Received	\$54,368.00	\$142,839.00
Total Funds Expended	\$0.00	\$258,531.00
Match Contributed	\$0.00	\$0.00

Activity Description:

New Construction of 2 housing units
 Budget changed per amendment #2
 Budget decreased per amendment #3
 Budget increased due to PI
 Contract extended per amendment #4
 Budget increased and units per amendment #5
 Budget increased due to program income.
 Contract Extended to 2016
 Corrected Budget

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/3
# of Singlefamily Units	0	2/3

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.



Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number:	11-NSP-018-652
Activity Title:	Waterloo Coun_LMMI

Activity Category:

Construction of new housing

Project Number:

11-NSP-E Redevelop

Projected Start Date:

05/18/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Program Income Account:

Waterloo PI

Activity Status:

Under Way

Project Title:

11-NSP-E Redevelop

Projected End Date:

02/28/2016

Completed Activity Actual End Date:

Responsible Organization:

Waterloo2

Overall	Jan 1 thru Mar 31, 2015	To Date
Total Projected Budget from All Sources	N/A	\$223,745.00
Total Budget	(\$93,872.00)	\$223,745.00
Total Obligated	(\$93,872.00)	\$360,086.00
Total Funds Drawdown	\$0.00	\$223,745.00
Program Funds Drawdown	\$0.00	\$82,287.00
Program Income Drawdown	\$0.00	\$141,458.00
Program Income Received	\$38,262.00	\$106,092.00
Total Funds Expended	\$0.00	\$445,522.00
Match Contributed	\$0.00	\$0.00

Activity Description:

New Construction of 2 housing units
 PI of \$73,628 per draw #7
 Budget increased due to PI
 Contract extended per amendment #4
 Budget decrease and units per amendment #5
 Budget increased due to program income.
 Contract Extended to 2016
 Budget correction

Location Description:

City of Waterloo, Iowa

Activity Progress Narrative:



Accomplishments Performance Measures

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

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	0/1	0/1	0	
# Owner Households	0	0	0	0/0	0/1	0/1	0	

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: 11-NSP-023-651

Activity Title: Des Moines Redev LMMI

Activity Category:

Construction of new housing

Project Number:

11-NSP-E Redevelop

Projected Start Date:

05/18/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Program Income Account:

Des Moines PI

Activity Status:

Under Way

Project Title:

11-NSP-E Redevelop

Projected End Date:

02/28/2016

Completed Activity Actual End Date:

Responsible Organization:

Des Moines

Overall

	Jan 1 thru Mar 31, 2015	To Date
Total Projected Budget from All Sources	N/A	\$621,921.00
Total Budget	\$58,380.00	\$621,921.00
Total Obligated	\$58,380.00	\$621,921.00
Total Funds Drawdown	\$0.00	\$505,889.00
Program Funds Drawdown	\$0.00	\$409,482.00
Program Income Drawdown	\$0.00	\$96,407.00
Program Income Received	\$58,380.00	\$154,787.00
Total Funds Expended	\$0.00	\$505,889.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Redevelopment/New Construction of 38 housing units.
Units and budget changed per amendment #1
Budget changed to \$430,000 per amendment #2
Budget changed per amendment #3.
PI of \$96,407 per Draw #7
Contract extended per amendment #4
Contract Extended to 2016

Location Description:

City of Des Moines, Iowa

Activity Progress Narrative:



Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/39
# of Singlefamily Units	0	2/39

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	0/39	0	
# Owner Households	0	0	0	0/0	0/0	0/39	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: 11-NSP-023-652

Activity Title: Des Moines Redev

Activity Category:

Construction of new housing

Project Number:

11-NSP-E Redvelop

Projected Start Date:

05/18/2011

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Program Income Account:

Des Moines PI

Activity Status:

Under Way

Project Title:

11-NSP-E Redvelop

Projected End Date:

02/28/2015

Completed Activity Actual End Date:

Responsible Organization:

Des Moines

Overall

	Jan 1 thru Mar 31, 2015	To Date
Total Projected Budget from All Sources	N/A	\$307,024.00
Total Budget	\$50,450.00	\$307,024.00
Total Obligated	\$50,450.00	\$307,024.00
Total Funds Drawdown	\$0.00	\$190,562.00
Program Funds Drawdown	\$0.00	\$190,562.00
Program Income Drawdown	\$0.00	\$0.00
Program Income Received	\$50,450.00	\$50,450.00
Total Funds Expended	\$0.00	\$190,562.00
Match Contributed	\$0.00	\$0.00

Activity Description:

New Activity per amendment #1
Budget changed to \$240,000 per amendment #2
Budget and units changed per amendment #3.
Contract extended per amendment #4

Location Description:

Redevelopment of 2 housing units.

Activity Progress Narrative:

Accomplishments Performance Measures

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



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod
# of Households	0	0	0	1/3	0/0	1/3	100.00
# Owner Households	0	0	0	1/3	0/0	1/3	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	

Project # / Title: 11-NSP-LocalAdm / 11-NSP-LocalAdm

Grantee Activity Number:	11-NSP-018-181
Activity Title:	Waterloo Admin

<p>Activity Category: Administration</p> <p>Project Number: 11-NSP-LocalAdm</p> <p>Projected Start Date: 05/18/2011</p> <p>Benefit Type: N/A</p> <p>National Objective: N/A</p> <p>Program Income Account: Waterloo PI</p>	<p>Activity Status: Under Way</p> <p>Project Title: 11-NSP-LocalAdm</p> <p>Projected End Date: 02/28/2016</p> <p>Completed Activity Actual End Date:</p> <p>Responsible Organization: Waterloo2</p>
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Overall	Jan 1 thru Mar 31, 2015	To Date
Total Projected Budget from All Sources	N/A	\$65,568.00
Total Budget	\$117.00	\$65,568.00
Total Obligated	\$117.00	\$65,685.00
Total Funds Drawdown	\$0.00	\$65,568.00
Program Funds Drawdown	\$0.00	\$54,000.00



Program Income Drawdown	\$0.00	\$11,568.00
Program Income Received	\$117.00	\$11,685.00
Total Funds Expended	\$0.00	\$65,568.00
Match Contributed	\$0.00	\$0.00

Activity Description:

Administration and planning costs for NSP3 funds.
 PI of \$4,700 per Draw #7
 Budget increased due to PI
 Contract extended per amendment #4
 Budget increased due to program income.
 Contract Extended to 2016

Location Description:

City of Waterloo

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures

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: 11-NSP-023-181

Activity Title: Des Moines Admin

Activity Category:

Administration

Project Number:

11-NSP-LocalAdm

Projected Start Date:

05/18/2011

Benefit Type:

N/A

National Objective:

N/A

Program Income Account:

Des Moines PI

Activity Status:

Under Way

Project Title:

11-NSP-LocalAdm

Projected End Date:

02/28/2016

Completed Activity Actual End Date:

Responsible Organization:

Des Moines

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2015

N/A

To Date

\$73,099.00

Total Budget

\$6,946.00

\$73,099.00

Total Obligated

\$6,946.00

\$73,099.00

Total Funds Drawdown

\$0.00

\$66,153.00

Program Funds Drawdown

\$0.00

\$60,000.00

Program Income Drawdown

\$0.00

\$6,153.00

Program Income Received

\$6,946.00

\$13,099.00

Total Funds Expended

\$0.00

\$66,153.00

Match Contributed

\$0.00

\$0.00

Activity Description:

Administration and planning costs for NSP3 funds.
PI of \$6,153 per Draw #7.
Contract extended per amendment #4
PI of \$6,946 added to budget.
Contract Extended to 2016

Location Description:

City of Des Moines, Iowa

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures



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

Project # / Title: 11-NSP-StateAdmin / 11-NSP-StateAdmin

Grantee Activity Number: 11-NSP-StateAdmin

Activity Title: State Admin

Activity Category:

Administration

Activity Status:

Under Way

Project Number:

11-NSP-StateAdmin

Project Title:

11-NSP-StateAdmin

Projected Start Date:

05/18/2011

Projected End Date:

02/28/2014

Benefit Type:

N/A

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

Iowa Economic Development Authority

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2015

To Date

N/A

\$200,000.00

Total Budget

\$0.00

\$200,000.00

Total Obligated

\$0.00

\$200,000.00

Total Funds Drawdown

\$24,500.00

\$162,418.53

Program Funds Drawdown

\$24,500.00

\$162,418.53

Program Income Drawdown

\$0.00

\$0.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$24,500.00

\$162,418.53

Iowa Economic Development Authority

\$24,500.00

\$162,418.53



Match Contributed

\$0.00

\$0.00

Activity Description:

State Admin

Location Description:

State Admin

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures

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

