

Grantee: Camden Redevelopment Agency

Grant: B-09-CN-NJ-0008

January 1, 2013 thru March 31, 2013 Performance Report



Grant Number:

B-09-CN-NJ-0008

Obligation Date:**Award Date:**

02/11/2010

Grantee Name:

Camden Redevelopment Agency

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

Reviewed and Approved

Grant Award Amount:

\$11,926,887.00

Grant Status:

Active

QPR Contact:

No QPR Contact Found

LOCCS Authorized Amount:

\$11,926,887.00

Estimated PI/RL Funds:

\$1,600,000.00

Total Budget:

\$13,526,887.00

Disasters:

Declaration Number

NSP

Narratives

Executive Summary:

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

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

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

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

Target Geography:

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

Program Approach:

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

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

Consortium Members:

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

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

How to Get Additional Information:

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

| Overall | This Report Period | To Date |
|--|--------------------|-----------------|
| Total Projected Budget from All Sources | N/A | \$13,667,695.87 |
| Total Budget | \$100,000.98 | \$13,265,489.87 |
| Total Obligated | \$100,000.00 | \$11,926,887.00 |
| Total Funds Drawdown | \$1,959,663.75 | \$11,382,458.69 |
| Program Funds Drawdown | \$1,959,163.75 | \$11,125,039.86 |
| Program Income Drawdown | \$500.00 | \$257,418.83 |
| Program Income Received | \$450.00 | \$256,448.23 |
| Total Funds Expended | \$0.00 | \$11,926,887.00 |
| Match Contributed | \$0.00 | \$36,940,496.00 |

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 | \$36,940,496.00 |
| Limit on Public Services | \$0.00 | \$76,208.01 |
| Limit on Admin/Planning | \$1,789,033.05 | \$1,173,460.94 |
| Limit on State Admin | \$0.00 | \$1,173,460.94 |

Progress Toward Activity Type Targets

| Activity Type | Target | Actual |
|-----------------------|----------------|----------------|
| Administration | \$1,192,688.70 | \$1,343,039.13 |



Progress Toward National Objective Targets

National Objective

NSP Only - LH - 25% Set-Aside

| Target | Actual |
|----------------|----------------|
| \$2,981,721.75 | \$5,472,277.91 |

Overall Progress Narrative:

CRA and its developer partners were successful in meeting the NSP2 100% spend down requirement under the Program.

Section 3 Compliance -The NSP 2 program continues to support the creation of quality housing and provide employment. The NSP 2 projects are employing local residents in capacities such as plumbing, masonry, carpentry, and basic laborers. A local Section 3 qualified business is acting as the General Contractor on two of the NSP 2 housing projects and is local sourcing many of their materials.

The CRA Mentoring Program was completed as of December 2013. Outcomes of the Program; included a partnership of ARRA programs (NSP 2 and HACC's Youthbuild) and the placement of Camden youth in construction internships on NSP 2 funded project sites. To date, the program provided paid internships for 17 Camden residents on four construction and greening projects. 10 of those young people worked six months or more with their development partners. The mentees cleaned, greened and maintained former blighted vacant lots in North Camden, worked with skilled electricians to wire new housing, and learned all aspects of construction assisting our contractors with the rehabilitation and construction of townhomes. They were provided a stipend and supportive services while enrolled in the program.

Housing Counseling-HC113-SJCS & NHS - SJCS & NHS continue to work with clients in assisting them to achieve mortgage readiness for the purchase of available NSP 2 homes. In this quarter, SJCS worked with 4 prospective buyers and NHS with 6 buyers. Of the 58 NSP 2 units that will be developed for homeownership, 13 units have been sold to qualified NSP2 homebuyers.

Reporting Requirements Met by NSP2 partners: Submitted 4th Qtr. 2012 Federal Reporting.gov Report and Submitted 4th Qtr. 2012 DRGR Quarterly Report

Project Summary

| Project #, Project Title | This Report Period | To Date | |
|---|------------------------|------------------------|------------------------|
| | Program Funds Drawdown | Project Funds Budgeted | Program Funds Drawdown |
| 9999, Restricted Balance | \$0.00 | \$0.00 | \$0.00 |
| A100, Administration | \$123,854.82 | \$1,192,689.00 | \$1,172,312.11 |
| D100, Demolition | \$0.00 | \$314,711.04 | \$314,711.04 |
| FM100, Financial Mechanisms | \$60,000.00 | \$175,000.00 | \$120,000.00 |
| HC100, Housing Counseling | \$32,765.06 | \$76,208.01 | \$76,208.01 |
| LB100, Land Banking | \$571,359.81 | \$1,944,900.00 | \$1,470,305.42 |
| NSP2 Program Income Waiver, NSP2 Program Income Waiver | \$0.00 | \$0.00 | \$0.00 |
| Reh100, Purchase & rehab residential properties that have | \$1,171,184.06 | \$10,500,859.63 | \$7,971,503.28 |



Activities

Project # / Title: A100 / Administration

Grantee Activity Number: A101
Activity Title: CRA Administration

Activity Category:

Administration

Project Number:

A100

Projected Start Date:

02/12/2010

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2013

N/A

To Date

\$1,343,039.13

Total Budget

\$100,000.00

\$1,343,039.13

Total Obligated

\$100,000.00

\$1,192,689.00

Total Funds Drawdown

\$123,854.82

\$1,173,460.94

Program Funds Drawdown

\$123,854.82

\$1,172,312.11

Program Income Drawdown

\$0.00

\$1,148.83

Program Income Received

\$0.00

\$24,771.28

Total Funds Expended

\$0.00

\$1,192,689.00

Match Contributed

\$0.00

\$0.00

Activity Description:

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

Location Description:

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

Activity Progress Narrative:



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: D100 / Demolition

Grantee Activity Number: D101

Activity Title: Demolition

Activity Category:

Clearance and Demolition

Project Number:

D100

Projected Start Date:

02/12/2010

Benefit Type:

Area Benefit (Survey)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Demolition

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Camden

Overall

Total Projected Budget from All Sources

Total Budget

Jan 1 thru Mar 31, 2013

N/A

(\$20,388.96)

To Date

\$314,711.04

\$314,711.04



| | | |
|--------------------------------|---------------|--------------|
| Total Obligated | (\$20,388.96) | \$314,711.04 |
| Total Funds Drawdown | \$0.00 | \$314,711.04 |
| Program Funds Drawdown | \$0.00 | \$314,711.04 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$314,711.04 |
| | | |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/16 |
| # of Public Facilities | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|--------------------------------|---------------------------|---|
| | Total | Total |
| # of Housing Units | 0 | 0/16 |
| # of Singlefamily Units | 0 | 0/16 |

Beneficiaries Performance Measures

| | Beneficiaries - Area Benefit Survey Method | | | |
|------------------------|---|------------|--------------|----------------|
| | Low | Mod | Total | Low/Mod |
| # of Households | 0 | 0 | 0 | 0 |
| # of Persons | 1133 | 3399 | 4532 | 100.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Project # / Title: FM100 / Financial Mechanisms

Grantee Activity Number: FM101

Activity Title: Closing Cost Assistance

Activity Category:

Homeownership Assistance to low- and moderate-income

Activity Status:

Under Way

Project Number:

FM100

Project Title:

Financial Mechanisms

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:

NSP Only - LH - 25% Set-Aside

Responsible Organization:

The Reinvestment Fund

Overall

Jan 1 thru Mar 31, 2013

To Date

| | | |
|--|----------------|--------------|
| Total Projected Budget from All Sources | N/A | \$425,025.00 |
| Total Budget | (\$175,000.00) | \$425,025.00 |
| Total Obligated | (\$175,000.00) | \$175,000.00 |
| Total Funds Drawdown | \$60,000.00 | \$120,000.00 |
| Program Funds Drawdown | \$60,000.00 | \$120,000.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$195,000.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

Location Description:

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

1. 6002
2. 6003
3. 6007



- 4. 6008
- 5. 6011.02
- 6. 6012
- 7. 6013

Activity Progress Narrative:

Accomplishments Performance Measures

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Project # / Title: HC100 / Housing Counseling

| | |
|---------------------------------|--|
| Grantee Activity Number: | HC101 |
| Activity Title: | Public Service Housing Counseling |

Activity Category:

Public services

Project Number:

HC100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Persons)

Activity Status:

Under Way

Project Title:

Housing Counseling

Projected End Date:

02/12/2013

Completed Activity Actual End Date:



National Objective:

NSP Only - LMMI

Responsible Organization:

St. Josephs Carpenters Society

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$80,765.87 |
| Total Budget | \$1,208.01 | \$80,765.87 |
| Total Obligated | \$1,208.01 | \$76,208.01 |
| Total Funds Drawdown | \$32,765.06 | \$76,208.01 |
| Program Funds Drawdown | \$32,765.06 | \$76,208.01 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$76,208.01 |
| | | |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Provide comprehensive housing counseling services to families and individuals, who are ultimately unsuccessful in qualifying for the purchase of NSP 2 properties.

Location Description:

This activity will be performed for units located in Camden, NJ in seven census tracts, they are;

1. 6002
2. 6003
3. 6007
4. 6008
5. 6001.02
6. 6012
7. 6013

Activity Progress Narrative:**Accomplishments Performance Measures**

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

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|---------------------|---------------------------|------------|--------------|---|------------|--------------|----------------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod |
| # of Persons | 0 | 0 | 0 | 0/0 | 0/75 | 0/75 | 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

Project # / Title: LB100 / Land Banking

Grantee Activity Number: LB101
Activity Title: Acquisition

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

LB100

Projected Start Date:

02/12/2010

Benefit Type:

Area Benefit (Survey)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2013

To Date

Total Budget

N/A

\$760,574.51

Total Obligated

(\$13,580.53)

\$760,574.51

Total Funds Drawdown

(\$13,580.53)

\$786,419.47

Program Funds Drawdown

\$537,466.96

\$757,023.63

Program Income Drawdown

\$537,466.96

\$756,643.90

Program Income Received

\$0.00

\$379.73

Total Funds Expended

\$0.00

\$0.00

Camden Redevelopment Agency

\$0.00

\$766,419.47

Match Contributed

\$0.00

\$766,419.47

\$0.00

\$0.00

Activity Description:



CRA staff will create and manage the landbank, resolving title issues, property asset management issues (maintenance, board-ups, stabilization), and site assembly issues for future residential development. Acquire vacant and/or foreclosed upon properties from a State entity, City, and private owners for deposit into the land bank.

Note: Proposed Beneficiaries Source: Policymap Census and Nielsen data year 2000

Location Description:

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

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

Note: Proposed Beneficiaries Source: Policymap Census and Nielsen data year 2000

Activity Progress Narrative:

Project Name/Title: LB 101 – Acquisitions City of Camden and CRA executed a contract of sale for CRA's purchase of 91 tax foreclosures properties within the Lanning Square. The closing is scheduled for mid-February 2013.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|-----------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 0/103 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/103 |
| # of Singlefamily Units | 0 | 0/103 |

Beneficiaries Performance Measures

| | Beneficiaries - Area Benefit Survey Method | | | |
|--------------|--|------|-------|---------|
| | Low | Mod | Total | Low/Mod |
| # of Persons | 1133 | 3399 | 4532 | 100.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



| | |
|---------------------------------|------------------------------|
| Grantee Activity Number: | LB102 |
| Activity Title: | Cooper Plaza Greening |

Activity Category:

Disposition

Project Number:

LB100

Projected Start Date:

02/12/2010

Benefit Type:

Area Benefit (Survey)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Greater Camden Partnership

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$400,000.00 |
| Total Budget | \$0.00 | \$400,000.00 |
| Total Obligated | \$0.00 | \$400,000.00 |
| Total Funds Drawdown | \$22,385.15 | \$400,000.00 |
| Program Funds Drawdown | \$22,385.15 | \$400,000.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$400,000.00 |
| Camden Redevelopment Agency | \$0.00 | \$287,791.80 |
| Greater Camden Partnership | \$0.00 | \$112,208.20 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

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

Location Description:

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

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

Activity Progress Narrative:

Project Name/Title: LB 102 GCP Cooper Plaza Vacant Land Stabilization -By 2/2013, the vacant land stabilization contract for Cooper/Lanning (CT 6014 formerly 6003) with the Greater Camden Partnership's Camden Special Service District for \$400,000 was fully performed, and closed out.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



Beneficiaries Performance Measures

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

Beneficiaries - Area Benefit Survey Method

| | Low | Mod | Total | Low/Mod |
|--------------|------|------|-------|---------|
| # of Persons | 1133 | 3399 | 4532 | 100.00 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: LB103

Activity Title: North Camden Greening

Activity Category:

Disposition

Activity Status:

Under Way

Project Number:

LB100

Project Title:

Land Banking

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Area Benefit (Census)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$197,285.00 |
| Total Budget | (\$2,715.00) | \$197,285.00 |
| Total Obligated | (\$2,715.00) | \$197,285.00 |
| Total Funds Drawdown | \$12,007.70 | \$197,285.00 |
| Program Funds Drawdown | \$11,507.70 | \$175,543.84 |
| Program Income Drawdown | \$500.00 | \$21,741.16 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$197,285.00 |
| Camden Redevelopment Agency | \$0.00 | \$197,285.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

Location Description:

Activity will be carried out in Census Tracts 6007 and 6008.
of persons benefitting projection source: Policymap Census and Nielsen data year 2000

Activity Progress Narrative:

Project Name/Title: LB 103 North Camden Vacant Land Stabilization - By 2/2013, the vacant land stabilization contract for North Camden with Respond, Inc. for \$197,285 was fully performed, and closed-out.

Accomplishments Performance Measures

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



Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: LB104

Activity Title: Land Bank Program Delivery Costs

Activity Category:

Disposition

Activity Status:

Under Way

Project Number:

LB100

Project Title:

Land Banking

Projected Start Date:

02/12/2010

Projected End Date:

02/12/2013

Benefit Type:

Area Benefit (Census)

Completed Activity Actual End Date:

National Objective:

NSP Only - LMMI

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$90,016.75 |
| Total Budget | (\$64,752.32) | \$90,016.75 |
| Total Obligated | (\$64,752.32) | \$80,147.68 |
| Total Funds Drawdown | \$0.00 | \$40,547.68 |
| Program Funds Drawdown | \$0.00 | \$40,547.68 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$80,147.68 |
| Camden Redevelopment Agency | \$0.00 | \$80,147.68 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

CRA staff will create, oversee, and manage the landbank program, resolving title issues, property asset management (maintenance, board-ups, and stabilization), and site assembly issues for future residential development.

Location Description:

Activity will be carried out in Census Tracts 6003, 6007, and 6008.

Activity Progress Narrative:

Project Name/Title: LB 104 – Delivery - Website launch date to be determined.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/124 |



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: | LB105 |
| Activity Title: | Land Bank Disposition |

Activity Category:

Land Banking - Disposition (NSP Only)

Project Number:

LB100

Projected Start Date:

02/12/2012

Benefit Type:

Area Benefit (Census)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$97,570.00 |
| Total Budget | (\$102,430.00) | \$97,570.00 |
| Total Obligated | (\$102,430.00) | \$97,570.00 |
| Total Funds Drawdown | \$0.00 | \$97,570.00 |
| Program Funds Drawdown | \$0.00 | \$97,570.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$23,098.50 |
| Total Funds Expended | \$0.00 | \$97,570.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Disposition of properties in the landbank.

Location Description:

6104 (formerly census tract 6003)

Activity Progress Narrative:

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|---------------------------------|---------------------------|---|
| | Total | Total |
| Hours Maintaining Banked | 0 | 0/1000 |

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



| | | |
|-------------------------|---|-----|
| # of Housing Units | 0 | 0/4 |
| # of Multifamily Units | 0 | 0/0 |
| # of Singlefamily Units | 0 | 0/4 |

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: Reh100 / Purchase & rehab residential properties that have

Grantee Activity Number: Reh101

Activity Title: 3 Corners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Lutheran Housing Corporation

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2013

To Date

Total Budget

N/A

\$182,499.99

Total Obligated

\$0.00

\$182,499.99

Total Funds Drawdown

(\$0.01)

\$182,499.99

Program Funds Drawdown

\$0.00

\$182,499.99

\$0.00

\$180,575.85



| | | |
|-------------------------------------|--------|----------------|
| Program Income Drawdown | \$0.00 | \$1,924.14 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$182,499.99 |
| Camden Lutheran Housing Corporation | \$0.00 | \$182,499.99 |
| Camden Redevelopment Agency | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$1,043,224.00 |

Activity Description:

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

Location Description:

Located in the City of Camden, NJ Census tract 6007

Activity Progress Narrative:

Project Name/Title: Reh 101 & 102-Camden Lutheran Housing Inc.-Tres Esquinas - In this quarter, CLHI executed a construction contract for the remaining 4 units with Arline Construction Services, LLC. A notice to proceed was issued for the start of construction. In the period between October 1, 2012 and December 31, 2012 Arline Construction Services, LLC substantially completed construction of the first 6 of 10 units (701, 703, 705, 707, 709, 711 No. 2nd Street).

Update Marketing and Sales: Marketing of units continues with site signage, internet advertising, word-of-mouth and housing counseling agency referrals.

In Phase #1 (6 Units), 3 units were closed in the quarter – 701, 705, 711 No. 2nd Street. All sold to NSP2 qualified households and at or below 60% of AMI. NSP2 settlement grants (\$10,000 per household) were used to further writedown the cost of units. The remaining 3 units are under Agreements of Sale. Two units are ready to close as certificates of occupancy are issued for these units.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 2 | 2/5 |
| #Energy Star Replacement | 0 | 0/40 |
| #Additional Attic/Roof Insulation | 2 | 2/0 |
| #High efficiency heating plants | 0 | 0/0 |
| #Efficient AC added/replaced | 0 | 0/5 |
| #Replaced thermostats | 2 | 2/5 |
| #Replaced hot water heaters | 0 | 0/5 |
| #Light Fixtures (indoors) replaced | 2 | 2/50 |
| #Light fixtures (outdoors) | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/0 |
| #Dishwashers replaced | 2 | 2/5 |
| #Units with solar panels | 0 | 0/0 |
| #Low flow toilets | 4 | 4/10 |
| #Low flow showerheads | 2 | 2/5 |



| | | |
|------------------------------|---|-----|
| #Units with bus/rail access | 2 | 2/5 |
| #Units exceeding Energy Star | 0 | 0/5 |
| #Sites re-used | 2 | 2/5 |
| #Units deconstructed | 0 | 0/0 |
| #Units w/ other green | 0 | 0/5 |
| # ELI Households (0-30% AMI) | 0 | 0/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 2 | 2/5 |
| # of Singlefamily Units | 2 | 2/5 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|---------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod |
| # of Households | 2 | 0 | 2 | 2/5 | 0/0 | 2/5 | 100.00 |
| # Owner Households | 2 | 0 | 2 | 2/5 | 0/0 | 2/5 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------|------|--------|-------|-----|-----------------|
|---------|------|--------|-------|-----|-----------------|

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: Reh102
Activity Title: 3 Corners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Lutheran Housing Corporation

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|-------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$217,500.00 |
| Total Budget | \$0.00 | \$217,500.00 |
| Total Obligated | \$0.00 | \$217,500.00 |
| Total Funds Drawdown | \$0.00 | \$217,500.00 |
| Program Funds Drawdown | \$0.00 | \$217,500.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$217,500.00 |
| Camden Lutheran Housing Corporation | \$0.00 | \$807.69 |
| Camden Redevelopment Agency | \$0.00 | \$216,692.31 |
| Match Contributed | \$0.00 | \$1,043,224.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Project Name/Title: Reh 101 & 102-Camden Lutheran Housing Inc.-Tres Esquinas
 In this quarter, CLHI executed a construction contract for the remaining 4 units with Arline Construction Services, LLC. A notice to proceed was issued for the start of construction. In the period between October 1, 2012 and December 31, 2012 Arline Construction Services, LLC substantially completed construction of the first 6 of 10 units (701, 703, 705, 707, 709, 711 No. 2ndStreet).
 Update Marketing and Sales: Marketing of units continues with site signage, internet advertising, word-of-mouth and housing counseling agency referrals.
 In Phase #1 (6 Units), 3 units were closed in the quarter – 701, 705, 711 No. 2nd Street. All sold to NSP2 qualified



households and at or below 60% of AMI. NSP2 settlement grants (\$10,000 per household) were used to further writedown the cost of units. The remaining 3 units are under Agreements of Sale. Two units are ready to close as certificates of occupancy are issued for these units.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 1 | 1/10 |
| #Energy Star Replacement | 0 | 0/40 |
| #Additional Attic/Roof Insulation | 1 | 1/0 |
| #High efficiency heating plants | 0 | 0/0 |
| #Efficient AC added/replaced | 1 | 1/5 |
| #Replaced thermostats | 1 | 1/5 |
| #Replaced hot water heaters | 1 | 1/5 |
| #Light Fixtures (indoors) replaced | 0 | 0/50 |
| #Light fixtures (outdoors) | 0 | 0/10 |
| #Refrigerators replaced | 0 | 0/5 |
| #Clothes washers replaced | 0 | 0/0 |
| #Dishwashers replaced | 1 | 1/5 |
| #Units with solar panels | 0 | 0/0 |
| #Low flow toilets | 2 | 2/10 |
| #Low flow showerheads | 1 | 1/5 |
| #Units with bus/rail access | 1 | 1/5 |
| #Units exceeding Energy Star | 0 | 0/5 |
| #Sites re-used | 1 | 1/5 |
| #Units deconstructed | 0 | 0/0 |
| #Units & other green | 0 | 0/5 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 1 | 1/10 |
| # of Singlefamily Units | 1 | 1/10 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|---------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod |
| # of Households | 1 | 0 | 1 | 1/10 | 0/0 | 1/10 | 100.00 |
| # Owner Households | 1 | 0 | 1 | 1/10 | 0/0 | 1/10 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------|------|--------|-------|-----|-----------------|
|---------|------|--------|-------|-----|-----------------|

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



| | |
|---------------------------------|---|
| Grantee Activity Number: | Reh103 |
| Activity Title: | Berkley Street Town Homes @ Cooper Plaza |

Activity Category:
Rehabilitation/reconstruction of residential structures

Activity Status:
Completed

Project Number:
Reh100

Project Title:
Purchase & rehab residential properties that have

Projected Start Date:
02/12/2010

Projected End Date:
02/12/2013

Benefit Type:
Direct Benefit (Households)

Completed Activity Actual End Date:

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

Responsible Organization:
Cramer Hill Community Hill Development Corp

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$193,063.61 |
| Total Budget | \$0.00 | \$193,063.61 |
| Total Obligated | \$0.00 | \$250,000.00 |
| Total Funds Drawdown | \$193,063.61 | \$193,063.61 |
| Program Funds Drawdown | \$193,063.61 | \$193,063.61 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$250,000.00 |
| Match Contributed | \$0.00 | \$213,000.00 |

Activity Description:

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

Location Description:

Project located in Census Tract 6003.

Activity Progress Narrative:

Accomplishments Performance Measures

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



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

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/2 |
| # 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: Reh104

Activity Title: Berkley Street Townhomes @ Cooper Plaza 120

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Completed

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Cramer Hill Community Hill Development Corp

Overall

Total Projected Budget from All Sources

Jan 1 thru Mar 31, 2013

N/A

To Date

\$817,016.61

Total Budget

\$0.00

\$817,016.61

Total Obligated

\$0.00

\$850,000.00

Total Funds Drawdown

\$203,895.96

\$817,016.61

Program Funds Drawdown

\$203,895.96

\$817,016.61

Program Income Drawdown

\$0.00

\$0.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$850,000.00

Match Contributed

\$0.00

\$637,500.00

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/3 |



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

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/2 |
| # 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 | 0/2 | 0/2 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/0 | 0/2 | 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: Reh105

Activity Title: LSM-North Camden

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

LUTHERAN SOCIAL MINISTRIES OF NEW JERSEY, INC

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$389,076.73 |
| Total Budget | (\$2,206.27) | \$389,076.73 |
| Total Obligated | (\$2,206.27) | \$389,076.73 |
| Total Funds Drawdown | \$32,150.00 | \$389,076.73 |
| Program Funds Drawdown | \$32,150.00 | \$350,871.42 |
| Program Income Drawdown | \$0.00 | \$38,205.31 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$389,076.73 |
| Camden Redevelopment Agency | \$0.00 | \$389,076.73 |
| LUTHERAN SOCIAL MINISTRIES OF NEW JERSEY, INC | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$256,445.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Project Name/Title: Reh 105-Lutheran Social Ministries
Construction completed, units leased, project close-out completed. NSP2 expended \$389,077.

Accomplishments Performance Measures

**This Report Period
Total**

**Cumulative Actual Total / Expected
Total**



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

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 0/2 |
| # 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 |
| # Renter 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: Reh106

Activity Title: Coopers Hill Phase 1A

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

M & M Development LLC

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$536,615.80 |
| Total Budget | \$322,126.00 | \$536,615.80 |
| Total Obligated | \$322,126.00 | \$592,126.00 |
| Total Funds Drawdown | \$536,615.80 | \$536,615.80 |
| Program Funds Drawdown | \$536,615.80 | \$536,615.80 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$450.00 | \$450.00 |
| Total Funds Expended | \$0.00 | \$592,126.00 |
| Match Contributed | \$0.00 | \$1,795,301.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Accomplishments Performance Measures

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



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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number: Reh107

Activity Title: Coopers Hill Phase 1A

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

M & M Development LLC

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,610,189.00 |
| Total Budget | \$260,189.97 | \$1,610,189.00 |
| Total Obligated | \$260,189.00 | \$1,610,189.00 |
| Total Funds Drawdown | \$0.00 | \$1,505,502.50 |
| Program Funds Drawdown | \$0.00 | \$1,403,616.40 |
| Program Income Drawdown | \$0.00 | \$101,886.10 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$1,610,189.00 |
| Match Contributed | \$0.00 | \$5,385,902.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/25 |



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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: Reh108

Activity Title: Camden Rehab 2

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Completed

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Josephs Carpenters Society

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$84,052.78 |
| Total Budget | \$0.00 | \$84,052.78 |
| Total Obligated | \$0.00 | \$98,978.90 |
| Total Funds Drawdown | \$13,093.89 | \$75,323.52 |
| Program Funds Drawdown | \$13,093.89 | \$75,323.52 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$98,978.90 |
| Camden Redevelopment Agency | \$0.00 | \$98,978.90 |
| St. Josephs Carpenters Society | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$2,726,250.00 |

Activity Description:

Rehab of 8 units of forsale housing. This activity, includes staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis for NSP 2 grant. TRF will underwrite grants/loans to project. CRA will monitor and review project activities for NSP 2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP 2 reporting requirements.

Location Description:

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

Activity Progress Narrative:

Project Name/Title: Reh 108 & 109-Camden Rehab 2 - NSP2 advanced \$465,074 in construction developer subsidy for the project, and retained construction retainage of \$14,926. Of the 11 rehab units in this project – 6 units were completed by the end of the 4thquarter 2012, and sold to qualified NSP2 homebuyers. By the end of 1stquarter 2013, 3 additional units were sold (626 Benson Street; 439 Chambers Street; and 627 Royden Street). All (9) homes were sold to households earning less than 80% AMI. The 2 remaining units have been presold, and are in various stages of construction.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 3/10 |
| #Energy Star Replacement | 0 | 0/100 |
| #Additional Attic/Roof Insulation | 0 | 0/0 |
| #High efficiency heating plants | 0 | 0/0 |
| #Efficient AC added/replaced | 0 | 0/10 |
| #Replaced thermostats | 0 | 3/10 |
| #Replaced hot water heaters | 0 | 3/10 |
| #Light Fixtures (indoors) replaced | 0 | 0/100 |
| #Light fixtures (outdoors) | 0 | 0/20 |
| #Refrigerators replaced | 0 | 0/10 |
| #Clothes washers replaced | 0 | 0/0 |
| #Dishwashers replaced | 0 | 2/10 |
| #Units with solar panels | 0 | 0/0 |
| #Low flow toilets | 0 | 6/20 |
| #Low flow showerheads | 0 | 3/20 |
| #Units with bus/rail access | 0 | 3/10 |
| #Units exceeding Energy Star | 0 | 0/10 |
| #Sites re-used | 0 | 3/10 |
| #Units deconstructed | 0 | 0/0 |
| #Units & other green | 0 | 0/10 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 3/8 |
| # of Singlefamily Units | 0 | 3/8 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|---------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod |
| # of Households | 1 | 0 | 1 | 4/0 | 0/8 | 4/8 | 100.00 |
| # Owner Households | 1 | 0 | 1 | 4/0 | 0/8 | 4/8 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------|------|--------|-------|-----|-----------------|
|---------|------|--------|-------|-----|-----------------|

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh109

Activity Title: Camden Rehab 2

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

St. Josephs Carpenters Society

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$381,021.10 |
| Total Budget | \$0.00 | \$381,021.10 |
| Total Obligated | \$0.00 | \$381,021.10 |
| Total Funds Drawdown | \$0.00 | \$381,021.10 |
| Program Funds Drawdown | \$0.00 | \$302,439.14 |
| Program Income Drawdown | \$0.00 | \$78,581.96 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$381,021.10 |
| Camden Redevelopment Agency | \$0.00 | \$381,021.10 |
| St. Josephs Carpenters Society | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$908,750.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Project Name/Title: Reh 108 & 109-Camden Rehab 2 - NSP2 advanced \$465,074 in construction developer subsidy for the project, and retained construction retainage of \$14,926. Of the 11 rehab units in this project – 6 units were completed by the end of the 4thquarter 2012, and sold to qualified NSP2 homebuyers. By the end of 1stquarter 2013, 3 additional units were sold (626 Benson Street; 439 Chambers Street; and 627 Royden Street). All (9) homes were sold to households earning less than 80% AMI. The 2 remaining units have been presold, and are in various stages of construction.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 4/9 |
| #Energy Star Replacement | 0 | 10/81 |
| #Additional Attic/Roof Insulation | 0 | 1/0 |
| #High efficiency heating plants | 0 | 1/9 |
| #Efficient AC added/replaced | 0 | 1/9 |
| #Replaced thermostats | 0 | 4/9 |
| #Replaced hot water heaters | 0 | 4/9 |
| #Light Fixtures (indoors) replaced | 0 | 11/90 |
| #Light fixtures (outdoors) | 0 | 2/18 |
| #Refrigerators replaced | 0 | 1/9 |
| #Clothes washers replaced | 0 | 0/0 |
| #Dishwashers replaced | 0 | 1/9 |
| #Units with solar panels | 0 | 0/0 |
| #Low flow toilets | 0 | 8/27 |
| #Low flow showerheads | 0 | 4/18 |
| #Units with bus/rail access | 0 | 4/9 |
| #Units exceeding Energy Star | 0 | 1/9 |
| #Sites re-used | 0 | 4/9 |
| #Units deconstructed | 0 | 0/0 |
| #Units & other green | 0 | 1/9 |
| # ELI Households (0-30% AMI) | 0 | 1/0 |

| | This Report Period | Cumulative Actual Total / Expected |
|-------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Housing Units | 0 | 4/9 |
| # of Singlefamily Units | 0 | 4/9 |

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|--------------------|--------------------|-----|-------|------------------------------------|-----|-------|---------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod |
| # of Households | 0 | 0 | 0 | 3/9 | 1/0 | 4/9 | 100.00 |
| # Owner Households | 0 | 0 | 0 | 3/9 | 1/0 | 4/9 | 100.00 |

Activity Locations

| Address | City | County | State | Zip | Status / Accept |
|---------|------|--------|-------|-----|-----------------|
|---------|------|--------|-------|-----|-----------------|

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number: Reh110

Activity Title: REO's

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$112,997.00 |
| Total Budget | (\$34,012.00) | \$112,997.00 |
| Total Obligated | (\$34,012.00) | \$115,988.00 |
| Total Funds Drawdown | \$107,014.00 | \$107,014.00 |
| Program Funds Drawdown | \$107,014.00 | \$107,014.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$115,988.00 |
| Camden Redevelopment Agency | \$0.00 | \$115,988.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Project Name/Title: Reh 110-East Camden Rehab Project - In the quarter, the environmental review was completed and approval issued. Construction closing occurred for this 3 unit rehab project in East Camden, and a notice to proceed issued for construction to start. Update: NSP2 construction loan amount reduced at closing. Of the two part construction loan and developer subsidy, \$115,988 is the developer subsidy portion and \$288,000 is the repayable construction loan (these construction loan proceeds will be advanced from earned NSP 2 program income). Total Project Costs: _____. Sources of funding include NSP 2 _____ and City HOME funds. Additionally, SJCS is seeking an additional \$75,000 from the City of Camden's HOME program. By 2/2013, construction in place for \$115,988 of which \$107,014 paid on requisition by SJCS and \$8,974.00 in construction retainage held.



Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



| | |
|---------------------------------|--------------------------|
| Grantee Activity Number: | REH110(a) |
| Activity Title: | East Camden Rehab |

Activity Category:
Rehabilitation/reconstruction of residential structures

Activity Status:
Under Way

Project Number:
Reh100

Project Title:
Purchase & rehab residential properties that have

Projected Start Date:
02/01/2013

Projected End Date:
12/01/2013

Benefit Type:
Direct Benefit (Households)

Completed Activity Actual End Date:

National Objective:
NSP Only - LMMI

Responsible Organization:
Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|-------------------------|--------------|
| Total Projected Budget from All Sources | N/A | \$276,663.00 |
| Total Budget | \$0.00 | \$276,663.00 |
| Total Obligated | \$0.00 | \$0.00 |
| Total Funds Drawdown | \$0.00 | \$0.00 |
| Program Funds Drawdown | \$0.00 | \$0.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$0.00 |
| Camden Redevelopment Agency | \$0.00 | \$0.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

Rehab of 3 units of for sale housing. This activity includes, staffing and other direct costs, and homebuyer counseling. Also, reporting on project activity on a quarterly basis to the NSP2 grant. CRA will monitor and review project activities for NSP2 compliance, Section 3 compliance, and approve all invoices for work completed, incorporate reports within larger NSP2 reporting requirements.

Location Description:

This project is located in Camden, NJ in Census tracts 6011.02 and 6012.

Activity Progress Narrative:

Project Name/Title: Reh 110-East Camden Rehab Project - In the quarter, the environmental review was completed and approval issued. Construction closing occurred for this 3 unit rehab project in East Camden, and a notice to proceed issued for construction to start. Update: NSP2 construction loan amount reduced at closing. Of the two part construction loan and developer subsidy, \$115,988 is the developer subsidy portion and \$288,000 is the repayable construction loan (these construction loan proceeds will be advanced from earned NSP 2 program income). Total Project Costs: _____. Sources of funding include NSP 2 _____ and City HOME funds. Additionally, SJCS is seeking an additional \$75,000 from the City of Camden's HOME program. By 2/2013, construction in place for \$115,988 of which \$107,014 paid on requisition by SJCS and \$8,974.00 in construction retainage held.



Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------------------|--------------------|------------------------------------|
| | Total | Total |
| # of Properties | 0 | 0/3 |
| #Energy Star Replacement | 0 | 0/30 |
| #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 | 0/36 |
| #Light fixtures (outdoors) | 0 | 0/9 |
| #Refrigerators replaced | 0 | 0/3 |
| #Dishwashers replaced | 0 | 0/3 |
| #Low flow toilets | 0 | 0/9 |
| #Low flow showerheads | 0 | 0/6 |
| #Units with bus/rail access | 0 | 0/3 |
| #Units exceeding Energy Star | 0 | 0/3 |
| #Sites re-used | 0 | 0/3 |
| #Units deconstructed | 0 | 0/0 |
| # ELI Households (0-30% AMI) | 0 | 0/0 |

| | 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 | 0/2 | 0/1 | 0/3 | 0 |
| # Owner Households | 0 | 0 | 0 | 0/2 | 0/1 | 0/3 | 0 |

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

| Match Sources | Amount |
|------------------------|--------------|
| NSP-2 | \$252,206.00 |
| Subtotal Match Sources | \$252,206.00 |



Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

\$252,206.00



Grantee Activity Number: Reh111

Activity Title: LIHTC

Activity Category:

Construction of new housing

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Completed

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|-----------------|
| Total Projected Budget from All Sources | N/A | \$3,000,000.00 |
| Total Budget | \$0.00 | \$3,000,000.00 |
| Total Obligated | \$0.00 | \$3,000,000.00 |
| Total Funds Drawdown | \$0.00 | \$3,000,000.00 |
| Program Funds Drawdown | \$0.00 | \$3,000,000.00 |
| Program Income Drawdown | \$0.00 | \$0.00 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$3,000,000.00 |
| Camden Redevelopment Agency | \$0.00 | \$3,000,000.00 |
| Match Contributed | \$0.00 | \$22,930,900.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Project Name/Title: Reh 111-Tax Credit Project-Meadows @ Pyne Poynt
Project development closed out. This is a 40-Unit LIHTC project, which includes among its financing a \$3,000,000 NSP 2 loan that will be repayable in 30 years at an interest rate of 1.99% per annum.

Accomplishments Performance Measures

This Report Period
Total

Cumulative Actual Total / Expected
Total



| | | |
|------------------------------|---|-------|
| #Units with solar panels | 0 | 0/0 |
| #Low flow toilets | 0 | 40/40 |
| #Low flow showerheads | 0 | 40/40 |
| #Units with bus/rail access | 0 | 40/40 |
| #Units exceeding Energy Star | 0 | 40/40 |
| #Sites re-used | 0 | 4/1 |
| #Units \geq other green | 0 | 40/40 |
| # ELI Households (0-30% AMI) | 0 | 10/0 |

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

Beneficiaries Performance Measures

| | This Report Period | | | Cumulative Actual Total / Expected | | | |
|---------------------|--------------------|-----|-------|------------------------------------|-----|-------|---------|
| | Low | Mod | Total | Low | Mod | Total | Low/Mod |
| # of Households | 0 | 0 | 0 | 28/40 | 4/0 | 32/40 | 100.00 |
| # Renter Households | 0 | 0 | 0 | 28/40 | 4/0 | 32/40 | 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: | Reh112 |
| Activity Title: | Direct Loan & Grant Program Delivery & other costs |

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$1,204,818.68 |
| Total Budget | (\$168,437.92) | \$1,204,818.68 |
| Total Obligated | (\$168,437.92) | \$811,477.08 |
| Total Funds Drawdown | \$74,666.51 | \$700,185.94 |
| Program Funds Drawdown | \$74,666.51 | \$699,151.72 |
| Program Income Drawdown | \$0.00 | \$1,034.22 |
| Program Income Received | \$0.00 | \$208,128.45 |
| Total Funds Expended | \$0.00 | \$811,477.08 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:



Accomplishments Performance Measures

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

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

Grantee Activity Number: Reh113

Activity Title: Housing Counseling-SJCS &NHS

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

Reh100

Projected Start Date:

02/12/2010

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & rehab residential properties that have

Projected End Date:

02/12/2013

Completed Activity Actual End Date:

Responsible Organization:

Camden Redevelopment Agency

| Overall | Jan 1 thru Mar 31, 2013 | To Date |
|--|--------------------------------|----------------|
| Total Projected Budget from All Sources | N/A | \$100,832.59 |
| Total Budget | \$0.00 | \$100,832.59 |
| Total Obligated | \$0.00 | \$108,000.00 |
| Total Funds Drawdown | \$10,684.29 | \$100,832.59 |
| Program Funds Drawdown | \$10,684.29 | \$88,315.21 |
| Program Income Drawdown | \$0.00 | \$12,517.38 |
| Program Income Received | \$0.00 | \$0.00 |
| Total Funds Expended | \$0.00 | \$108,000.00 |
| Camden Redevelopment Agency | \$0.00 | \$108,000.00 |
| Match Contributed | \$0.00 | \$0.00 |

Activity Description:

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

Location Description:

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

Activity Progress Narrative:

Housing Counseling-HC113-SJCS & NHS - SJCS & NHS continue to work with clients in assisting them to achieve mortgage readiness for the purchase of available NSP 2 homes. In this quarter, SJCS worked with 4 prospective buyers and NHS with 6 buyers. Of 58 NSP 2 homes, _____ have been sold by end of 1st quarter 2013.

Accomplishments Performance Measures

| | This Report Period | Cumulative Actual Total / Expected |
|------------------------|---------------------------|---|
| | Total | Total |
| # of Properties | 0 | 0/75 |



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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

