

Grantee: Corona, CA

Grant: B-08-MN-06-0506

October 1, 2013 thru December 31, 2013 Performance Report



Grant Number:
B-08-MN-06-0506

Obligation Date:
03/16/2009

Award Date:
03/05/2009

Grantee Name:
Corona, CA

Contract End Date:

Review by HUD:
Submitted - Await for Review

LOCCS Authorized Amount:
\$3,602,842.00

Grant Status:
Active

QPR Contact:
Cynthia Lara

Estimated P/RL Funds:
\$1,815,344.98

Total Budget:
\$5,418,186.98

Disasters:

Declaration Number
NSP

Narratives

Areas of Greatest Need:

Distribution and and Uses of Funds:

Definitions and Descriptions:

Low Income Targeting:

Acquisition and Relocation:

Public Comment:

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$5,418,186.98
Total Budget	\$0.00	\$5,418,186.98
Total Obligated	\$0.00	\$5,418,186.98
Total Funds Drawdown	\$381,359.81	\$5,276,752.41
Program Funds Drawdown	\$376,546.45	\$3,448,409.34
Program Income Drawdown	\$4,813.36	\$1,828,343.07
Program Income Received	\$0.00	\$1,828,343.07



Total Funds Expended	\$281,111.32	\$5,276,752.41
Match Contributed	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$540,426.30	\$0.00
Limit on Admin/Planning	\$360,284.20	\$301,607.58
Limit on State Admin	\$0.00	\$301,607.58

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$900,710.50	\$1,360,672.00

Overall Progress Narrative:

The current quarter included activity under the two multi-family rental projects funded with the City's NSP grants (NSP1 and NSP3).

MISSION APARTMENTS (Affordable Family Apartments) - During this reporting period, the redesign of the entire site to upgrade the electrical infrastructure was completed by Logos and, reviewed and approved by the City. As for construction, the following activities took place: all site demolition was completed, electrical work on and off site was completed including the undergrounding from Edison's main lines to the site, reroof completed, new windows and doors installed, HVAC systems installed, drywall removed and replaced in most areas, the paint colors adjusted, as well as a myriad of other minor items. Additionally, after running plumbing tests leaks were detected; therefore, the construction manager commissioned the services of a company to 'video' the sewer pipes. Although difficult to detect, plumbing fractures were vaguely evident and it was determined the pipe material was cast-iron which is subject to erosion. Additional funds from the contingency budget had to be used to replace the faulty plumbing. Trenches were made through the concrete foundations of all the first floor units and the earth had to be manually excavated - this was an extremely labor intensive job, further restricted by the limited work space within each apartment unit. Upon reaching the cast-iron pipes all were visibly riddled with decay and erosion. As for the vertical pipes in the first and second floors, those were generally in good condition and only spot repairs were required. The on-site plumbing line that connects to the sewer later (which connects to the City's sewer main) was also replaced. Another issue brought to staff's attention, and being addressed during the January-March 2014 reporting period, is the public storm drain in the public alley directly adjacent to the carports. Staff was advised that water runs off of the neighboring businesses and into the property. Although the alley has two (2) inlets directly behind the apartments, it's evident that the alley must be reconstructed, possibly an additional inlet installed to mitigate any future flooding of the property. Staff has also approved additional work to elevate the asphalt at the carport area and increase the height of the retaining wall in an attempt to redirect the water back to the alley and into the storm drain inlets. This effort has been a collaboration with the Public Works department. They have agreed to make the needed alley improvements and pay for them; an expenditure estimated to cost \$100,000.



Background: The Mission Apartment Project at 926 West 5th Street is a major rehabilitation project of 12-units that will provide housing for very to extremely low-income families. The project was put out to bid the third quarter of 2012. This initial procurement tendered bids that were over-budget, therefore, all bids were rejected and bid items were revised to minimize cost. The second procurement was also unsuccessful as the two lowest bidders could not meet bonding requirements as required by HUD, and the third lowest bidder proposal was over budget. Given the failed attempts, a new technical team was assembled and paid for with City local funds. City staff, MECH and the new technical team redefined the project scope and had the plans and specifications revised, as well as value engineering the project. Given the value engineering analysis the project budget was increased and the City and MECH entered into an amended contract to add HOME funds; said agreement was executed on July 18, 2013. On May 28, 2013, the project went out to bid a third time and five (5) proposals were submitted. Finally after having to disqualify the lowest bidder, on July 8, 2013, the contract was awarded to Carmody Construction. The project broke ground in late August, 2013.

Citrus Circle Apartments (Affordable Family Apartments) 121-141-161 Buena Vista- During this reporting period, the Developer continues to work with its technical team and City staff on the construction drawings. However, more notably is the Developer's progress with TCAC and the private lender. Due to the required changes from TCAC and the private lender (i.e. TCAC revised income limit requirements, the private lender required changes to the affordable housing documents) the Developer and staff had to amend all the project documents before the lenders approved the financing. The revisions to the City's housing and land transaction documents were approved by City Council on November 6, 2013. Escrow on the City land and construction financing closed on November 20, 2013. Additionally, the Developer worked through a required amendment to the agreement with RCTC on the 91 Fwy Expansion Project which consisted of a partial take of the 8 units located on 121-141-161 S. Buena Vista. Finally, the Developer commenced its site clearance activities which include demolishing two residential structures and clearing the rest of the properties. During the upcoming reporting period, the Developer shall commence its fine grading of the site, have full project approvals from the Public Works Department and be near completion with the building drawings.

Background: In 2009, the Developer purchased a property on Buena Vista with the hopes of commencing an acquisition effort in the area to build affordable housing. Due to the prolonged sluggish economy, it was difficult to secure funding in order to continue said efforts. Finally, with the federal relief provided to cities under NSP, the Affordable Housing Disposition Agreement between the City of Corona and Citrus Circle Apartments, L.P. was approved September 19, 2012 allowing the City to provide \$2.3 million for the acquisition of 19 affordable housing multifamily units. Although not immediately adjacent to the Developer's property it was near. Escrow for this transaction closed October 3, 2012, during the fourth quarter of 2012. In February 2013, first reporting period of 2013, the Developer negotiated with the City for the purchase of its property, a site adjacent to the existing apartments and the Developer's property. This City property was slated for the construction of a groundwater well site. Upon completion of the well, the remaining portion was deemed to be excess land. As such, the Developer in collaboration with City NSP administrator negotiated and entered into an affordable housing contract for the disposition of land for the construction of 42 new units pending tax credit financing. On June 12, 2013, the 9% tax credit financing was granted. With the assemblage of these properties, the Developer will rehabilitate 19 units (purchased with NSP 1 & 3 funds) and construct 42 new units on the land purchased from the City of Corona. All units will be at 60%, 50%, 40% and 30% of the area AMI and affordable for a 55-year period. On November 20, 2013, the Developer closed escrow on the City land and secured its tax credit and private financing.

Noteworthy, the City's initial NSP investment for the purchase of 19-units has resulted in the total of 61 very-to-extremely low affordable housing family units.

Summary of Income and Expenditures (NSP1 Funds):

Total program income received this reporting period: \$0.00

Total program income received to date: \$1,828,343.07

Total NSP1 funds expended this reporting period: \$281,111.32

Total NSP1 funds expended to date: \$5,276,752.41

A grand total of \$5,276,752.41 in NSP1 funds has been expended to date. This is 146% of the grant amount. The City has exceeded the 100% expenditure requirement.

To date, the City has expended \$1,278,248.18 benefiting very-low-income persons. This is 94% of the 25% set-



aside requirement (\$1,354,547.00). The City expects to expend the remainder by the end of January 2014.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1, Purchase & Rehabilitation (B)	\$371,170.81	\$5,057,569.00	\$3,313,624.31
2, Redevelopment (E)	\$0.00	\$0.00	\$0.00
3, NSP Administration	\$5,375.64	\$360,617.98	\$134,785.03
9999, Restricted Balance	\$0.00	\$0.00	\$0.00



Activities

Grantee Activity Number:	1-001
Activity Title:	Acq/Rehab/Rental (MECH)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

1

Projected Start Date:

03/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Purchase & Rehabilitation (B)

Projected End Date:

07/20/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Corona

Overall	Oct 1 thru Dec 31, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,360,672.00
Total Budget	\$0.00	\$1,360,672.00
Total Obligated	\$0.00	\$1,360,672.00
Total Funds Drawdown	\$375,934.17	\$1,278,248.18
Program Funds Drawdown	\$371,170.81	\$667,176.85
Program Income Drawdown	\$4,763.36	\$611,071.33
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$275,735.68	\$1,278,248.18
City of Corona	\$275,735.68	\$1,278,248.18
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity is for acquisition/rehabilitation/rental, specifically for households earning less than 50 percent AMI. The City has issued a Notice of Funding Availability/RFP for the acquisition and rehabilitation of multi-family and/or single family units for rental to households at or below 50 percent AMI and/or permanent supportive housing, and/or group homes for special needs populations to expand affordable housing opportunities in this area. We received multiple responses to the NOFA/RFP and decided to move forward in working with Mary Erickson Community Housing (MECH) the City's CHDO, with the goal of acquiring a multi-family housing complex.

Location Description:

Area area bounded by the 91 Freeway in the north, Ontario Avenue in the south, Paseo Grande in the west, and Magnolia Avenue in the east as the area of greatest need and where NSP funds and activities will be given priority. The specific census tract block groups are:

Tract Blkgrp Tract Blkgrp Tract Blkgrp Tract Blkgrp 041409 2 041500 1 041704 1 041412 1 041809 1
 041500 2 041704 2 041813 1 040810 1 041812 1 041600 1 041813 3 041805 1 041703 1 041600 2
 041905 1 041805 3 041703 2 041600 3 041702 1 041906 3 041703 3 041600 4 041702 3 0419.06 4
 040808 2 041906 1 041906 2

Activity Progress Narrative:

In August 2010, the City and Mary Erickson Community Housing, a CHDO, partnered for the acquisition of a 12-unit semi-abandoned and foreclosed multi-family property located at 926 W. Fifth Street. The property now called the Mission Apartments



is a major rehabilitation project aimed at making the property decent safe and sanitary in order to increase the City's affordable housing stock for families at or below 50% AMI. The property's rehabilitation project was put out to bid the third quarter of 2012. This initial procurement tendered bids that were over-budget, therefore, all bids were rejected and bid items were revised to minimize cost. The second procurement was also not successful as the two lowest bidders could not meet bonding requirements as required by HUD, and the third lowest bidder proposal was over budget. In May of 2013, after refining the project scope and hiring a new technical team to review and revise the plans and specifications, the project went out to bid for a third time. This time the award of the project was successful and all required funding was appropriated. Due to the dilapidated condition of the property, construction funds had to be increased, as such, the City agreed to utilize its HOME funds for the needed construction and its nominal housing funds to pay for the technical team's services. The project is funded by local city housing funds, city HOME funds and federal NSP1 and NSP3 funds.

Summary of Income and Expenditures (NSP1 Funds):
 This activity is not anticipated to generate program income.
 Total expended this reporting period: \$275,735.68
 Total expended to date on this activity: \$1,278,248.18

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		2/1	
# of Parcels acquired by	0		0/0	
# of Parcels acquired by admin	0		0/0	
# of Parcels acquired voluntarily	0		0/1	
Total acquisition compensation to	0		0/0	

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

Beneficiaries Performance Measures

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

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



Grantee Activity Number: 1-002

Activity Title: Acq/Rehab/Resale (MECH)

Activity Category:

Acquisition - general

Project Number:

1

Projected Start Date:

03/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & Rehabilitation (B)

Projected End Date:

07/20/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Corona

Overall	Oct 1 thru Dec 31, 2013	To Date
Total Projected Budget from All Sources	N/A	\$2,253,148.00
Total Budget	\$0.00	\$2,253,148.00
Total Obligated	\$0.00	\$2,253,148.00
Total Funds Drawdown	\$0.00	\$2,253,147.65
Program Funds Drawdown	\$0.00	\$1,604,927.38
Program Income Drawdown	\$0.00	\$648,220.27
Program Income Received	\$0.00	\$1,828,343.07
Total Funds Expended	\$0.00	\$2,253,147.65
City of Corona	\$0.00	\$0.00
Redevelopment Agency, City of Corona	\$0.00	\$2,253,147.65
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity is for the acquisition, rehabilitation and resale of foreclosed, abandoned single family units to qualified homebuyers. The City of Corona has applied the recently revised definition of foreclosed and abandoned to our program in our search for units that we hope to acquire. This activity is operated by the City and Mary Erickson Community Housing (MECH) the City's CHDO. Homebuyer eligibility requirements: 1. Must be a U.S. citizen or legal resident. 2. Must be prequalified for a loan. 3. Must meet income limits based on family size. 4. 15 year affordability covenants that will be recorded on the property and, 5. There is an equity provision tied to the period of affordability. As with other assisted single family units through Coronas rehabilitation programs and down-payment assistance programs, continued affordability will be ensured through an annual monitoring process.

Location Description:

Staff has identified the area bounded by the 91 Freeway in the north, Ontario Avenue in the south, Paseo Grande in the west, and Magnolia Avenue in the east as the area of greatest need and where NSP funds and activities will be given priority. The specific census tract block groups are as follows:

Tract Blkgrp Tract Blkgrp Tract Blkgrp Tract Blkgrp 041409 2 041500 1 041704 1 041412 1 041809 1
041500 2 041704 2 041813 1 040810 1 041812 1 041600 1 041813 3 041805 1 041703 1 041600 2
041905 1 041805 3 041703 2 041600 3 041702 1 041906 3 041703 3 041600 4 041702 3 0419.06 4
040808 2 041906 1 041906 2

Activity Progress Narrative:

This activity has been completed. Nine homes were acquired, rehabilitated and re-sold in prior quarters. Program Income that was received from the sale of these homes under Activity #1-002 have been used in conjunction with NSP3 funds to: 1) assist the very low income 12 unit Mission Apartment multifamily project at 926 West 5th Street, acquired under Activity #1-001; 2)



assist in the acquisition of a low income 19 unit Citrus Circle Apartment multifamily project located at 121-141-161 Buena Vista Avenue, and 3) for administrative costs associated with these activities.

Summary of Income and Expenditures (NSP1 Funds):
 Total program income received this reporting period: \$0.00
 Total program income received to date for this activity: \$1,828,343.07
 Total expended this reporting period: \$0.00
 Total expended to date on this activity: \$2,253,147.65

Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		9/10	
# of Parcels acquired by	0		0/0	
# of Parcels acquired by admin	0		0/0	
# of Parcels acquired voluntarily	0		9/10	
Total acquisition compensation to	0		1747862/20347	

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		9/10	

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	6/2	3/8	9/10	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: 2-001

Activity Title: Citrus Circle Apartments

Activity Category:

Acquisition - general

Project Number:

1

Projected Start Date:

03/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Purchase & Rehabilitation (B)

Projected End Date:

07/20/2013

Completed Activity Actual End Date:

Responsible Organization:

City of Corona

Overall	Oct 1 thru Dec 31, 2013	To Date
Total Projected Budget from All Sources	N/A	\$1,443,749.00
Total Budget	\$0.00	\$1,443,749.00
Total Obligated	\$0.00	\$1,443,749.00
Total Funds Drawdown	\$0.00	\$1,443,749.00
Program Funds Drawdown	\$0.00	\$1,041,520.08
Program Income Drawdown	\$0.00	\$402,228.92
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$1,443,749.00
City of Corona	\$0.00	\$1,443,749.00
Match Contributed	\$0.00	\$0.00

Activity Description:

The City will provide assistance for the acquisition and rehabilitation of one or more existing multi-family residential properties with the purpose of developing rent-restricted multi-family housing.

The City will seek a development partner to acquire and possibly rehabilitate one or more existing properties. The development partner will then operate the property. The City would provide financing provided that the development partner provides rent-restricted housing units.

>The development may be mixed-income rental housing provided that the proportion of the total cost of developing the project to be borne by NSP funds will be no greater than the proportion of units in the project that will be occupied by low, median and moderate income households; and at least 51% of the units in each structure are occupied by low, median and moderate income households.

Rents for NSP units will be targeted to be affordable to households earning not more than 80 percent of the area median income.

The City will provide assistance in the form of a deferred payment or a forgivable loan to the developer. Interest if any will be nominal and may be deferred. Re-payment may be based on residual receipts. The loan term will be for 30 years or greater depending on what other funds will be used to provide assistance, coterminous with the affordability restrictions.

To assure long-term rental affordability, the City will record a Regulatory Agreement with Covenants to run with the land restricting the use of the property and requiring the provision of rent-restricted units.

The City will require as a condition of assistance that to the maximum extent possible, the developer make any new hire employment opportunities available to persons who reside in the vicinity of the development and that all construction contractors and subcontractors will be required to make employment opportunities available to persons who reside in the vicinity. The City will establish numeric targets prior to the start of construction and monitor vicinity hiring. The same efforts will be made to contract or subcontract with small businesses that are owned and operated by persons residing in the vicinity of the project.

Given the amount of funding allocated to the City through NSP3 and the recent changes in the housing market, the City determined that using NSP3 funds to subsidize multi-family rental projects will have the most impact on the selected neighborhood and be the most efficient and productive use of funds.



Location Description:

The activity will take place in the center of the City. The area of impact includes Census Tracts 416, 417.02, and 417.04. This is a primarily residential area.

>

>The area is bounded by the 91 Freeway on the north, S. Main Street on the east, W. Olive Street on the south, and S. Lincoln Avenue on the west. Please see the map attached as Exhibit B.

>

>The area has experienced a significant number of foreclosures and residential vacancies. The number of housing units to be created by developing the vacant parcel will have a significant impact on the target area.

Activity Progress Narrative:

The Affordable Housing Disposition Agreement between the City of Corona and Citrus Circle Apartments, L.P. was approved September 19, 2012. Funds were wired on September 28, 2012 and escrow closed October 3, 2012, during the fourth quarter of 2012. The purpose of this agreement was to assist the developer acquire a tax-defaulted 27-unit multi-family property on the market for \$3.1 million. The property, 121-141-161 Buena Vista Avenue, is located adjacent to the 91 Freeway just north of Corona City Hall. Under the agreement, the City provided \$2.3 million of NSP funds for the acquisition in exchange for affordability covenants on 19 of the units; the difference in acquisition price was paid by the Developer. Note: due to the 91-FWY Expansion Project this site would be affected by a partial take of the property which included the taking of portion of the property containing 8-units. Surrounding this site was a vacant City lot being utilized for the construction of a water well. After some research it was determined that the City had no use for the unimproved portion of the lot and negotiated a sale of its land with the Developer. In February 2013, the Developer entered into an affordable housing and disposition agreement with the City for the purchase of its property for the purpose of expanding the 19-unit rehabilitation project. Per the amended agreement, the Developer would vie for 9% tax credit financing in order to rehabilitate the 19 NSP units and construction 42 additional affordable units, increasing the affordable unit count from 19 units to 61. On June 12, 2013, the 9% tax credit financing was granted and on November 20, 2013 the private financing was approved. With the assemblage of these properties, the Developer will rehabilitate 19 units (purchased with NSP 1 & 3 funds) and construct 42 new units on the land purchased from the City of Corona. All units will be at 60%, 50%, 40% and 30% of the area AML and affordable for a 55-year period.

Summary of Expenditures (NSP1 Funds):

Total expended this reporting period: \$0.00

Total expended to date on this activity: \$1,443,749.00

This activity is not anticipated to generate program income.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	1/1
# of Parcels acquired by	0	0/0
# of Parcels acquired by admin	0	0/0
# of Parcels acquired voluntarily	0	1/1
Total acquisition compensation to	0	2300000/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	8/12
# of Multifamily Units	0	8/12

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/0	6/12	8/12	100.00
# Renter Households	0	0	0	2/0	6/12	8/12	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: 3-001

Activity Title: RDA Admin. Expense

Activity Category:

Administration

Activity Status:

Under Way

Project Number:

3

Project Title:

NSP Administration

Projected Start Date:

11/01/2008

Projected End Date:

07/20/2013

Benefit Type:

N/A

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

City of Corona

Overall

	Oct 1 thru Dec 31, 2013	To Date
Total Projected Budget from All Sources	N/A	\$217,675.12
Total Budget	\$0.00	\$217,675.12
Total Obligated	\$0.00	\$217,675.12
Total Funds Drawdown	\$3,415.62	\$166,094.72
Program Funds Drawdown	\$3,415.62	\$57,839.72
Program Income Drawdown	\$0.00	\$108,255.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$4,404.39	\$166,094.72
City of Corona	\$4,404.39	\$166,094.72
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity is grant administration which includes, but is not limited to, the following activities: Compliance monitoring (NSP requirements, Labor Standards, Section 3, procurement, conflict of interest, EEO, URA, Affirmative Marketing, etc.). Environmental review for compliance with the National Environmental Polices Act (NEPA) Contracting Procurement (including letting of appropriate Requests for Proposals, Notices of Funding Opportunities, etc.) Financial data collection and reporting Quarterly reporting Data entry and reporting through DRGR Providing technical assistance to activity sponsors Ensuring public participation The NSP consultant that the City is utilizing for the above services is PMC.

Location Description:

None.This activity supports the other funded activities.

Activity Progress Narrative:

The City has a staff member dedicating 50%-60 % of their time administering the NSP program. Additionally, the City has maintained consultant services to mitigate staffing shortfalls that occurred as a result of AB x1 26 - dissolution of all California redevelopment agencies which became effective February 1, 2012.

Summary of Expenditures (NSP1 Funds):

Total expended this reporting period: \$4,404.39

Total expended to date on this activity: \$166,094.72



Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number: 3-003

Activity Title: PMC Admin. Expense

Activity Category:

Administration

Activity Status:

Under Way

Project Number:

3

Project Title:

NSP Administration

Projected Start Date:

11/01/2008

Projected End Date:

07/20/2013

Benefit Type:

N/A

Completed Activity Actual End Date:

National Objective:

N/A

Responsible Organization:

City of Corona

Overall

	Oct 1 thru Dec 31, 2013	To Date
Total Projected Budget from All Sources	N/A	\$92,942.86
Total Budget	\$0.00	\$92,942.86
Total Obligated	\$0.00	\$92,942.86
Total Funds Drawdown	\$2,010.02	\$85,512.86
Program Funds Drawdown	\$1,960.02	\$40,528.77
Program Income Drawdown	\$50.00	\$44,984.09
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$971.25	\$85,512.86
City of Corona	\$971.25	\$4,416.25
Redevelopment Agency, City of Corona	\$0.00	\$81,096.61
Match Contributed	\$0.00	\$0.00

Activity Description:

This activity is grant administration which includes, but is not limited to, the following activities: Compliance monitoring (NSP requirements, Labor Standards, Section 3, procurement, conflict of interest, EEO, URA, Affirmative Marketing, etc.). Environmental review for compliance with the National Environmental Polices Act (NEPA) Contracting Procurement (including letting of appropriate Requests for Proposals, Notices of Funding Opportunities, etc.) Financial data collection and reporting Quarterly reporting Data entry and reporting through DRGR Providing technical assistance to activity sponsors Ensuring public participation

Location Description:

None. This activity supports the other funded activities.

Activity Progress Narrative:

During the current quarter the City's NSP Administrative Consultant, PMC completed the following activities:

- * General Administration and technical assistance
- * DRGR assistance and troubleshooting
- * QPR review
- * Environmental review
- * Relocation monitoring response
- * Grant close-out preparation



Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

