



Third Program Year CAPER

The CPMP Third Consolidated Annual Performance and Evaluation Report includes Narrative Responses to CAPER questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

The grantee must submit an updated Financial Summary Report (PR26).

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GENERAL

Executive Summary

This module is optional but encouraged. If you choose to complete it, provide a brief overview that includes major initiatives and highlights that were proposed and executed throughout the first year.

Program Year 3 CAPER Executive Summary Response:

During the Consolidated Plan's third program year, 2010, there were no major changes in program objectives; In July 2010, the first year of the Brockton Redevelopment's reinstatement as the City's administrator of CDBG funds, there was a smooth transition from the BBB to the BRA. The Brockton Redevelopment Authority and the City of Brockton believes it has substantially met its responsibilities under the 2010 Annual Plan. Major HOME funded projects are complete or well underway; the rescue of foreclosed properties initiative has had concrete results and continues in such a manner as to better leverage other resources, including NSP funds, enlisted for this cause; new economic development efforts have been successfully launched; accessibility retrofit of the war memorial building continues to progress; and all public service projects have been completed to the benefit of many low and moderate income residents.

The City has opted to continue its designation of the Brockton Housing Authority (BHA) as sub-recipient for HOME program funds and to preserve and continue its inter-agency agreement with the United Way for management of Continuum of Care strategies and actions. The City believes these arrangements provide a more effective management of available resources to better meet community needs.

In the course of the program year, the City undertook several other changes in the programs by means of amendments so as to accommodate newly identified needs and to address changing circumstances. Specifically these were:

- The City of Brockton has a growing elderly population that require safe, clean affordable housing. One of the many obstacles to meeting the underserved housing needs of low income and moderate income populations continues to be the availability of funds. The City of Brockton is committed to continuing to work with and support public non-profit agencies such as the elder service organizations, homeless providers and other special needs providers in their mission to create suitable housing alternatives that meet the needs of the underserved population of the area.
- Brockton has taken major steps to attracting new job generating businesses to the community by such means as financial participation in the development of a new desalinization plant which came on line in mid 2008, cleanup of brownfields with state and local assistance, the designation of five districts under chapter 40R of the Massachusetts General Laws, through the use of Tax Incremental Financing and planning of major roadway improvements to facilitate access to development sites. Brockton has also targeted major downtown buildings for mixed re-use and major industrial/commercial sites for various types of growth. There is

currently a major initiative underway to revitalize the downtown core and stem disinvestment occurring there. One need is construction of more off street parking facilities in the downtown to encourage greater use of mass transit facilities and to support economic development. The city has also established a Commercial Area Revitalization District (CARD) for the downtown center pursuant to chapter 40D of the Massachusetts General Laws. The City may utilize HUD 108 Loan Guarantee Program funds to support eligible activities which meet the National and Public Purpose. The City is requesting \$2.5 million dollars of which \$1.5 million is earmarked for garage repairs and the balance will go toward economic development activities.

Lastly, during the third program year, Brockton continued to work to complete housing projects, often undertaken in conjunction with the Rescue of Foreclosed program in this Annual Plan, with federally and state allocated Neighborhood Stabilization Program (NSP) grants and street reconstruction projects funded through the CDBG-R grant.

General Questions

1. *Assessment of the one-year goals and objectives:*
 - a. *Describe the accomplishments in attaining the goals and objectives for the reporting period.*
 - b. *Provide a breakdown of the CPD formula grant funds spent on grant activities for each goal and objective.*
 - c. *If applicable, explain why progress was not made towards meeting the goals and objectives.*

Program Year 3 CAPER General Questions Response:

Accomplishment of goals

The 2010 Action Plan established certain objectives and outcome measurements for the plan's CDBG and HOME funded activities.

➤ **Housing Objectives**

1. Maintain, support and preserve the existing housing stock; prevent housing deterioration and vacancies; prevent neighborhood deterioration due to foreclosures.
2. Increase the overall availability of affordable permanent housing through the creation of new units and the return to habitable status of vacant/deteriorated units.
3. Preserve the quality of life in existing neighborhoods while accommodating smart growth; support a well-conceived balance between housing development, transportation, open space and recreational facilities, and appropriate commercial development opportunities.

Outcomes for these objectives were measured against:

- The numbers of housing units rehabilitated or prevented from becoming deteriorated and/or vacant;
- The number of affordable units developed through new construction or the restoration and re-occupancy of vacant and deteriorated units;
- Determining if new neighborhoods have been created or existing neighborhoods have been enhanced through smart growth practices.

➤ **Non-Housing Community Development Objectives**

1. Assist in the reduction of crime.
2. Enhance the quality of life through the provision of better public facilities, through neighborhood stabilization efforts, and through infrastructure improvements aimed at supporting economic development.
3. Help to reduce poverty and improve the quality of life for low- and moderate-income people by expanding economic opportunities and through support for vital social/public service providers and facilities that help create and/or retain jobs.

Outcomes for these objectives were measured against:

- Increase/decrease in crime statistics or instances aided;
- Quantifiable improvements or additions to public facilities and infrastructure;
- Determination of the numbers of low- and moderate-income persons and families aided by public service providers who are supported in part by CDBG funds;
- Evaluation of changes in quality of life status as result of the provision of services; evaluation of actions that have served to expand economic opportunity including verification of numbers of jobs created/retained.

Housing accomplishments by specific project/activity:

- **Rescue of Foreclosed Homes** [CDBG]
 - a. In September of 2009 the City of Brockton amended its 2008 and 2009 "Rescue of Foreclosed Homes" project to permit the demolition of vacant and deteriorated homes to alleviate the deleterious impact such derelict properties have upon neighborhood stability. Using 2008 and 2009 funds, the City of Brockton has demolished 16 properties that were beyond rehabilitation and contributed to unsafe and unhealthy conditions for the residents of the neighborhoods.
 - b. \$140,000 has been allocated to the Southeastern Massachusetts Affordable Housing Corporation for the acquisition and rehabilitation of a vacant foreclosed residential property located at 1036-1038 Warren Avenue for repopulation by L/M income persons.
- **Vacant Building Ordinance** [CDBG]

Working with Mayor Linda M. Balzotti's office, our City's Code Enforcement team (Brockton Fire Department, Brockton Police Department, Board of Health, Building Department, Law

Department and the Brockton Redevelopment Authority) drafted a Foreclosure, Vacant and Abandoned Property registration Ordinance for review by the Brockton City Council. Within 90 days of a building becoming vacant or abandoned, each owner of such properties shall register these properties with the Building Department by completing and submitting a registration form and paying a registration fee set forth in the ordinance. Failure to timely register a vacant or abandoned building shall be a violation of the ordinance.

The purpose of the ordinance is that all vacant or abandoned properties are a public health and safety risk as well as the potential to become public nuisances and decrease the value of surrounding properties, provide a location for criminal activity, and create significant costs to the city by virtue of the need for constant monitoring and occasional cleanup. Accordingly, the purpose of this ordinance requiring the registration of all vacant or abandoned buildings, both residential and commercial, is to assist the city government in protecting the public health, safety and welfare of its residents by encouraging the prompt repair, rehabilitation and subsequent occupancy of vacant or abandoned properties by creating an accessible data base for public safety departments for the identified properties.

- **Receivership Program [CDBG]**

For the past 12 to 18 months, the Brockton Redevelopment Authority and City of Brockton have been actively working with the city's Code Enforcement team and Attorney General Martha Coakley's Office to identify potential receivership properties in our target neighborhoods. During 2010, the Brockton Redevelopment Authority has engaged the assistance of the Massachusetts Housing Partnership and The Resources Inc. (TRI) to establish a receivership loan pool. The loan pool will be funded with CDBG and NSP3 funding. The team will also identify and track potential receivership properties in the NSP2 and NSP3 target areas.

- a. property for repopulation by L/M income persons.

- **CHDO – Rental Rehabilitation [HOME]**

Southeastern Massachusetts Affordable Housing Corporation (SMAHC) has acquired a bank-owned two-family home at 230 Green Street. Renovations completed. Creation of 1 extremely low income unit while one unit remained vacant as of 6/30/11. Expected tenancy of vacant unit is 9/1/11. FY2010 HOME funds expended in the amount of \$143,000. SMAHC also acquired and rehabilitated two units of a vacant, foreclosed property located at 170 Laureston Street utilizing FY2009 HOME Funds. Rehabilitation is 99% complete. Occupancy to two low income families is expected by 9/1/11. FY09 HOME funds in the amount of \$81,269 expended during this reporting period.

- **Brockton Housing Authority- new construction [HOME]**

During the program year the creation of two new units of housing were undertaken; a modular duplex located at 102 Green Street, to be rented to eligible low income families. Project expected to be

completed by 9/1/11. FY2010 HOME funds in the amount of \$303,860 expended during the reporting period.

- **Homeowner Property Rehabilitation Assistance [HOME]**
Two deferred payment property rehabilitation loans were made to two very low income families; rehabilitation on both included roof repair/replacement. FY09 HOME funds carried over from prior year expended in the amount of \$18,920. Both projects completed during the reporting year.
- **Acquisition and Rehabilitation – Rental Housing Development [HOME]**
FY2010 Home funds in the amount of \$130,401 utilized in conjunction with NSP funds received from the Brockton Redevelopment Authority and Mass Dept of Housing and Community Development to acquire and rehabilitate nine units of abandoned bank-owned and foreclosed properties. Rehabilitation on all units is expected to be completed by end of August 2011; expected tenancy September 2011.
- **First Time Homebuyer Assistance [HOME]**
Four low to moderate income first time homebuyers were assisted with deferred loans/grants, totaling \$40,640, to provide down payment and reasonable closing costs to purchase single family homes in Brockton during the 2010 reporting year. Remaining funds budgeted in the amount of \$59,360 to be carried over into the next funding year for completion.

Non-Housing Community Development accomplishments by project

- **Economic Development [CDBG]**
The Façade Improvement Program has expended \$225,000.00 of 2008 funding and is currently using funding from 2009. Currently ten (10) projects have been placed under agreement, six of which have been completed. Four projects are currently underway and in various stages of completion. Although funding for 2009 and 2010 has not been expended, all of the funding has been allocated to projects. Due to the popularity of the program, there is a waiting list of applicants should additional funding become available.
- **War Memorial Building retrofit [CDBG]**
During the 2010 plan year, all of 2006, 2007 and most of 2008 funding for this project has been expended for upgrades to the War Memorial Building. Electrical upgrades and exterior façade upgrades have been progressively nearing completion. Remaining funds will be used to complete electrical upgrades, installation of a fire suppression system, fire alarm system and if funding allows HVAC will be included in the renovations. \$350,000.00 of 2009 CDBG funding and a Special EDI Grant of \$190,000.00 will be used for final renovations.
- **Vacant Lot Cleanup Program [CDBG]**
During the 2010 program year, the City of Brockton through the Brockton Redevelopment Authority advertised for Requests for Proposals (RFP) for the vacant lot cleanup program in the City of Brockton. The purpose of the program is to clean up many of the vacant lots within the City that are contributing to slums and blight in

many of the neighborhoods. Bids were received and a contractor has been selected. The BRA is in the process of identifying lots.

- **Ball field Improvements** [CDBG]
CDBG funds aided in the rehabilitation of three softball fields at fields at the Raymond School which provide recreation opportunities for some 300 L/M children. The fields were excavated and temporary fencing emplaced in preparation for further improvements undertaken with donated goods and services; CDBG funds also were used to install permanent backstops and dugout fencing for two new baseball fields at the North Junior High School. The final project included fence guards at North Jr. High school as a safety precaution for children playing at that field. Because Brockton has other park and recreational projects in progress, this activity will remain open for future funds should they be needed to complete future projects.
- **Anti-Crime Patrols** [CDBG]
\$155,000 in CDBG Funds supported a portion of the salary costs of a dedicated four person Anti-crime unit focused on a high crime target area concentrated in three census tracts consisting of over 16,292 low and moderate income residents. During the 2010 program year, the unit handled some 1900 crime/assistance calls in the target area.
- **Cosgrove Pool** [CDBG]
\$55,000 was allocated for structured summer swimming programs for L/M income youth. In the 2010 program year, nearly 10,000 youths benefited from this organized recreational activity. Later in the year, the remainder of the funding was used to train lifeguards for the upcoming 2011 season.
- **David Jon Louison family Center** [CDBG]
With \$5,000 in CDBG funds used to support staffing needs at the family center. The David Jon Louison Family Center has been committed to stabilizing families and works toward ending homelessness, one family at a time. During 2010, the agency continued to work towards helping families reach an enhanced level of efficiency and meet their desired housing goals. Families are assisted with housing services and work on reducing barriers to housing. During the 2010 program year, over 300 persons were assisted.
- **Father Bill's and Mainspring** [CDBG]
\$8,461 in CDBG funds helped support the costs of a training coordinator/supervisor for the Work Express job-training and placement program for homeless individuals. Work Express aided 75 homeless individuals. Father Bill's and Mainspring had another successful year with the Work Express Program. Of the 75 persons assisted in the program, nineteen have graduated which provided them with increased stability, access to housing, employment and a sense of productivity. The work express program has been highlighted as one of four high performing social enterprises in Massachusetts at the Social Enterprise Alliance conference held in June 2010.

- **Associacao Cabo Verdiana de Brockton, Inc.** [CDBG]
In the 2010 Annual Plan, the Youth Enhancement Program (YEP) at the Cape Verdean Association assisted many youths find jobs, assisted other youths with after school programs by providing homework assistance and recreational activities. Additionally, a summer program of nearly 65 youths provided a safe, nurturing environment for participants of the program. This program exceeded it's initial expectation of 75 persons by providing assistance to 94 during this year.

- **Dorn-Davies Senior Center** [CDBG]
The achievements of this program have been notable with over 3250 persons being served. The majority of those assisted are on a very limited income with no family to rely on. The objective of this program is to try to fill that void with programs and services. By providing these services, the Dorn Davies Senior Center takes the burden and worry from the clients and their caregivers. The clients served who were isolated, lonely and vulnerable are now supported and more independent. With \$5,000 of CDBG funding to partially offset costs, the Center was able to provide a variety of health, social, nutritional and recreational services to 3,250 seniors during the 2010 program year.

- **Camp Massasoit** [CDBG]
During the summer months of June and July 2010, Camp Massasoit served 298 low and moderate income single parent children living in the City of Brockton within elevated crime areas. These children would not normally have access to a summer camp program. Campers were able to expand their knowledge and build resiliency. Many of these children are considered at risk by school administrators and were recommended for the program. CDBG funds of \$5,000.00 were used to pay camp counselors and provide transportation for the children.

- **BAMSI Helpline** [CDBG]
The Helpline received \$5,000 in 2010 CDBG funds to help fund a part-time counseling position aimed at homelessness prevention and basic needs services. Initially BAMSI's Helpline program indicated they would assist as many as 550 low and moderate income persons. During the year, the number of households assisted was over 730. These households were assisted with housing counseling, utility assistance, food vouchers, domestic violence referrals, emergency shelter, financial assistance and advocacy services. The total number of persons assisted includes 124 walk ins as well as 606 telephone assisted. All of those assisted are Brockton residents who were provided with the ability to stay in their homes and in the community.

- **Family & Community Resources** [CDBG]
The domestic violence program at Family and Community Resources provided a continuum of services to adult victims who were homeless as a direct result of family violence. Individualized service plans and advocacy assisted victims with critical safety planning; knowledge of

community and state resources to assist them in identifying housing resources; individual and group supportive counseling enabling them to understand the dynamics of family violence; advocacy services with community stakeholders to assist victims with housing stabilization and safety. Through the year 2010, 70 persons were assisted, 20 more than was initially projected.

Breakdown of formula grant funded activities

Total CDBG 2010 Entitlement - \$1,656,407.00

	<u>BUDGETED</u>	<u>EXPENDED 6/30/10</u>
Rescue of Foreclosed Homes:		
- Housing Rehabilitation	\$200,000.00	.00
- Demolitions	\$100,000.00	.00
- Receivership Program	\$60,000.00	\$3,830.98
Rescue Foreclosed Homes Sub-total	\$360,000.00	\$3,830.98
Housing Services to prevent Foreclosure and displacement:		
- Legal Services	\$10,000.00	\$10,000.00
- Foreclosure Counseling	\$25,000.00	\$25,000.00
- Landlord Training	\$20,000.00	\$13,925.18
Housing Services sub-total	\$55,000.00	\$48,925.18
Public Services:		
Anti-Crime Patrols	\$155,000.00	\$155,000.00
East Side Cosgrove Pool	\$55,000.00	\$54,999.46
David Jon Louison Family Center	\$5,000.00	\$5,000.00
Father Bill's & Mainspring	\$8,461.00	\$8,461.00
Dorn-Davies Senior Center (BAMSI)	\$5,000.00	\$5,000.00
Helpline Program (BAMSI)	\$5,000.00	\$5,000.00
Brockton Family & Community Resources	\$5,000.00	\$5,000.00
Camp Massasoit	\$5,000.00	\$5,000.00
Associacao Cabo Verdiana de Brockton, Inc.	\$5,000.00	\$5,000.00
Public Services sub-total	\$248,461.00	\$248,460.46
Public Facilities and Improvements		
Streetscape Improvements	\$275,000.00	\$18,750.00
Arts in the Windows	\$25,000.00	\$24,999.76
Economic Development:		
Storefront improvement grants/rebates	\$145,665.00	\$0.00
Economic Dev. Micro Enterprises:	\$40,000.00	\$31,241.35
Interim Assistance Vacant Lots:	\$50,000.00	\$188.70
Code Enforcement Vacant Property	\$50,000.00	\$440.53

Registration:

General Office Administration	<u>\$331,281.40</u>	<u>\$254,752.81</u>
And Planning:		
TOTAL	\$1,656,407.00	\$631,589.77

**TOTAL CDBG EXPENDITURES FOR THE PERIOD 7/1/10 - 6/30/11 ARE
\$631,589.77**

**Note Regarding CDBG expenditures: The following projects funded have
expended funds during the 2010 program year.**

Project:	Budgeted Amount	Expended 2010
2008 War Memorial Building	\$420,000.00	\$314,410.67
2008 Façade Improvements	\$225,000.00	\$179,907.00
2009 Façade Improvements	\$241,378.00	\$13,164.41
Total previous year expended funds		\$507,482.08
Total expended funds from 2010 program year		\$631,589.77
TOTAL CDBG FUNDS EXPENDED DURING 2010		\$1,139,071.16

HOME INVESTMENT PARTNERSHIPS (HOME) PROGRAM

Total HOME 2010 ALLOCATION - \$833,054.00

	<u>BUDGETED</u>	<u>EXPENDED 6/30/11</u>
CHDO: Rental Rehabilitation	\$143,000.00	\$143,000.00
First Time Home Buyer Assistance:	\$100,000.00	\$ 40,640.00
New Construction – Brockton Housing Authority:	\$186,754.00	\$303,860.00
Acquis & Rehab Rental Housing:	\$320,000.00	\$130,401.00
HOME Administration:	<u>\$83,300.00</u>	<u>\$ 42,467.00</u>
TOTAL	\$833,054.00	\$660,368.00

**NOTE: THE FOLLOWING 2009 FUNDED PROJECTS WERE COMPLETED BY THE
BHA DURING THIS REPORTING PERIOD AND ARE THUS INCLUDED IN THIS
CAPER. ALL 2009 FUNDS HAVE BEEN EXPENDED AS OF 6/30/11.**

2009 Program Year Expenditures

CHDO	\$ 81,269.00
HOME Homeowner Rehabilitation	18,920.00
Deferred Loans/Grants	

HOME Administration	<u>36,152.00</u>
TOTAL	\$136,341.00

TOTAL HOME EXPENDITURES FOR THE PERIOD 7/1/10 - 6/30/11 ARE \$796,709.00

HOME PROGRAM INCOME:

Program Income in the amount of \$5,000 was received during the reporting year. This amount represents payback on a loan for five properties known as the James Edgar Project, located in the S Fuller/Harvard/Dover Streets area of the city, which were constructed with FY2008 and FY2009 HOME Funds. Program income was allocated to the new construction of a modular duplex by the Brockton Housing Authority, located at 102 Green Street which is being funded with FY2010 HOME funds. This amount is included in the total HOME expenditure amount identified above.

Neighborhood Stabilization Program (NSP)

On December 1, 2008 the City of Brockton, pursuant to the provisions of the Housing and Economic Recovery Act of 2008, submitted a proposal for its allocation of funding for the Neighborhood Stabilization Program for the redevelopment of abandoned and foreclosed homes and residential properties in the City of Brockton. The proposal was in the form of a so called "Substantial Amendment" to its 2008 Annual Plan for CDBG and HOME funds. The Brockton NSP program created via this Substantial Amendment took a coordinated approach to the foreclosed and abandoned housing crisis by funding a number of initiatives aimed at: rescuing and restoring vacant houses to useful occupancy; counseling those in danger of foreclosure; providing counseling to first time home buyers; demolishing dangerously deteriorated properties that had become blighting influences on neighborhoods; and providing first-time buyer assistance for certain of these properties. All activities were to be undertaken in low and moderate income areas most impacted by the national foreclosure housing crisis. The City of Brockton also sought NSP funds from the state allocation but was not awarded a grant.

During fiscal year 2010 the City of Brockton specifically targeted neighborhoods (census tracts: 5108, 5104, and 5115) that had been severely impacted by the national foreclosure crisis. Our strategy was to have the most impact to mitigate the foreclosed, abandonment and vacant properties in each of these particular neighborhoods with the limited amount of money from NSP1 and other available resources available. On April 15, 2011 the BRA applied to DHCD for NSP3 funding. On June 29, 2011 Mayor Linda M. Balzotti received notification from DHCD that the City of Brockton had successfully applied and received \$604,600 in NSP3 funding.

Initially, seven proposals from community-based organizations were chosen to be NSP sub-recipients by Building A Better Brockton (BBB) and four actually entered contracts with BBB. Three with executed contracts have been actively implementing their projects. The fourth, contract with Brockton Economic Development Council Corporation (BEDCC) has been rescinded as BEDCC was unsuccessful. These sub-recipients are now actively working these programs as follows:

Southeastern Massachusetts Affordable Housing Corporation (SMAHC) - has acquired five foreclosed properties in the target neighborhood. Currently all of these properties are in various stages of rehabilitation or pre-bid.

As of fiscal year end June 30, 2011 SMAHC has completed its' rehabilitation of 10 of 13 units (four out of the five foreclosed properties) in accordance with their NSP contract with the Brockton Redevelopment Authority. 23-25 Park Street is being reevaluated to determine if its' value as a three family versus the best alternative for this particular neighborhood or if the neighborhood would be best served if this property was part of our selective demolition strategy.

Neighborhood Housing Services Inc. of the South Shore (NHS) – Brockton Office - has identified three (3) properties: two single families and a three family. All properties are to be sold to qualified and trained first-time buyers. As a HUD qualified counseling agent operating in the City of Brockton, NHS has now conducted over a dozen homebuyer counseling sessions in three languages, Cape Verdean, Spanish and English.

NHS has successfully rehabbed and sold one single family home (22 Noyes Avenue) to a first time homebuyer. We anticipate that the rehabilitation of 28 Lexington Street (3-family) will be completed by November 30, 2011 and property sold by January 2012.

Self-Help Inc. – On June 17, 2010, Self-Help, Inc. became a part of the Massachusetts Home Ownership Collaborative after certification by Citizens Housing and Planning Association (CHAPA). Self-Help, Inc. has scheduled First Time Homebuyer/ Homebuyer training sessions to begin in July 2010.

Self Help Inc. contract dated July 1, 2009 between Building a Better Brockton, Inc. and Self Help, Inc. was amended on July 1, 2010, assigning all Building a Better Brockton, Inc, rights and obligations to the Brockton Redevelopment Authority. Subsequently the BRA modified SHI activities to include providing counseling and assistance to individuals wanting to purchase single family property; and added a NSP Down Payment Assistance program (DPA) to their contracted activities.

SHI designated staff completed certification as a Homeownership Counselor and Homebuyer Education, "Train the Trainer" (First Time Homebuyer Class). They also received the Massachusetts Homeownership Collaborative Seal of Approval through CHAPA for first time homebuyer training.

During fiscal year 2010 SHI offered the FTHB seminar on the dates listed below:

- September 28th & 29th 2010: (Eleven (11) attendees) - Two (2) representatives from CHAPA also attended the class to conduct an audit of the course. Their findings were very positive. Two (2) participants were determined to be mortgage finance ready and have purchased property in Brockton.
- February 2nd 2011 - Brockton Housing Tour: Ten (10) individuals attended the tour of four foreclosed properties in the City of Brockton. Participants all felt tour was positive and enabled them to determine what type of property they were looking to purchase. The tour provided participants a more hands on

education without pressure in a more relaxed atmosphere. Participants had an opportunity to discuss each property with a home inspector and felt it was very educational and would suggest it to others as well as would like to attend another tour themselves. As a result of the tour two (2) participants expressed an interest in several NSP properties.

- March 22nd & 23rd 2011: (Twenty-seven (27) attendees) – Five (5) participants were determined to be mortgage financially ready to purchase their first home. Seven (7) required some credit repair within the next 3-4 months; the balance (15) would require extensive credit repair and savings.

As of June 30, 2011 Self Help Inc. recorded and closed on six (6) NSP down payment assistance loans; and six (6) NSP rehabilitation loans to first time homebuyers. Six (6) families are schedule to close during the next 45 days. Once all closing are complete Self Help will have twelve (12) loans closed.

NEIGHBORHOOD STABILIZATION PROGRAM (Federal) \$2,152,979.00

	BUDGETED	EXPENDED 6/30/11
1. Administration	\$215,298.00	\$215,298.00
2. Program Delivery	\$267,169.00	\$95,208.28
3. Acquisition	\$509,230.00	\$400,054.00
4. Rehabilitation	\$1,058,782.00	\$864,101.00
5. Homebuyer Counseling/Education	\$17,500.00	\$ 6,725.00
6. Down Payment Assistance	\$60,000.00	\$00.00
7. Marketing Brockton Properties	\$25,000.00	\$ 6,000.00
TOTAL	\$2,152,979.00	\$1,587,386.28

CDBG-R Activity #1 - Street Resurfacing:

The City was allocated \$398,596 in additional CDBG funds under the provisions of the American Recovery and Reinvestment Act enacted in February 2009. Initially the city chose to utilize these funds for repair and resurfacing of six sub-standard and/or deteriorated streets (approximately 2970 linear feet in total) in predominantly low and moderate income residential neighborhoods (census tracts 510503, 511000, 511200, 511,500, 511600, and 511701)

This was deemed an eligible activity under Sec. 570.201 (c) – reconstruction of public facilities. This activity meets National Objective criteria under Sec. 570.208 (a) (1) area benefit in that at least 51% of the residents of these reconstructed streets are low and moderate income persons; it is estimated that 70% of the households on these streets are L/M income.

In October of 2009 it was realized that two of the streets were private streets and therefore other streets were substituted.

Originally selected streets

Beaumont Avenue	Census Tract 511200
East Market Street	Census Tract 511701
Stevens Street	Census Tract 511600 - Replaced by Nye Square

Nazarene Avenue Census Tract 510503
Curtis Street Census Tract 511000 - Replaced by Winsten Street
Parker Street Census Tract 511500

As of June 30, 2010, the CDBG-R street repaving project has expended \$293,659.26 of funding for repaving of streets in Brockton. Additionally, \$11,488.77 has been expended for administration. The following streets have been completed to date:

Beaumont Avenue Census tract 511200 30 Residents/1 Businesses
Parker Street Census tract 511500 33 Residents/0 Businesses
Nye Square Census tract 510800 8 Residents/3 Businesses
Winsten Street Census tract 510501 7 Residents/2 Businesses

In June 2010, the CDBG-R project was again amended (Nazarene Avenue and Stevens Avenue were replaced by Woodbine Avenue)

Woodbine Avenue Census Tract 511600 - 15 Residents/0 Businesses
Approximately 3,130 linear feet of resurfacing will be completed as a result of this project. In all, a total of 78 predominantly low and moderate income households will benefit as a result of this project.

The contractor completed reconstruction of designated streets during the quarter ending December 31, 2009 and during the quarter ending June 30, 2010. Jobs created or retained of 12.74 full time equivalent (FTE) job units were reported in the quarter ending December 31, 2009 to match when the expenditures actually occurred. Accordingly, no jobs created or retained are being reported for the quarter ending March 31, 2010, as no additional vendor payments have been incurred in accordance with Updated Guidance on the American Recovery and Reinvestment Act - Daily Quality, Non-Reporting Recipients, and Reporting of Job Estimates, M-10-08, December 18, 2009. For the quarter ending June 30, 2010, the vendor reported to the City that 2.78 FTE job units were created or retained during this period. In terms of City administration of the grant, it is estimated that .08 full time equivalent job units were created in the quarter ending March 31, 2010 and .23 full time equivalent job units for the quarter ending June 30, 2010. Total administrative expenditures of \$11,488.77 for the BBB have been charged to this grant as of June 30, 2010.

CDBG-R - \$398,596.00

	BUDGETED	EXPENDED 6/30/10
Street Resurfacing	\$358,736.00	\$358,736.00
Administration	\$39,860.00	\$39,860.00
TOTAL	\$398,596.00	\$398,596.00

The City of Brockton believes it has made substantial progress towards meeting the goals and objectives of its Annual Plan in both the CDBG and HOME funded activities.

- Describe the manner in which the recipient would change its program as a result of its experiences.

As a result of its experiences, during the second year of this five year plan, Brockton again broadened the scope of its economic development activities and will look to

continue that trend as it gains greater experience dealing with small businesses seeking to upgrade and/or expand physical plants. The City is also likely to undertake more park/playground improvements in future years as part of the CDBG program, as this has now emerged as a need.

3. Affirmatively Furthering Fair Housing:
 - a. Provide a summary of impediments to fair housing choice.
 - b. Identify actions taken to overcome effects of impediments identified.

During the spring of 2010, the City of Brockton, through a consultant, conducted an Analysis of Impediments to Fair Housing Choice. The analysis was conducted over a period of months, which included data analysis, review of relevant laws, regulations, administration and of housing within the City. Additionally, numerous interviews were conducted with stakeholder organizations, individuals, and service providers within the City and region. An open public meeting was conducted to garner information, experiences, and perceptions from all stakeholders. Furthermore, the Analysis included a review of pending or resolved housing discrimination cases, and economic and demographic data which impact housing choice.

Discussions also took place regarding federal and state fair housing laws as they relate to lead paint and specifically people with disabilities. Discussion took place on how the community can support and uphold the Fair Housing Laws. Other items discussed were protected classes; discriminatory actions, properties covered and remedies. Participants prioritized activities to focus on for the next several months such as carrying out surveys by tenants, service providers, real estate agents brokers, property owners, lenders and others; to hold a broader meeting to discuss the survey results for future content in an updated Analysis of Impediments.

As a result of the analysis, the Mayor of Brockton has appointed a task force to analyze and recommend strategies to implement the recommendations. This task force is being chaired by Robert Jenkins, Director of Housing, Brockton Redevelopment Authority. The task force has met on a regular basis to discuss the issues raised in the analysis and is continuing to meet in order to finalize its recommendations.

Brockton's limited supply of affordable housing is one of the community's most significant barriers to fair housing choice. Lower income households experience a higher rate of housing problems than other households in Brockton, and this impacts minority households and people with disabilities in the community.

Brockton will continue to work with local and regional nonprofits and others to pursue opportunities to develop new and affordable housing. Networks like the Massachusetts Smart Growth Alliance can provide resources and support to promote growth and increased housing opportunities.

Brockton will also continue to use CDBG, HOME and NSP funds, and other funds as available, to develop affordable housing and affordable housing that is adaptable or accessible to people with mobility impairments.

During the past year, the City of Brockton has funded Southeastern Massachusetts Affordable Housing Corporation with HOME, CDBG and NSP funds to acquire and rehabilitate vacant foreclosed housing and to create affordable housing units. The City also funded the Brockton Housing Authority and Old Colony YMCA on a Youth-

build project to create affordable housing units. The city has also allocated HOME funds for affordable Home Ownership down payment assistance with Neighborhood Housing Services.

The City of Brockton and the Brockton Redevelopment Authority working in coordination with the Mayor's Taskforce on Housing and Foreclosure prevention; Neighborhood Housing Services of the South Shore, Massachusetts Office of Consumer Affairs and Business Regulations; and the Federal Reserve Bank of Boston monitored local banking institutions operational practices in Brockton's low and moderate income areas. The City is also working with the Commonwealth of Massachusetts Office of Consumer Affairs and Business Regulations which held workshops on Foreclosure Counseling and Mitigation.

The City of Brockton, the Brockton Redevelopment Authority and the Brockton Housing Authority are members of the Brockton Housing Partnership which is a collaboration of local lenders and Fannie Mae and Massachusetts Housing Partnership, a collaboration of local financial institutions. We have worked with this group to establish lending programs such as "Buy Brockton" Mortgage Program. In partnership with Citizens Housing and Planning Association (CHAPA); National Community Stabilization Trust (NCST); Massachusetts Housing Partnership (MHP); and Massachusetts Housing Investment Corporation (MHIC) we have promoted and leveraged several lending programs for the benefit of the Brockton low and moderate income residents.

Since Mayor Linda M. Balzotti took office in January 2010, she has sought to make local government and City programs inclusive by reaching out to Brockton's rich and diverse community. Mayor Balzotti has appointed members representative of Brockton's diverse population to City Boards and Authorities to facilitate access to and inclusion in City government to all City residents. The City's Authorities, Boards, Departments, and local non-profits collaborate to provide information to residents regarding housing choice and the resources they need to access the opportunities of their choice.

Local public services programs also improve access to housing choice. The David Jon Louison Center provides transitional shelter and support services to homeless individuals and families in Brockton. Father Bill's & Mainspring provides transitional housing, case management, and a work express program to improve economic well-being and transition into appropriate housing. Associacao Cabo Verdiana de Brockton provides educational and legal resources to non-English speaking residents, thereby improving access to housing opportunities. BAMSI Helpline is a key initiative that helps families and homeless families and the elderly by providing emergency assistance, and handles over 2,000 calls per year for housing assistance alone.

The City offers many opportunities through its HUD funding to increase fair housing choice. All programs implemented by the Brockton Housing Authority and the Brockton Redevelopment Authority are predicated on reaching out to all members of the community to ensure they know what housing choices are available to them, and to improve the condition of their existing housing conditions. All marketing throughout the community is completed in multiple languages and through multiple media outlets. NSP, CDBG, and HOME programs provide a broad spectrum of funding resources to return abandoned and foreclosed properties to productive use and occupancy, whether rental or homeownership; new rental construction provides safe, decent, affordable, lead-free housing that meets accessibility standards and is

available to individuals, families, and those with disabilities. Homeowner property rehabilitation assistance is available to income-eligible homeowners to correct code violations (including lead paint contamination); while the program is available to all income eligible homeowners, lead removal removes a major barrier to families with children, who are particularly impacted by the age of the City's housing stock. Brockton's partners in housing delivery work together and on an ongoing basis with HUD to ensure that our programs are affirmative and inclusive. The City has also committed \$5,000 in its 2010 budget to advance its efforts to remove impediments to fair housing choice.

4. Describe Other Actions in Strategic Plan or Action Plan taken to address obstacles to meeting underserved needs.

As the effects of the subprime lending debacle, the deep recession and the resultant foreclosure crisis continues largely unabated, Brockton continues to suffer serious consequences threatening much of the progress made in Brockton in recent years in terms of housing, the living environment, and social/employment status. Brockton remains at the top of the list of most negatively impacted communities in Massachusetts, second only to the City of Lawrence. Because of this, it is imperative that collaborative efforts between federal, state and local governments together with community based organizations and the private sector now underway be accelerated and expanded as possible in order to stem the tide.

As of April 1, 2010 as reported by the Massachusetts Housing Partnership, Brockton now had the highest "Distressed Property" rate in Massachusetts - ahead of the City of Lawrence. At that point there were 1,453 properties with a foreclosure filed in the past year, an auction scheduled, or otherwise bank owned in Brockton. That represented a rate of 41.8 distressed units per thousand, actually a decrease of 3.4% of the distressed property rate in Brockton as of April 1, 2009. By June 30, 2010 the total number of distressed units in Brockton stood at 1,375 and the rate of distressed units per thousand was lower at 39.6 - a decrease of 0.2% over the previous year; still for the one year period ending June 30/July 1, 2010 Brockton ranked first in number of distressed properties among communities statewide.

Distressed and foreclosed properties are located in every Census Tract in Brockton, with high concentrations in the tracts that were predicted in Brockton's Neighborhood Stabilization Program application in 2009. As this crisis continues, many Brockton families and individuals are losing their homes, or face the imminent threat of losing them. Job loss, illness and other factors can turn into catastrophic housing consequences for many - not just the lowest income ones and not only those surviving from paycheck to paycheck. Home foreclosure leads to displacement of families and impacts tenants as well as homeowners. Vacant homes and buildings are a magnet for theft, vandalism, arson, drug abuse and other crimes; they quickly plant the seeds of blight and deterioration in previously stable neighborhoods. As persons and families are displaced, the strain on social service providers increases proportionately. Shelter operators report ever greater numbers of homeless persons and families requiring support services as well as shelter. Service agencies have also witnessed an increase in the number of cases of domestic violence stemming from income loss in this severely down economy. Other outgrowths of the crisis in housing and the recessionary economy are visible in more home owners and renters seeking home heating and other utility payment assistance and in a rise in fires caused by improper use of space heaters. Other more subtle consequences can be seen in the increase in the number of vacant properties being stripped of copper

pipes and wiring as well as heating apparatus systems and plumbing fixtures, causing further strain on the police force as it tries to prevent theft even while it attempts to counter the health and fire safety threats posed by squatters and vagrants in vacant properties. Brockton also now struggles against the trend of single and multi-family homes illegally becoming rooming houses as individuals and families continue to be displaced.

Obstacles to meeting underserved needs are clearly attributable to insufficient resources with which to address growing needs. As the general trend in recent years has been a reduction in federal and state assistance to urban areas, notably CDBG and HOME, housing and public service needs have continued to grow exponentially. As in other cities throughout the country, Brockton is now experiencing a myriad of new housing and social problems stemming from the sub-prime mortgage/foreclosure crisis. Throughout program year 2 (2009) the City of Brockton worked tirelessly alongside a network of providers and programs at all levels of government and in the private sector to implement strategies and responses to this national housing crisis. In mid program year, Brockton amended its CDBG plan to allow the use of program funds for selective demolition in order to compliment these other efforts aimed at addressing the foreclosure crisis. The City and its sub-grantees have sought any and all new public and private mechanisms that have become available to further meet underserved needs and to leverage the limited means at their disposal.

5. Leveraging Resources

- a. Identify progress in obtaining "other" public and private resources to address needs.
- b. How Federal resources from HUD leveraged other public and private resources.
- c. How matching requirements were satisfied.

a. CDBG – The City of Brockton has worked to obtain other resources with which to better address identified needs and has succeed with respect to the foreclosure crisis. The City has secured both federal and state NSP funds which in turn are leveraging other private and public resources to rehabilitate and market derelict properties and to train and place low and moderate income first time buyers back into these properties. With respect to the War Memorial, HUD EDI funds have been secured to help continue this ongoing restoration and rehabilitation project and the City continues to seek private contributions and support. In terms of Economic Development, the lending/financing tools have been substantially reformatted as a means of leveraging larger levels of private investment and conventional lending; substantial progress was made in this area in the 2010 program year. Lastly, public service organizations assisted with CDBG funding were aided during the program year in sustaining their ongoing operations and external fund raising efforts as they undertook the specific activities funded by CDBG.

HOME – In 2010, the Brockton Housing Authority (BHA) and Southeastern Massachusetts Affordable Housing Corporation (SMAHC) received \$2 million in Neighborhood Stabilization Program (NSP) grants from the Mass Dept of Housing and Community Development (DHCD) to acquire and rehabilitate vacant, foreclosed, bank-owned two/three family homes for the purpose of neighborhood revitalization. In conjunction with the HOME funds these grants helped BHA and SMAHC continue

the ongoing renovation of former abandoned and bank owned properties. Renovated properties have proven to be the catalyst in stabilizing neighborhoods and attracting private investment. BHA and SMAHC have targeted neighborhoods hardest hit by the foreclosure crisis of the last several years. The city's core has seen so much disinvestment as a result of foreclosures that without stabilizing investment, these neighborhoods could easily decay to the point of irretrievable breakdown. The grants have allowed the BHA and SMAHC to achieve their goals of creating neighborhood stabilization with high-quality housing.

b. CDBG - 2010 funding for the rescue of foreclosed properties continued to be used in conjunction with remaining federal NSP funds and an additional \$1,050,000 in state NSP funds which in turn have served to leverage other public and private resources targeting this crisis. To supplement its multi-year CDBG commitment to the War Memorial building accessibility project, the City of Brockton secured a \$190,000 HUD EDI grant for the rehabilitation of internal systems so that the facility can function as a regional performing arts center.

HOME - BHA and SMAHC have utilized private financing from Rockland Trust in the amount of approximately \$976,000 to combine with the HOME and NSP funds to help stabilize neighborhoods. In a three-block area of the Highland/Newbury neighborhood, three projects have spurred private investors to acquire and renovate two three-family homes, one two-family home and one single-family home. The proactive programs of DHCD, BHA and SMAHC, together with the City of Brockton and the Brockton Redevelopment Authority, have begun the turnaround of the neighborhood. Continued bridge building with the stakeholders in the neighborhood will be important to ensure long-term vitality of the area.

c. Matching requirements

CDBG – N/A

HOME - During the 2010 program year, once again, HUD determined the City of Brockton to be in fiscal distress and reduced its match liability by 50 percent. The Brockton Housing Authority's Massachusetts Rental Voucher Program fulfilled the City's HOME Match obligation during the reporting period in the amount of \$848,737.00. This information is provided in the table below.

HOME Match Report

Excess Match from Prior Federal Fiscal Year	2010 Match	2010 Match Liability	Excess Match to Carry Over to next Federal Fiscal Year
\$ 2,013,147	\$ 848,737	\$ 118,528	\$ 2,743,356

Managing the Process

1. *Describe actions taken during the last year to ensure compliance with program and comprehensive planning requirements.*

Program Year 3 CAPER Managing the Process Response:

Throughout the program year, a high level of cooperation and coordination among the BRA and BHA, local human service, housing, and job resource and economic development providers has continued, with the office of the Mayor remaining as the focal point. The BRA and the BHA have continued working cooperatively to implement the projects and activities funded with 2009 and 2010 CDBG & HOME funds through coordinated actions and processes. Both agencies have worked tirelessly together with the United Way, and other organizations such as Father Bill's & Mainspring, the Brockton Housing Partnership, Self Help, Inc. and a network of local entities to help rescue and re-populate foreclosed homes. At the end of this program year 18 vacant/foreclosed units had been acquired for rescue/rehabilitation and 16 derelict properties having neighborhood blighting influences had been demolished utilizing CDBG, NSP and other resources. The BRA has also worked in close cooperation with city departments to carry out the ongoing accessibility retrofit of the War Memorial throughout the program year. The BRA has also worked very closely with Brockton 21st Century Corporation to administer the Façade Improvement program and to create the new financing tools under the substantial amendment for economic development. Lastly, as the BRA relied on its sub-recipients to carry out its programs, the BRA strived to improve and enhance communication and interaction with these entities.

In addition to the publicly advertised Citizen Participation process which included notification of proposed program amendments, the BRA and BHA continued to encourage input from public agencies, the business community, community-based organizations and other groups. Again this year, under the auspices of the office of the Mayor, BBB and BHA made great efforts to outreach to community partners in terms of program performance and the identification of neighborhood needs and in formulating community development objectives, priorities and specific resource allocations. This included significant aspects of the process employed to develop the third year Action Plan (2010). The BRA and BHA have shared and reviewed various standard sources of information having regional and local significance. Both agencies have actively sought public input at advertised public hearings and invited written comments. The BHA and the BRA have been active participants in forums on housing and community development issues and have taken part in collaborative dialogues centered on social issues particularly as relates to the housing foreclosure crisis. Both agencies specifically outreached to a range of public entities focused on the areas of housing, public work, public services, planning and economic development. The BRA and BHA relied heavily on these consultations in implementing programs and projects, on monitoring and evaluating performance and on developing the second program year plan. The City of Brockton acting through the BRA and the BHA will continue to encourage vigorous communications with these organizations and agencies in completing the third year plan, and in crafting and carrying out subsequent years' plans consistent with the objectives established in the 2008-2012 Strategic Plan.

The availability of the CAPER for comment, was advertised in August 2011 in the local newspaper and placed on the City's and other websites. No comments were received.

Citizen Participation

1. *Provide a summary of citizen comments.*
2. *In addition, the performance report provided to citizens must identify the Federal funds made available for furthering the objectives of the Consolidated Plan. For each formula grant program, the grantee shall identify the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, the total amount expended during the reporting period, and the geographic distribution and location of expenditures. Jurisdictions are encouraged to include maps in describing the geographic distribution and location of investment (including areas of minority concentration). The geographic distribution and expenditure requirements may also be satisfied by specifying the census tracts where expenditures were concentrated.*

*Please note that Citizen Comments and Responses may be included as additional files within the CPMP Tool.

Program Year 3 CAPER Citizen Participation Response:

The availability of the CAPER for comment, was advertised in August 2011 in the local newspaper and placed on the City's and other websites. No comments were received.

Institutional Structure

1. *Describe actions taken during the last year to overcome gaps in institutional structures and enhance coordination.*

Program Year 3 CAPER Institutional Structure Response:

During the 2008, 2009 and 2010 program years, a great collaborative effort took place among local government, community-based organizations, and private concerns to assemble and integrate all available federal, state, local and private resources so as to have the greatest possible impact in staving off the most threatening consequences of rising foreclosures and declining economic circumstances. There was broad agreement that those resources are insufficient to address the growing scale of the problem but there has also been great determination to do the utmost to alleviate these conditions in Brockton so as to preserve and protect the substantial community development progress that has been achieved in recent years. During the program year, the BRA and BHA under the direction of the Mayor worked closely with the Brockton Housing Partnership and the Mayor's Economic Advisors to craft responses to quickly changing housing, economic development, and public service needs and circumstances.

Also during previous years, the City entered a similar Memorandum of Agreement with the United Way - so as to better address the needs and marshal resources to help the City alleviate homelessness. This agreement continued in 2010 serving to ensure the City remained focused on identified problems and helping facilitate its actions and responses to prevent homelessness through the auspices of the Plymouth County Housing Alliance and working in conjunction with the Commonwealth of Massachusetts and others homeless service providers.

Monitoring

1. *Describe how and the frequency with which you monitored your activities.*
2. *Describe the results of your monitoring including any improvements*
3. *Self Evaluation*
 - a. *Describe the effect programs have in solving neighborhood and community problems.*
 - b. *Describe progress in meeting priority needs and specific objectives and help make community's vision of the future a reality.*
 - c. *Describe how you provided decent housing and a suitable living environment and expanded economic opportunity principally for low and moderate-income persons.*
 - d. *Indicate any activities falling behind schedule.*
 - e. *Describe how activities and strategies made an impact on identified needs.*
 - f. *Identify indicators that would best describe the results.*
 - g. *Identify barriers that had a negative impact on fulfilling the strategies and overall vision.*
 - h. *Identify whether major goals are on target and discuss reasons for those that are not on target.*
 - i. *Identify any adjustments or improvements to strategies and activities that might meet your needs more effectively.*

Program Year 3 CAPER Monitoring Response:

1. **HOME: Rental** - The Brockton Housing Authority (BHA), on a yearly basis, reviews all tenants' income and rents to make sure the families are still program eligible and any changes needed are made accordingly, if needed. The BHA checks all rental units on a yearly basis to ensure that property standards requirements are being met. *Homebuyer* - Mayor Linda M. Balzotti committed \$100,000 of FY2010 HOME Funds to Neighborhood Housing Services of the South Shore to assist qualified homebuyers participating in the Home Buyer Program. In September, 2010, the BHA entered into an agreement with Neighborhood Housing Services of the South Shore (NHS) to provide down payment and/or reasonable closing cost assistance for income eligible low- and moderate-income homebuyers. NHS used 2010 HOME Funds, as provided by the Brockton Housing Authority, to act as Agent for the BHA in the administration of the HOME Homebuyer Assistance Program as identified in the City of Brockton's 2010 Annual Plan. NHS provided all services in processing applications for potential assistance. Upon completion of an application the files were forwarded to the BHA for final approval of income eligibility and property standards. To ensure

long term affordability requirements of the HOME Program mortgages or restrictions of sale are filed with the Plymouth County Registry of Deeds on all rental, homebuyer and homeowner rehabilitation agreements. Recapture provisions are included in all homebuyer agreements calling for repayment if the property is sold within varying time periods keyed to the amount of assistance. Subordinations and/or discharges are prepared on a case by case basis.

CDBG: Public Services – As described in the 2010 plan, The BRA required, and subsequently received and reviewed as to accuracy, quarterly performance and fiscal reports from all social service providers funded with CDBG resources; additionally the BRA staff made mid-year site visits to each of these entities to observe operations and review source files first-hand. With respect to the War Memorial rehabilitation and retrofit project, the City of Brockton has used municipal (Inspectional Services) personnel and consultant engineers to oversee construction work. Public Facilities - The same was true of the ballfields improvement project and CDBG-R funded street improvements. In the case of the Urgent Care Center, The BRA has reviewed construction contract supervision reports and staff have made periodic site visits to the facility. The BRA staff has made periodic inspections and have verified payment requests and supporting documentation, including HUD forms 11 and weekly payroll forms. Contract bid documents stipulated participation by Minority Business Enterprises (MBE) and Women Business Enterprises (WBE) to the greatest extent possible. As the economic development tools were being re-tooled throughout the program year there was little activity requiring any formal monitoring.

2. **HOME:** *Rental* - No major violations of housing codes or other applicable regulations have been discovered; minor violations are quickly rectified upon inspection determination. *Homebuyer* – Due to the decrease in frequency of eligible homebuyers monitoring meetings took place on a case by case basis between the Homebuyer Coordinator from NHS and the HOME Program Coordinator from BHA to review the status of current applicants and address any questions or concerns regarding the applications, homebuyer or property being purchased. Four homebuyers closed on properties with NHS during this reporting period. Given the progress made by NHS, and the lack of eligible homebuyers along with decreasing home sales, the BHA extended its agreement with NHS through December 31, 2011, to complete the expenditure of the 2010 HOME Homebuyer Assistance Program funds.

CDBG: Other than the occasional need for better and more timely record keeping, no circumstances or events have been revealed that require closer scrutiny or tighter monitoring procedures.

3. Self Evaluation

HOME

- a. The BHA, in cooperation with the City, has targeted the Highland Street area for revitalization through acquisition of abandoned, distressed properties, which will be renovated and transformed into viable housing for low income families. The BHA has targeted neighborhoods hardest hit by the foreclosure crisis of the last several years. The city's core has seen so much

- disinvestment as a result of foreclosure that without stabilizing investments, these neighborhoods would continue to deteriorate.
- b. One of the City's housing objectives outlined in the FY2010 Annual Plan was to maintain, support and preserve the existing housing stock and prevent housing deterioration and vacancies. Funding was provided to homeowner occupants for single family homeowner grants to fix code violations in their homes and bring houses up to housing quality standards. Another objective stated was to prevent neighborhood deterioration due to foreclosures. HOME funds, including CHDO set-aside funds, assisted 13 units of vacant bank-owned foreclosed property to be rehabilitated and returned to productive rental use. 2 units were completed throughout the reporting year, with the other 11 units expected to be completed by September 2011. Homebuyer assistance to four low/mod income families and the construction of 2 low income rental units helped increase the overall availability of affordable permanent housing.
 - c. A total of 8 units of safe, decent affordable housing units were completed during the reporting period, with another 11 units slated to be completed by early fall 2011. 2 units of rental affordable housing were created at 230 Green Street when the local CHDO, Southeastern Massachusetts Affordable Housing Corporation, purchased and rehabilitated a foreclosed multi-family home. One unit is tenanted by an extremely low income family, while the other unit was vacant at the time of this report. Tenancy on this unit is expected by September, 2011. Four low/moderate income families were assisted with down payment and/or closing cost assistance to purchase homes as first time homebuyers. Two existing low/moderate income homeowners received rehabilitation grants to bring their homes up to current City of Brockton code standards.
 - d. There are no activities to report that have fallen behind schedule. At the end of this reporting period the City of Brockton, acting through the Brockton Housing Authority has expended all HOME funds through and including FY2009 funds. 85% of 2010 HOME Funds have been committed to projects currently underway. \$59,360 of uncommitted homebuyer assistance funds will be carried over into FY2011. With 12 months remaining on the 24 month commitment deadline, at this time the BHA does not see a need to redirect these funds as the program is assisting low to moderate income families purchase new homes. An estimated six first time homebuyers are expected to be assisted in the upcoming fiscal year.
 - e. Specific housing objectives – As stated in the City's 2010 Annual Plan the City's housing objectives include maintaining, supporting and preserving the existing housing stock; preventing housing deterioration and vacancies; preventing neighborhood deterioration due to foreclosures; and increasing the overall availability of affordable permanent housing through the creation of new units and the return to habitable status of vacant/deteriorated units. The City intends to improve and increase access to owner-occupied housing for low-and moderate-income residents. The homebuyer assistance program improved access to four low/moderate income families to purchase housing otherwise unobtainable without the HOME Funds for down payment assistance and/or closing costs. To address the foreclosure crisis the BHA partnered with Southeastern Massachusetts Affordable Housing Corporation

- (SMAHC), a local non-profit and CHDO to acquire and rehabilitate two vacant, foreclosed properties located at 230 Green Street and 170 Laureston Street. The rehabilitation of 230 Green Street was completed during the 2010 program year and two rehabilitated units of affordable housing became available in the community to low income families. The rehabilitation of 170 Laureston Street is expected to be completed and the property tenanted by September 2011. Nine other units of rental rehabilitation of vacant, foreclosed, bank-owned buildings are expected to be completed and tenanted to low income families in early fall 2011. These projects not only addressed the foreclosure crisis but also increased the supply of affordable rental units. Also increasing the supply of rental units in the community was the construction of two modular units of affordable rental housing by the BHA at 102 Green Street. These units will be tenanted by low-income families. Construction completion expected September 2011.
- f. The SNAPSHOT of HOME Program Performance is a quarterly cumulative performance and accomplishment report from HUD tracking the HOME Program progress of participating jurisdictions (PJ). It measures the PJ's performance in delivering affordable housing assistance with the HOME Program Funds. During all of the 2010 program year, Brockton retained its No. 1 overall ranking in the state of Massachusetts, with a national ranking in the 99th percentile overall. This report is a great indicator of how well Brockton is meeting its goals.
- g. Brockton's limited supply of affordable housing is one of the community's most significant barriers to fair housing choice. Lower income households experience a higher rate of housing problems than other households in Brockton, and this impacts minority households and people with disabilities in the community disparately because they are more likely to be low income households. Limited public funding and private investment interest are remaining barriers to increasing the supply of affordable housing.
- h. Major goals are on target. All 2009 funds carried over are 100% disbursed. 85% of the 2010 HOME Funds have been committed to projects. The Homebuyer downpayment assistance program has not produced as expected. Only four homebuyers were assisted during the reporting year compared to the expected goal of ten. Given the progress made by NHS, and the lack of eligible homebuyers along with decreasing home sales, the BHA extended its agreement with NHS through December 31, 2011, to complete the expenditure of the 2010 HOME Homebuyer Assistance Program funds.
- i. The strategies to be used to produce affordable housing units include: Increasing the overall availability of affordable permanent housing through the creation of new units and the return to habitable status of vacant/deteriorated units; preserving the quality of life in existing neighborhoods while accommodating smart growth; supporting a well-conceived balance between housing development, transportation, open space and recreational facilities and appropriate commercial development opportunities; housing rehab loan programs that place affordable restrictions on rental units in owner-occupied multi-family properties throughout the City; and supporting organizations using NSP funds for foreclosed properties. The City will continue to work with local and regional nonprofits and others to pursue opportunities to develop new affordable housing.

CDBG

- a. With selective demolition of 16 derelict vacant properties and with the investment of some \$300,000 in 2008 and 2009 CDBG funds, the BRA working in conjunction with SMAHC has worked towards the acquisition, rehabilitation and repopulation of vacant distressed housing so that both initiatives have served to stabilize low and moderate income neighborhoods and to help stave off the effects of the foreclosure crisis. Mayor Balzotti allocated \$50,000 of CDBG Funding in 2010 to The City of Brockton **"Secured Lender Registry Program/ -Registration of Vacant, Foreclosed and Abandoned Properties"** (Code Enforcement). This program requires the registration of all vacant buildings, both residential and commercial, to assist the city government in protecting the public health, safety and welfare of its residents by encouraging the prompt repair, rehabilitation, and subsequent occupancy of vacant properties. During the program year, the BRA geared up to assist this effort, planning to hire a part-time person under contract who will coordinate maintenance of the registry with the Building Department, Board of Health and Code Enforcement.

For the past 12-18 months the BRA has been working actively with the City of Brockton Code Enforcement team and the Attorney General's office to identify potential receivership properties in our targeted neighborhoods. In the past few months, the BRA has engaged the assistance of the Massachusetts Housing Partnership and the Resources Inc. (TRI) to establish a receivership loan pool. The loan pool will be funded with CDBD and NSP3 funding. They will also track and assist with identifying potential receivership properties in the NSP2 and NSP3 target areas. To date there has been one receiver appointed for a property located at 60 Highland Street. Once the receiver was appointed by the court, the owner of the property was much more willing to cooperate. The owner has since performed all of the rehabilitation work and the receiver never started work on this property.

- b. Under **CDBG-Rescue Foreclosed Homes** Mayor Linda Balzotti allocated \$60,000 for the **"Receivership Program"**. Using the statutory power authorized in M.G.L. Chapter 111, Section 1271, to seize buildings to ensure enforcement of the state sanitary code. "The Law provides for the property to be placed under the control of judicially supervised receiver who has the power to collect rents, make repairs, and borrow money when necessary". Working closely with the City Solicitor, the City Legal Department, Building Department, Brockton Board of Health and Code Enforcement, The BRA has aimed at aggressively eliminating or preventing troubled properties from creating conditions of slums and blight in the City. Five properties have been identified for potential receivership. BBB has also been working very closely with the Office of Attorney General's Office. Through their efforts the Brockton Housing Court has begun appointing receiver(s). The AGO has worked with BBB in a coordinated effort to identify potential receivership property. The BRA's future role in the program will be to serve as the program administrator and coordinator. As the program develops and BRA becomes more familiar with the process the BRA should consider being named receiver. These efforts too, are viewed as critical tactics necessary to advance the City of Brockton's vision of a stabilized residential and commercial property stock.

- c. In the third program year, three derelict vacant properties were demolished; fifteen vacant housing units were acquired and began the process of being rehabilitated by Neighborhood Housing Services (NHS) of the South Shore and Southeastern Massachusetts Affordable Housing Corporation (SMAHC) using NSP resources in conjunction with CDBG funds. Five of these properties have been completed, and one of these properties has been sold to a first time homebuyer. The remaining properties will become low and moderate income housing. Also, first time buyer training and assistance programs have been established under the auspices of Self-Help Inc. that will help low and moderate income persons become homeowners. These efforts coupled with playing field restoration and street improvement projects – using CDBG-R have served to help provide a suitable living environment for low and moderate income persons. Similarly, during the program year new financial incentive mechanisms were established to induce small retail and commercial businesses property owners to improve facades thereby helping to provide a suitable living environment and hopefully helping to facilitate the expansion of economic opportunity. During the 2010 program year, a number of the Public Service activities supported in part with CDBG funds have helped provide a suitable living and expanded economic opportunity for low and moderate income persons, among them: Associacao Cabo Verdiana de Brockton, Inc, Father Bill’s Work-Express program, and Old Colony YMCA Camp Massasoit and Cosgrove Pool programs.
- d. The BRA had hoped the rescue of foreclosed home projects would be further advanced at this point but is convinced they are now proceeding expeditiously; unavoidable delays are attributable to difficult acquisition negotiations and unavoidable legal constraints. Similarly, the City had hoped the façade improvement initiative would have been further along at program year end but believes the restructured program is now poised to advance expeditiously.
- e. As detailed in the City of Brockton’s 2010 Annual Plan the City intends to stabilize, improve and increase access to owner-occupied housing for low and moderate income residents, including addressing the community’s significant needs related to the foreclosure crisis. The City’s plans to stabilize, improve and increase the supply of affordable rental units for low and moderate income community members and to establish effective locally-based home buyer training and financial assistance have a substantially greater chance of success as a result of the close working partnerships founded during the 2009 program year using CDBG resources. The specific partnership efforts launched with NHS, SMAHC, and Self-Help, Inc. are now beginning to have a noticeable positive impact on identified needs.
- f. The best indicator of CDBG performance in the 2010 program year can be found in the concerted efforts of multiple stakeholders acting in the public interest in a well coordinated effort to assemble all tools and marshal additional resources including: NSP federal and state funds, EDI funds, Homelessness Prevention and Rapid Re-Housing Program funds and foundation and private funds to address the foreclosure crisis and the myriad social issues that have either been caused by or exacerbated by it.

- g. Though no major barriers to fulfilling the overall strategies and vision for the CDBG program and the implementation of the CDBG projects, administrative and operational shifts in the BBB during the program year have served to slow progress on fulfilling overall vision and carrying out the strategies designed to achieve it. With the planned restoration of administrative responsibility to the BRA, Brockton believes its CDBG capacity and effectiveness is substantially enhanced.
- h. For the 2010 CDBG program year, two major goals were not fully on target at June 30, 2011. Specifically, this is the case with respect to rescue of foreclosed properties and economic development activities. Systemic matters continued to be addressed and operation of the CDBG program improved greatly in these areas, yet more fundamental changes were deemed necessary that have now been emplaced and took full effect with the start of program year 2011 on July 1, 2011. In the third program year, public facilities improvements and the delivery of public services have been largely on target and planned managerial changes were not expected to have any major impact.

Lead-based Paint

1. *Describe actions taken during the last year to evaluate and reduce lead-based paint hazards.*

Program Year 3 CAPER Lead-based Paint Response:

According to the American Community Survey, 32,713 housing units in Brockton were built prior to 1980, and of these 21,728 were built before 1950. Lead was widely used in interior and exterior paint prior to 1978 when its use in paint was banned by the Environmental Protection Agency. No reliable calculation exists as to the number of Brockton housing units containing lead paint, although it can be assumed that a number of older properties, particularly those located in lower income areas, have lead paint present. Other properties have been de-lead through various state and federal programs to encourage de-leading. To the extent permitted with limited financial and manpower resources, the City of Brockton undertakes systematic code enforcement inspections and when lead paint is detected, directs property owners toward programs created to assist in de-leading. These include the lead remediation program administered by Self Help, Inc., as well as the BBB and BHA's CDBG-funded and HOME-funded property rehabilitation programs and property rescue efforts, and MassHousing's "Get the Lead Out" program. These practices and policies will carry forward in the third program year (2010) Annual Plan. The rescue of foreclosed properties program as administered by BBB and the various initiatives funded through state and federal NSP grants also included the remediation of lead-based paint hazards encountered in any targeted properties.

The Commonwealth of Massachusetts Department of Public Health operates a Childhood Lead Poisoning Prevention Program and publishes an annual "Childhood Lead Poisoning Screening and Incidence Statistics by Community". The data for the City of Brockton from July 1, 2008 through June 30, 2009 (the most current data

available) indicates that 94% of the children between nine (9) and forty-eight (48) months old had been screened for elevated lead levels. The incidence of elevated levels of lead in the blood of these children was 9 cases per 1,000. This is substantially higher than the statewide average of .6 cases per thousand over the same period.

The Brockton Redevelopment Authority (BRA) carried out housing rehabilitation activities for many years, routinely testing for lead paint in any unit to be rehabilitated with children under the age of 8 in residence. To the extent that housing rehabilitation was undertaken in the second year Annual Plan program, mainly in conjunction with coordinated NSP and CDBG Rescue of Foreclosed Properties efforts, and within the budgetary constraints of the City's CDBG and HOME annual allocations, this practice continued under the auspices of the BRA and BHA and their sub-recipients respectively. When the cost of de-leading exceeded program resources, the BRA and the BHA referred such cases to Self Help, Inc., a regional community based nonprofit organization that accesses federal and state resources including Massachusetts "Get the Lead Out" funds to remove lead paint hazards from older properties. It is anticipated that a certain number of the rescued foreclosed properties going forward are likely to require lead paint remediation; in such cases Self Help, Inc. will be enlisted to assist in assessment and lead paint remediation through its programs.

HOUSING

Housing Needs

*Please also refer to the Housing Needs Table in the Needs.xls workbook.

1. *Describe Actions taken during the last year to foster and maintain affordable housing.*

Program Year 3 CAPER Housing Needs Response:

The City of Brockton worked to stabilize, improve and increase access to affordable owner-occupied housing for low and moderate income residents, including addressing the community's significant needs related to the foreclosure crisis. The City also worked diligently to stabilize, improve and increase the supply of affordable rental units for low and moderate income community members as well as residents with special housing and service needs. In the 2009 program year, the city sought to achieve these objectives by means of the projects described in the following section.

Specific Housing Objectives

1. *Evaluate progress in meeting specific objective of providing affordable housing, including the number of extremely low-income, low-income, and moderate-income renter and owner households comparing actual accomplishments with proposed goals during the reporting period.*

2. *Evaluate progress in providing affordable housing that meets the Section 215 definition of affordable housing for rental and owner households comparing actual accomplishments with proposed goals during the reporting period.*
3. *Describe efforts to address "worst-case" housing needs and housing needs of persons with disabilities.*

Program Year 3 CAPER Specific Housing Objectives Response:

Annual Plan Objective - Rescue of Foreclosed Homes

Priority: Owner Occupied Housing

Objective: Decent Housing

Funding: \$360,000.00

In a continuing effort to prevent the growing number of foreclosures in Brockton from decreasing the supply of affordable housing and from destabilizing neighborhoods through the presence of deteriorating vacant homes, the BRA is working closely with the Brockton Housing Partnership (a collaboration of financial local institutions, public agencies and community-based non-profits) and other parties to rescue some of these properties and return them to productive use and occupancy by low-income and moderate-income families. CDBG funds will be used to acquire and rehabilitate foreclosed single family homes which will be re-sold to low- and moderate-income families under existing First Time Home Buyer programs. The BBB and BHA may also provide HOME funds for Down Payment Assistance for properly qualified and trained low-income and moderate-income First Time Home Buyers. The City of Brockton will coordinate its efforts with other agencies and programs such as Self Help, Inc. and Massachusetts' Get the Lead Out program. At least a portion of the rehabilitation funds advanced will be in the form of deferred payment loans with annual declining balances and recapture provisions secured by lien. The homes sold will carry conventional mortgages, likely soft-second mortgages from the Massachusetts Housing Partnership and the aforementioned down payment assistance (ultimately forgiven) and rehab loans. Acquisition funds advanced will be repaid to the BRA when conventional mortgages/Soft Second mortgages are placed. BRA will use the repayment proceeds to acquire additional properties and start the process again.

Because the foreclosure crisis continues to hit all sections of the city, and because foreclosures are complex and have varying circumstances, the BRA cannot target a specific area, but rather must approach this effort on a case by case basis as properties move through the process and become available. Any excess CDBG or HOME funds not required in **Rescue of Foreclosed Homes** initiative will be made available to income eligible single family home owners for rehabilitation or first time homebuyer assistance.

In 2010 the city added a new tool to its response to the foreclosure crisis by adding \$60,000 for its receivership program so that it can aggressively eliminate or prevent troubled properties from creating conditions of slums and blight. The BRA and other partners designated by the city and approved by the court will take possession of targeted properties, restore them to habitable condition, and after foreclosure auction, offer them for sale to trained and qualified first time homebuyers.

Progress: In September of 2009, the BBB amended the program (both 2008 and 2009) to include demolitions of vacant or abandoned properties that have become unsafe conditions for the neighborhoods as well as spot slums and blight throughout the City of Brockton. During the course of the 2009 program year, the City of Brockton has demolished 16 properties in low and moderate income areas. \$146,000.00 of 2008 funding was spent on demolitions, and \$73,656.00 of 2009 funding has been expended. The results of our efforts have been the removal of serious threats to public health and safety in the areas throughout the city.

2008 funding: Additionally, BRA has contracted with SMAHC for the rehabilitation of 1036-1038 Warren Avenue. Upon completion, this property will be utilized for rental to low and moderate income residents of the city of Brockton. The rehabilitation has begun, although no funds have been expended as of this date. (\$140,000.00 has been allocated to this project - \$70,000 per unit)

The Brockton Redevelopment Authority acquired a property located at 101 Newbury Street. Since the time of acquisition, the BRA has advertised for Requests for Proposals and selected a developer to rehabilitate the property. At this time the BRA is in negotiations with the developer. It is expected that this property will be completely renovated by the first quarter of 2012. At that time this property will be marketed to low income qualified first time home buyers.

2009 funding: The funding expended in from 2009 funds was mainly for demolitions of properties. The remainder of funding (\$150,000.00) will be used for rehabilitation of a property that is yet to be identified. The BRA is in the process of identifying properties for acquisition and will work closely with their partners to complete this project.

Neighborhood Stabilization Program (NSP)

The City of Brockton has received an allocation of \$2,152,979 in Neighborhood Stabilization Program (NSP) funds for a variety of responses to the foreclosure crisis within targeted census tracts of the City of Brockton. Brockton may receive additional NSP funding from the allocation of NSP funds made to the Commonwealth of Massachusetts. These include the purchase and rehabilitation of foreclosed residential properties for ownership and rental tenancy by low- and moderate-income persons and families; land-banking of foreclosed properties; the establishment of funding/finance mechanisms for re-tenancy of vacant or foreclosed properties by low and moderate income persons and families; and the demolition and/or redevelopment of abandoned or foreclosed properties deemed unsalvageable. Acting by and through the BBB and BHA, the City of Brockton will use its 2009 CDBG and HOME resources to the greatest extent possible to leverage and support NSP funded activities and similar efforts aimed at resolving this crisis.

On April 15, 2011 the City of Brockton through the Brockton Redevelopment Authority submitted an application to the Department of Housing and Community Development for NSP3 funding. On June 29, 2011 Mayor Linda M. Balzotti received notification from DHCD that we were successful in our application and received an award of \$604,600 in NSP3 funding.

Annual Plan Objective – Rental Rehabilitation

Priority: Rental Housing

Objective: Decent Housing [DH-1.2]

Funding: \$130,000 HOME; to be determined – other funding) FY2009

The BHA is allocating \$130,000 in FY09 HOME funds to assist in the acquisition and rehabilitation of a vacant and foreclosed bank-owned multi-family property in Brockton. The Southeastern Massachusetts Affordable Housing Corporation (SMAHC - the local CHDO) will own and maintain the multi-family property and rent the units to eligible low- and moderate-income families. SMAHC will likely be combining the HOME funds with other funding under its control to undertake this project.

This project continues the cooperative partnership of the City of Brockton and the CHDO that in recent years has resulted in the creation of some 35 scattered site low-income rental units in Brockton.

Progress: 2009 Funding: HOME Funds expended in the amount of \$81,269 this reporting period for the acquisition of a vacant, foreclosed, bank-owned 2 family home located at 170 Laureston Street. Extensive renovations included new windows, doors, siding, roofing, complete interior renovations, electrical, plumbing, new flooring and trim. Total HOME funds expended in the amount of \$156,000. Uncommitted funds from prior year re-allocated to this project. SMAHC will provide private financing to complete the project. 2 units of affordable housing to be created. Project Status – Underway.

Annual Plan Objective – Rental Rehabilitation

Priority: Rental Housing

Objective: Decent Housing [DH-1.2]

Funding: \$143,000 HOME; to be determined – other funding)

The BHA is allocating \$143,000 in FY2010 HOME funds to assist in the acquisition and rehabilitation of a vacant and foreclosed bank-owned multi-family property in Brockton. The Southeastern Massachusetts Affordable Housing Corporation (SMAHC - the local CHDO) will own and maintain the multi-family property and rent the units to eligible low- and moderate-income families. SMAHC will likely be combining these funds with other public and private resources to undertake this project.

Progress: 2010 Funding: HOME Funds expended in the amount of \$143,000 this reporting period for the acquisition of a foreclosed, bank-owned 2 family home located at 230 Green Street. Renovations completed. SMAHC provided private financing to complete the project. 2 units of affordable housing created. One unit is vacant and expected to be tenanted by September 2011. Project Status – Completed April 2011.

Annual Plan Objective – New Construction

Priority: Rental Housing

Objective: Decent Housing [DH-1.2]

Funding: \$186,754 HOME; to be determined – other funding)

The Brockton Housing Authority will construct a duplex at 102 Green Street as affordable rental housing units. The BHA will acquire the site with Chapter 40R funding available to Brockton and will demolish the building now on site using private financing. FY2010 and FY2011 HOME funds will be used to construct the duplex which will be rented to low-income families. The BHA will own and maintain these units whose rents will set at affordable levels which when combined with an allowance for utility costs will not exceed the lesser of "high home rent" (30% of monthly

household income of household earning 65% of the median income adjusted by family size) or the "fair market rent" established by HUD. This project continues the cooperative partnership of the City of Brockton and the CHDO that in recent years has resulted in the creation of some 35 scattered site low-income rental units in Brockton.

Progress: 2010 Funding: HOME Funds expended in the amount of \$303,860 for the new construction of a modular duplex, located at 102 Green Street, to be owned and rented by the Brockton Housing Authority to low income families. During the reporting year Mayor Balzotti re-allocated funds in the amount of \$148,246 from the Acquisition and Rehabilitation of Rental Developments Project to the New Construction Project in order to meet timing restrictions associated with the Chapter 40R funding utilized to acquire the building located at this site prior to demolition. Future HOME Funds obligated to this project will be re-allocated back to the Acquisition and Rehabilitation of Rental Development Projects in the next funding year. Project Status: Underway.

Annual Plan Objective - Homeowner Property Rehabilitation Assistance

Priority: Owner Occupied Housing

Objective: Decent Housing [DH-3.1]

Funding: \$40,000 HOME FY2009

FY2009 HOME funds will be utilized to provide property rehabilitation assistance to income eligible home owners to correct state and local code violations. This may include the elimination of lead based paint hazards; larger lead-based paint removal needs will be referred to Self-Help Inc. which will assist those properties through such programs as "Get the Lead Out". Low- and moderate-income (as defined by HUD guidelines) owner occupants of single family homes city-wide may be eligible for deferred loans/grants for this purpose of correcting code violations. Recapture provisions will be required in all rehabilitation agreements with homeowners calling for repayment if the property is sold within varying time periods keyed to the scope of rehabilitation activity. Recapture provisions will be secured by filed property liens. Rehabilitation loans will be capped at \$10,000 per unit. \$40,000 including delivery costs has been budgeted for this program. It is expected that four (4) or five (5) homes will be rehabilitated under this program during the program year.

Progress: 2009 Funding: Homeowner rehabilitation deferred loans were received by two low income households in the amount of \$18,920 to correct state and local code violations in their home. Work performed included roof repair and replacement. Project Status: Completed

First Time Homebuyer Assistance

Priority: Owner Occupied Housing

Objective: Decent Housing [DH-2.1]

Funding: \$100,000 HOME (FY2010)

HOME funds will be utilized to provide down payment assistance and reasonable closing costs to enable low and moderate income persons and families to purchase first homes citywide. To be eligible for this assistance, first-time buyers are required to complete a structured training/counseling course. Recapture provisions will be required in all cases calling for repayment on a declining annual basis if the property is sold within varying time periods keyed to the amount of assistance given.

Recapture provisions will be secured by filed property liens. Generally down payment assistance will be limited to \$9,000 per single family home. It is expected that nine (9) or ten (10) homes will be purchased by first-time buyers under this program during the program year.

2010 Funding: Down payment and/or closing cost assistance was given to 4 income eligible households for the purchase of single family homes in Brockton. FY2010 funds expended during this reporting year in the amount of \$40,640. Project Status: Underway

Acquisition and Rehabilitation – Rental Housing Development

Priority: Rental Housing

Objective: Decent Housing [DH-1.2]

Funding: \$320,000 HOME; \$1.6 million MHIC loans and grants

The BHA will utilize these HOME funds in conjunction with loans and grants totaling \$1,600,000 from the Massachusetts Housing Investment Corporation to acquire and rehabilitate up to 16 units of abandoned bank-owned and foreclosed two/three family homes. These will be put back into service in the Brockton housing supply, providing affordable rental opportunities for low income tenants.

2010 Funding: FY2010 Home funds in the amount of \$130,401 utilized in conjunction with NSP funds received from the Brockton Redevelopment Authority and Mass Dept of Housing and Community Development to acquire and rehabilitate nine units of abandoned bank-owned and foreclosed properties. Rehabilitation on all units is expected to be completed by end of August 2011; expected tenancy September 2011. During the reporting year Mayor Balzotti re-allocated funds in the amount of \$148,246 from the Acquisition and Rehabilitation of Rental Developments Project to the New Construction Project in order to meet timing restrictions associated with the Chapter 40R funding associated with the acquisition of the building located at 102 Green Street prior to demolition. Future HOME Funds obligated to 102 Green Street project have been re-allocated back to the Acquisition and Rehabilitation of Rental Development Projects in the FY2011 HOME Annual Plan. Project Status: Underway

The City of Brockton acting through the BBB and the BHA in cooperation with the Brockton Housing Partnership and the United Way is coordinating all local efforts to meet housing needs, including worst case scenarios such as imminent homelessness and the specialized needs of persons with disabilities. It is doing so through regular scheduled, organized meetings aimed at improving and enhancing the level of consultation and information/idea sharing among the members. Referrals and case sharing are now a much more common practice among the myriad housing providers operating in the City of Brockton. The City and its instrumentalities and sub-recipients and sub-grantees are working to continue and expand these operational practices.

Public Housing Strategy

1. Describe actions taken during the last year to improve public housing and resident initiatives.

Program Year 3 CAPER Public Housing Strategy response:

One of the Brockton Housing Authority's most important responsibilities is the long-term care of its public housing resources to ensure they are available for future generations. In 2010, its Modernization Department continued its long-term capital planning work, tracking each building in its inventory to make certain that the Authority is always well positioned to update or replace facilities. During 2010 the Authority:

- Completed a \$14.5 million, multi-phased comprehensive modernization of Crescent Court. Adopting a new financing method, the Authority was one of the first in the country to participate in a capital fund-pooled bond issue to raise \$8 million. This complex five-year project required expert coordination and construction management.
- Acceptance of its federalization applications for Belair Towers and Roosevelt Heights, thus enabling the Authority to transfer two of its largest developments from the state portfolio to the federal portfolio. With federalization, both developments will see an influx of modernization money under the American Recovery and Reinvestment Act and will be eligible for additional funds under the federal Capital Fund. This means significant improvements to the physical buildings and to residents' quality of life.

Resident Initiatives

Service coordinators provide advocacy and service provider linkage for BHA residents who need the most help – often the elderly and those with disabilities. They arrange for services from Old Colony Elderly Services, Meals on Wheels, the Dorn Davies Senior Center call service and check on residents regularly. They identify resident needs and bring BHA resources together for common solutions. They help solve a wide range of problems in residents' lives. Medical/nursing, financial, mental health, and substance abuse treatment are just a few of the services that Service Coordinators access to help residents better their lives. They work to improve the physical, emotional, educational, recreational, psychological and financial well being of the BHA's residents. During 2010 Service Coordinators were instrumental in advocating significant changes that took place last year at the Ann Ward Congregate House, a congregate living facility for frail elders. The Authority also hired two additional Service coordinators to fortify its presence in BHA family developments. Great outcomes are expected in terms of improving the quality of life to its residents.

During the reporting period, Brockton continued to pursue policies that foster public housing improvements and resident initiatives. The BHA's strategy continued to be centered on its mission to provide decent, safe, sanitary and affordable housing for extremely low-income, low-income, and moderate-income families in Brockton. With the aging of the public housing stock, modernization efforts are critical to maintaining a quality-housing inventory. Wherever possible, the BHA will avail itself of any opportunities to develop additional new units of elderly and family housing.

Barriers to Affordable Housing

1. *Describe actions taken during the last year to eliminate barriers to affordable housing.*

Program Year 3 CAPER Barriers to Affordable Housing Response:

Major historic barriers to increased availability of high-quality, affordable housing continue to be extremely limited public funding and more limited private sector interest in developing affordable housing in Brockton. Brockton continues to work to create incentives to increase the supply of housing, including the adoption of zoning that will facilitate new development. Barriers to affordable housing in Brockton result from the market forces that affect the larger Eastern Massachusetts region and large sections of Southern New England. In 2009 though, the supply of affordable housing continued to contract sharply as the mortgage foreclosure in the City of Brockton remained unabated. In the second program year Brockton dedicated a substantial share of its CDBG funds to be deployed together with NSP funds and private resources to fight the negative impacts of vacant and blighted foreclosed properties on otherwise stable or potentially stable low and moderate income neighborhoods. It did so working with five community-based organizations as sub-grantees and with other state and local resources. During the program year, the City worked through these public-purpose entities to acquire and prepare to rehabilitate a certain number of those foreclosed and vacant properties, to rehabilitate them and then to sell some to trained and financially assisted income-eligible first-time homebuyers; other units are to be reserved for affordable rentals. The City also worked with Self-Help Inc. to facilitate its certification as a first time buyer training agency. These actions were conducted in synchronization in an effort to help preserve the mid-level housing supply while increasing the affordable housing supply for those for who both price and supply constituted barriers to attaining affordable housing.

Though the real estate market is currently in a substantial downturn, rents and sale prices remain essentially out of reach for many low and moderate-income households. Real estate professionals attribute the escalation of housing costs in Brockton in recent years in large part to the even greater rise in housing costs in the Boston urban core and suburban ring during the same time period. Additionally, the greater accessibility between Boston and Brockton that was created with the opening of the Middleborough Commuter Rail line in 1997 contributed to housing cost increases over the past decade. The shortage of opportunities to create new affordable housing in Brockton cannot be attributed to public policies such as zoning as the City has taken steps to create zoning that is favorable to affordable housing development. In this second program year the City continued to pursue the goal of adaptive re-use of several large, old factory buildings in the downtown area. The City hopes several of these underutilized properties are can be converted to mixed-income housing that is conveniently located near commuter rail, bus and other essential services in the downtown area. Throughout the year, the City continued working to create attractive development and redevelopment opportunities. Five "Smart Growth" development districts pursuant to Chapter 40R Massachusetts General Laws have been established in Brockton, providing incentives for the development of affordable housing.

When regional housing costs recover and at some point, it is expected that there will continue to be insufficient funding for affordable rental and homeownership development, for rental assistance, for rehabilitation assistance, for foreclosure prevention funding and services, and first-time home-buyer financing assistance programs to meet the demands of low- and moderate-income residents and would-be residents of Brockton. Nevertheless, 2009 CDBG and HOME funds in conjunction

with NSP and other resources have assisted or are assisting in the creation or restoration of 25 affordable housing units. Programs have also now been established to soon assist an estimated 10 First Time Buyers receive ownership training and some to access down payments and closing costs assistance.

In response to the City "Analysis of Impediments to Fair Housing Choice" Mayor Linda M. Balzotti has established an Advisory Committee on Brockton's Analysis of Impediments to Fair Housing Choice.

The City has developed a two-pronged approach to ensuring fair housing compliance throughout the City. The Mayor's advisory committee for Impediments to Fair Housing Choice works to identify fair housing issues within the community and the Brockton Redevelopment Authority (BRA) actively supervises housing providers to ascertain whether fair housing requirements are being met.

Residents and/or property owners with questions, issues or complaints associated with applicable Fair Housing laws and requirements are encourage to submit those matters to the City Clerk's Office, which then forwards them to the Mayor's Task Force for Impediments to Fair Housing Choice in Brockton for action. Additionally, in its monitoring of providers, the BRA reviews Fair Housing procedures to ensure compliance with the pertinent statutory provisions.

In an effort to stay current, the City regularly updates its "Impediments to Fair Housing Choice" document and the BRA reviews the ways in which it can support actions recommended in that document. In addition, the Brockton Redevelopment Authority monitors its sub-recipients and developers, to ensure that they pursue the actions recommended and develop reports on actions taken.

HOME/ American Dream Down Payment Initiative (ADDI)

1. *Assessment of Relationship of HOME Funds to Goals and Objectives*
 - a. *Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.*
2. *HOME Match Report*
 - a. *Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.*
3. *HOME MBE and WBE Report*
 - a. *Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women's Business Enterprises (WBEs).*
4. *Assessments*
 - a. *Detail results of on-site inspections of rental housing.*
 - b. *Describe the HOME jurisdiction's affirmative marketing actions.*
 - c. *Describe outreach to minority and women owned businesses.*

Program Year 3 CAPER HOME/ADDI Response:

1. *Assessment of Relationship of HOME Funds to Goals and Objectives*

a. Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.

As Stated in the FY2010 CDBG and HOME Annual Plan Brockton’s Housing Objective are as follows:

- Maintain, support and preserve the existing housing stock; prevent housing deterioration and vacancies; prevent neighborhood deterioration due to foreclosures and vacancies through a variety of means including counseling.
- Increase the overall availability of affordable permanent housing through the creation of new units and the return to habitable status of vacant/deteriorated units.
- Preserve the quality of life in existing neighborhoods while accommodating smart growth; support a well-conceived balance between housing development, transportation, open space and recreational facilities, and appropriate commercial development opportunities.

During the reporting year funds were expended on all projects identified in the Annual Plans including homeowner rehabilitation grants, first time homebuyer assistance, rental new construction, acquisition and rehabilitation of rental units; which resulted in the creation of 8 completed units (1 vacant at time of reporting) and another 11 units of low income rental units expected by September 2011

The data below is extracted from HUD’s IDIS reporting system, Report 23: Summary of Accomplishments.

HOME Unit completions by Percent of Area Median income

Activity Type						Units Completed	
	0% - 30%	31% - 50%	51% - 60%	61% - 80%	Total 0%- 60%	Total 0%- 80%	
Rentals	1	0	0	0	9	1	
First Time Homebuyers	0	1	0	3	2	4	
Existing Homeowners	0	2	0	0	3	2	
Grand Total	1	3	0	0	4	7	

HOME Unit completions by Racial/Ethnic Category

	Units Completed	Units Completed - Hispanic
White	3	0
Black/African American	4	0
Other multi-racial	0	0
Grand Total	7	0

2. HOME Match Report

a. Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.

During the 2010 program year, HUD determined the City of Brockton was in fiscal distress and reduced its match liability by 50 percent. The Brockton Housing Authority Massachusetts Rental Voucher Program fulfilled the City’s HOME Match obligation during the reporting period in the amount of \$848,737.00. This information is provided in the table below. The Match Report HUD-40104-A is also included in the Appendix.

HOME Match Report

Excess Match from Prior 2010 Match	Excess Match to Federal Fiscal Year 2010	Match Liability	Carry Over to next Federal Fiscal Year
\$2,013,147	\$848,737	\$118,528	\$2,743,356

3. *HOME MBE and WBE Report*

- a. *Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women’s Business Enterprises (WBEs).*

During the 2010-2011 program year, the City of Brockton’s HOME program contracted with Nover-Armstrong, a Women’s Business Enterprise (WBE), to perform Phase I Environmental Assessments on HOME projects totaling \$6,880. Two Minority Business Enterprises, (MBE) were sub-contracted for the rehabilitation of 7-9 Palm Place; Cemat Contracting Co., Inc., in the amount of \$108,360 and New Bedford Floor Covering in the amount of \$8,000. HUD Form 40107 – HOME Program Annual Performance Report is also included in the Appendix.

4. *Assessments*

- a. *Detail results of on-site inspections of rental housing.*
- b. *Describe the HOME jurisdiction’s affirmative marketing actions.*
- c. *Describe outreach to minority and women owned businesses.*

- a. The Brockton Housing Authority conducts annual inspections of all its rental units to ensure compliance with Housing Quality Standards. Income recertification forms are also done on an annual basis, documenting current household income, as well as monthly rent payments. No major violations of housing codes or other applicable regulations have been discovered; minor violations are quickly rectified upon inspection determination.
- b. The City of Brockton has established an Affirmative Marketing Plan for fair housing and equal opportunity. Staff members of the BHA have received certification in Limited English Proficiency. The BHA, through the Mayor’s office also provides access to a language line to assist those speaking limited English. Staff members have also received certification from MassHousing for Providing and Accessing Reasonable Accommodations for people with Mental/Physical Disabilities, Alcohol/Drug Addiction and HIV/AIDS.

There are a very limited number of city based MBE minority owned and WBE women owned businesses in Brockton. Attempts are being made to attract MBEs and WBEs to participate in the City’s HUD funded programs through various outreach programs.

HOMELESS

Homeless Needs

*Please also refer to the Homeless Needs Table in the Needs.xls workbook.

1. *Identify actions taken to address needs of homeless persons.*
2. *Identify actions to help homeless persons make the transition to permanent housing and independent living.*
3. *Identify new Federal resources obtained from Homeless SuperNOFA.*

Program Year 3 CAPER Homeless Needs Response:

1. The South Shore Regional Network to End Homelessness, launched at the end of the 2008 program year, became fully operational during the 2009 program year. Convened by United Way of Greater Plymouth County and led by a regional coordinator, the network brings together stakeholders from the region's two CoCs: Brockton/Plymouth and Quincy/Weymouth for regional planning, improved service delivery, and testing of several initiatives with 18-month pilot funding from the Commonwealth of Massachusetts. The Plymouth County Housing Alliance (PCHA) carries out its work through this network. Thanks to well-organized efforts to disseminate Brockton HPRP funds and to coordinate with the South Shore Network's strategy, Brockton service providers were well positioned to leverage additional HUD HPRP funds. Together, Father Bill's and MainSpring and BAMSI secured an additional \$1,800,170 in Balance of State HPRP that in turn assisted nearly 200 homeless or at-risk households, most from Brockton, to be re-housed from shelters or to prevent homelessness.
2. Father Bill's and MainSpring added 26 permanent housing units for chronically homeless individuals in 2009:
 - a. 16 units were added as are part of the new 32-unit SRO, with a portion of the funds from the new CoC07 award; and
 - b. 10 leased rental units using new funds from the CoC08 award.The goal of the Brockton 10-Year Plan to End Chronic Homelessness is to add 10 Housing First units a year for chronically homeless individuals. This goal was exceeded.

Additional housing and services were created to serve homeless veterans:

- a. Father Bill's and MainSpring opened its new Work Express Housing. In addition to the 16 units for chronically homeless individuals, 15 transitional units were created for homeless veterans.
- b. The U.S. Department of Labor awarded Father Bill's and MainSpring a grant through the Homeless Veterans Reintegration Program to provide training and job placement services to homeless veterans in Southeastern Massachusetts, with the City of Brockton as a primary service area.

Father Bill's and MainSpring restructured its two shelters in the region, including MainSpring House in Brockton, as "triage" facilities. Every homeless person is assessed within 24-48 hours of entering the shelter with a plan developed to help him or her to exit rapidly to permanent housing or to other more appropriate settings. In the first 12 months, 199 homeless adults were moved to housing (44 of them chronically homeless) and 80 to substance abuse treatment or other specialized services.

3. In the spring of 2009, the City of Brockton was awarded \$610,110 in ARRA funds under the Homelessness Prevention and Rapid Re-Housing Program (HPRP). HPRP may be spent over three years, but with a goal of getting ARRA funds to needy households as quickly as possible. The Mayor asked United Way of Greater Plymouth County to lead the process of distribution and oversight of HPRP funds, given its coordination of the South Shore Network. Competitive grants were made to Father Bill's and MainSpring (\$232,723) to serve individuals and BAMSI (\$349,084) to serve families. Funds were used for direct client assistance, housing search, and follow-up services in order to rehouse homeless people from shelters or to prevent homelessness. Brockton HPRP funds have been rapidly disseminated. All HPRP direct assistance funds were allocated. As of June 30, 2011, all of the funding provided to Brockton Area Multi Services, Inc. has been expended. It is expected that the remaining funds at Father Bill's and Mainspring of \$30,440.35 will be expended during the third quarter of 2011.

Specific Homeless Prevention Elements

1. *Identify actions taken to prevent homelessness.*

Program Year 3 CAPER Specific Housing Prevention Elements

Response:

The South Shore Network continues to track inappropriate discharges to homeless shelter from state systems of care. During the program year, this documentation was shared locally with the leadership councils of the Brockton 10-Year Plan to End Chronic Homelessness and the South Shore Network. It was also formally presented to the state's Interagency Council on Housing and Homelessness and the Lt. Governor. The South Shore Network has been meeting with state agencies, such as the Departments of Mental Health, Public Health, and Corrections, to address discharge issues. While the departments have been cooperative, state cuts to services in other areas (mental health and substance abuse) have placed greater pressure on the homeless shelter system to shelter those who are not served by these other systems.

Additionally, Pilot homeless prevention element initiatives launched through the South Shore Network during 2010 included:

- a. The South Shore Network received permission from the state Department of Housing and Community Development to be the first region to pilot a family "triage" model with local control of shelter placements. The region's five family shelter providers all cooperate and coordinate to implement this model. Father Bill's and MainSpring

is the lead triage coordinator; Old Colony Y is the other active, Brockton family shelter provider. (The goals are to shelter families locally in settings best matched to their particular needs and to move them rapidly to housing.) In the first 5 months of the model, 180 homeless families were assessed and 188 moved rapidly to permanent housing.

- b. Homelessness prevention services and resources were increased. Community service providers have staff out-stationed at the Brockton welfare office to meet with families who request homeless shelter placement in order to help divert them to housing alternatives. Brockton Area Multi Services Inc (BAMSI) is the lead community agency, with additional participation by Self-Help, Inc. and Catholic Charities. HUD HPRP funds have played a significant role in helping to keep many of these families housed.

Emergency Shelter Grants (ESG)

1. *Identify actions to address emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets).*
2. *Assessment of Relationship of ESG Funds to Goals and Objectives*
 - a. *Evaluate progress made in using ESG funds to address homeless and homeless prevention needs, goals, and specific objectives established in the Consolidated Plan.*
 - b. *Detail how ESG projects are related to implementation of comprehensive homeless planning strategy, including the number and types of individuals and persons in households served with ESG funds.*
3. *Matching Resources*
 - a. *Provide specific sources and amounts of new funding used to meet match as required by 42 USC 11375(a)(1), including cash resources, grants, and staff salaries, as well as in-kind contributions such as the value of a building or lease, donated materials, or volunteer time.*
4. *State Method of Distribution*
 - a. *States must describe their method of distribution and how it rated and selected its local government agencies and private nonprofit organizations acting as subrecipients.*
5. *Activity and Beneficiary Data*
 - a. *Completion of attached Emergency Shelter Grant Program Performance Chart or other reports showing ESGP expenditures by type of activity. Also describe any problems in collecting, reporting, and evaluating the reliability of this information.*
 - b. *Homeless Discharge Coordination*
 - i. *As part of the government developing and implementing a homeless discharge coordination policy, ESG homeless prevention funds may be used to assist very-low income individuals and families at risk of becoming homeless after being released from publicly funded institutions such as*

health care facilities, foster care or other youth facilities, or corrections institutions or programs.

- c. Explain how your government is instituting a homeless discharge coordination policy, and how ESG homeless prevention funds are being used in this effort.*

Program Year 3 CAPER ESG Response:

Not Applicable; Brockton receives no ESG funding.

COMMUNITY DEVELOPMENT

Community Development

*Please also refer to the Community Development Table in the Needs.xls workbook.

- 1. Assessment of Relationship of CDBG Funds to Goals and Objectives*
 - a. Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.*
 - b. Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.*
 - c. Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.*
- 2. Changes in Program Objectives*
 - a. Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.*
- 3. Assessment of Efforts in Carrying Out Planned Actions*
 - a. Indicate how grantee pursued all resources indicated in the Consolidated Plan.*
 - b. Indicate how grantee provided certifications of consistency in a fair and impartial manner.*
 - c. Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction.*
- 4. For Funds Not Used for National Objectives*
 - a. Indicate how use of CDBG funds did not meet national objectives.*
 - b. Indicate how did not comply with overall benefit certification.*
- 5. Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property*
 - a. Describe steps actually taken to minimize the amount of displacement resulting from the CDBG-assisted activities.*
 - b. Describe steps taken to identify households, businesses, farms or nonprofit organizations who occupied properties subject to the Uniform Relocation Act or Section 104(d) of the Housing and Community Development Act of 1974, as amended, and whether or not they were displaced, and the nature of their needs and preferences.*

- e. *Provide a List of the parcels of property owned by the grantee or its sub-recipients that have been acquired or improved using CDBG funds and that are available for sale as of the end of the reporting period.*

11. Lump sum agreements

- a. *Provide the name of the financial institution.*
- b. *Provide the date the funds were deposited.*
- c. *Provide the date the use of funds commenced.*
- d. *Provide the percentage of funds disbursed within 180 days of deposit in the institution.*

12. Housing Rehabilitation – for each type of rehabilitation program for which projects/units were reported as completed during the program year

- a. *Identify the type of program and number of projects/units completed for each program.*
- b. *Provide the total CDBG funds involved in the program.*
- c. *Detail other public and private funds involved in the project.*

13. Neighborhood Revitalization Strategies – for grantees that have HUD-approved neighborhood revitalization strategies

- a. *Describe progress against benchmarks for the program year. For grantees with Federally-designated EZs or ECs that received HUD approval for a neighborhood revitalization strategy, reports that are required as part of the EZ/EC process shall suffice for purposes of reporting progress.*

Program Year 3 CAPER Community Development Response:

1. Assessment of Relationship of CDBG Funds to Goals and Objectives

- a. *Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.*
- b. *Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.*
- c. *Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.*

Public Facilities: Brockton has certain public facility needs that are unable to be addressed through other financial means or programs or entirely through other means. These are facilities that serve large segments of the population, support the needs of low- and moderate-income persons, positively impacted the quality of life for residents. They have impact on entire neighborhoods, such as a nonprofit organization’s facility in need of upgrade or a vacant school that has become an eyesore and attractive nuisance that needs to be removed. These are given a high priority by Brockton. It is believed virtually all public buildings/facilities and virtually all public housing in Brockton has now been brought into Section 504 compliance; this area is not generally an action priority for the Consolidated Plan. However, there is a need to renovate and make fully accessible the War Memorial Building which functions as Brockton’s Civic Center.

Annual Plan Objective - War Memorial Accessibility

Priority: Public facilities

Objective: Suitable Living Environment [SL-3.1]

Funding: \$350,000 CDBG, \$1,595,000 prior years CDBG, \$190,000 Special EDI Grant and \$125,000 other public/private

The City of Brockton and the BRA worked to remove architectural barriers in the War Memorial Building so that all of Brockton's citizens, including the disabled, can participate in a variety of public civic and cultural events held there, thus this project is regarded as a high priority. \$350,000 in 2009 CDBG funds will continue the accessibility retrofit project of the War Memorial Building/Civic Center at 156 West Elm Street. Added to \$1,595,000 in prior year grant funds allocated, the funding will result in an accessible building with: a four-stop elevator; improved building access; existing bathrooms updated to meet ADA standards; and new handicapped bathroom facilities constructed. The project may also include other accessibility improvements such as modifications to appurtenant sidewalks and access points. The War Memorial Building functions as the City of Brockton's civic center and hosts a variety of public events. The project will make the War Memorial Building fully accessible to disabled persons and permit them to participate in these events. The City of Brockton will continue to seek funding from private donors and the Massachusetts Cultural Council to improve the War Memorial Building.

Progress: The project continues with work progressing on essential electrical upgrades, elevator installation, and bathroom upgrades.

- **2007 CDBG** – A contract awarded to Auburn Construction in August, 2007 for renovations to the War Memorial Building. Renovations included the installation of a new elevator and restrooms to meet ADA standards. The elevator and handicapped restrooms have been completed. The main focus of building renovation is to remove architectural barriers. The building is located in a section of the city in which more than 51% of households are low/moderate-income. Funding from 2007 has been fully expended.
- **2008 CDBG** - \$420,000.00 has been funded for continued renovations to the War Memorial Building. Electrical upgrades have been made to existing wiring that was not up to code and created a safety concern. Additional renovations include façade improvements, updating of fire alarm system and potentially upgrades to some of the existing windows. Over \$172,000.00 has been utilized during the 2010 program year for renovations.
- **2009 CDBG** - \$350,000.00 has been committed to the above renovations as an assurance the City has the funds to complete the projects.
- **Special EDI grant** - earmarked for the War Memorial Building of \$190,000.00 will be used for a sprinkler system. The Building currently has no sprinkler system, thus creating an unsafe situation for persons while inside the building.
- Also undertaken in 2009 in the category of Public Facilities was a new Parks and Playgrounds project. Utilizing \$50,000 of CDBG funding (taken from the 2009 War Memorial Building) via a substantial amendment. The parks that were assisted were the Raymond School and North Jr. High School in the city.
- **The Raymond School** project provided excavating of three (3) softball fields and temporary fencing for each of the fields. The CDBG

funding expended totaled over \$26,330. The result was that over 300 children, most of whom were low and moderate income, benefited from the use of the three softball fields.

- **North Jr. High School** – Permanent backstop and dugout fencing was provided for two new baseball fields. Additionally, other fencing was provided to other fields at North Jr. High School. The total cost expended for fencing for North Jr. High was \$9,800.00.

During the course of 2010, the final phase of renovations was completed at these recreational facilities. The installation of safety fence guard was completed at North Jr. High School as a safety measure for children playing baseball and softball on that field. The total cost of renovations was \$52,441.00. Remaining funds will be set aside for use in other parks and recreation projects.

➤ **CDBG-R Activity #1 - Street Resurfacing:**

The City was allocated \$398,596 in additional CDBG funds under the provisions of the American Recovery and Reinvestment Act enacted in February 2009. Initially, The city chose to utilize these funds for repair and resurfacing of six sub-standard and/or deteriorated streets (approximately 2970 linear feet in total) in predominantly low and moderate income residential neighborhoods (census tracts 510503, 511000, 511200, 511,500, 511600, and 511701). This was deemed an eligible activity under Sec. 570.201(c), reconstruction of public facilities. This activity meets National Objective criteria under Sec. 570.208 (a) (1) area benefit in that at least 51% of the residents of these reconstructed streets are low and moderate income persons; it is estimated that 70% of the households on these streets are L/M income. In October of 2009 it was realized that two of the streets were private streets and therefore other streets were substituted.

Originally selected streets

Beaumont Avenue	CT 511200
East Market Street	CT511701
Stevens Street	CT511600 - Replaced by Nye Square
Nazarene Avenue	CT510503
Curtis Street	CT511000 - Replaced by Winsten Street
Parker Street	CT 511500

As of June 30, 2010, the CDBG-R street repaving project has expended \$293,659.26 of funding for repaving of streets in Brockton. Additionally, \$11,488.77 has been expended for administration. The following streets have been completed to date:

Beaumont Avenue	Census tract 511200 30 Residents/1 Businesses
Parker Street	Census tract 511500 33 Residents/0 Businesses
Nye Square	Census tract 510800 8 Residents/3 Businesses
Winsten Street	Census tract 510501 7 Residents/2 Businesses

In June 2010, the CDBG-R project was again amended (Nazarene Avenue and Stevens Avenue were replaced by Woodbine Avenue).

Woodbine Avenue CT 511600 15 Residents/0 Businesses

Approximately 3,130 linear feet of resurfacing will be completed as a result of this project. In all, a total of 78 predominantly low and moderate income households will benefit as a result.

Progress: The contractor completed reconstruction of designated streets during the quarter ending December 31, 2009 and during the quarter ending June 30, 2010. Total jobs created or retained as a result of this project was 12.74 full time equivalent (FTE) job units were reported.

Public Services: Brockton is fortunate to have an intricate network of dedicated human service providers who do much with so little to meet the needs of certain low- and moderate-income segments of the population having specific needs. Brockton intends to utilize modest amounts of CDBG funding to help them deliver services and help meet those needs. Certain Brockton human service providers help deal with substance abuse issues on a number of fronts including abuse awareness education and prevention, treatment referral services; and substance abuse counseling and support services. Employment training for the general populace in Brockton is by and large provided under the auspices of the regional office of the Massachusetts Division of Employment and Training and the regional Workforce Employment Board; nevertheless there are segments of the population who due to substance abuse issues, or because they are predominantly non-English speaking, require basic skills training to achieve employment self-sufficiency. Crime particularly in the inner core, is a major concern in Brockton. Consequently, Brockton has determined a special Mobile Anti-Crime Unit continues to be a critical need. In the 2009 program year, the City will assist with funding as indicated, ten such agencies whose projects will help accomplish these objectives in the areas of youth services, child care, economic opportunity/job skills, health services/counseling, and senior services and will provide funds for a special Mobile Anti-Crime Unit.

Annual Plan Objective - Mobile Anti-Crime Unit

Priority: Public Services

Objective: Suitable Living Environment [SL-3.2]

Funding: \$155,000 CDBG, plus municipal funds and equipment

The Brockton Police Department has taken a multi-pronged approach to crime prevention which includes such elements as public school outreach and neighborhood Watch Programs which aim to increase citizen involvement and public safety awareness. Further, in the realm of crime prevention, the Brockton Police Department has established the Mobile Anti-Crime Unit which operates in a delineated target area which is predominately low- and moderate-income in nature. The specially equipped and trained unit focuses on preventing crime by creating a high visibility profile and rapid response in areas frequented by known criminals. CDBG funds will provide partial funding to continue a four person foot patrol, the Mobile Anti-Crime Unit, dedicated to crime reduction in a targeted high crime, low- and moderate-income area of the City, specifically, census tracts: 5104, 5108, 5109, and 5114 - an area of some 16,000 residents. Funds will be utilized for the salaries of foot patrol officers in this dedicated unit. The project will benefit an estimated 16,000 low- and moderate-income persons by improving neighborhood safety in areas prone to higher crime levels.

Progress: CDBG funding is provided to partially fund the salaries of the four policemen assigned to this area. The project benefits an estimate of 16,292 low and moderate income persons by improving neighborhood safety in areas known to be prone to higher crime levels. The CDBG project was successfully completed.

Annual Plan Objective - Cosgrove Swimming Pool

Priority: Public Services

Objective: Suitable Living Environment [SL-3.3]

Funding: \$55,000 CDBG

CDBG funds will be used to provide salaries and to satisfy related expenses in connection with the provision of structure recreational and instructional programs at the Old Colony YMCA Cosgrove pool. The Cosgrove Pool is a significant public recreational resource which is centrally located among low-income and moderate-income areas of Brockton. During the summer months, underprivileged children and youths from surrounding low- and moderate-income neighborhoods are transported to the Cosgrove Pool where they receive swimming and water safety instruction from qualified counselors and instructors. Seasonally, over 10,000 children/youths benefit from the use of the facility and from its well structured programs.

Progress: During the summer of 2010, some 9,705 low and moderate income persons benefited from the use of the pool. The CDBG project was successfully completed. Additionally, \$5,200.00 in CDBG funds were used to train lifeguards for the upcoming year.

Annual Plan Objective - David Jon Louison Family Center

Priority: Public Services

Objective: Suitable Living Environment [SL-3.4]

Funding: \$5,000 CDBG

CDBG funds will be used to support in part the salary of a casework/clinical coordinator to service the needs of transitional tenants of the David Jon Louison Family Center. The center provides transitional shelter and support services to exclusively lower income homeless individuals and families in Brockton. The Center may assist as many as 150 homeless persons over the course of the coming year.

Progress: During 2010, over 300 persons of extremely low income were assisted by this program. All of the persons assisted were provided with housing services and work towards reducing barriers to housing. The David Jon Louison Family Center is committed to ending homelessness, one family at a time.

Annual Plan Objective - Father Bill's & Mainspring

Priority: Public Services

Objective: Economic opportunity [EO-1.1]

Funding: \$8,461 CDBG

CDBG funding will help support the expanding Work Express program created by Father Bill's & Mainspring and previously funded in part by a McKinney grant. Work Express seeks to mainstream homeless persons to productive employment and independence by means of the provision of transitional housing, intensive case

management, substance abuse counseling and basic skills development. CDBG dollars will help fund the personnel cost of a training coordinator and supervisor. The program enrolls 20 trainees at a time and deals with 60 cases in the course of a year. Trainees often work at public benefit assignments involving street sweeping, graffiti removal and vacant lot clearance. The Work Express program is a six to twelve month training program for homeless men and women in Brockton. Individual training is given to participants as they are placed in 20 hour per week work slots with local businesses, the Plymouth County District Attorney's Office and the Brockton Department of Public Works.

Progress: In program year 3, the Work Express program continued to provide homeless men and women with a means of returning to productive employment. Of the 75 persons assisted during 2010, nineteen (19) have graduated from the program. The graduates are provided with increased stability, access to housing, employment and sense of productivity.

Annual Plan Objective - Associacao Cabo Verdiana de Brockton

Priority: Public Services

Objective: Economic Opportunity [EO-1.2]

Funding: \$5,000 CDBG

The Associacao Cabo Verdiana de Brockton, Inc. provides essential services which link members of their non-English speaking community with the larger general Brockton community. Among the services offered: outreach and referral for educational, medical and legal resources available to low- and moderate-income persons. The Association also provides translation services, literacy classes, a citizenship preparation class, and conducts English as a Second Language classes for its clients, who are primarily low- income and moderate-income. CDBG funds will be used to partially support its staffing needs for services to an estimated 3,000 persons in the coming year.

During 2010, the Cape Verdean Association created a new Youth Enhancement Program (YEP) for the assistance and development of City youths. The program is designed to meet the needs of children and provide a safe environment, away from the lures of drugs and negative behavior.

Progress: The Association was able to assist nearly 94 youths with an afterschool program designed to provide homework assistance and recreational activities. The assistance provided by this program provided a safe and nurturing environment for the participants in the program. Many of the youth assisted were provided with jobs.

Annual Plan Objective - Dorn Davies Senior Center (BAMSI)

Priority: Public Services

Objective: Suitable Living Environment [SL-3.6]

Funding: \$5,000 CDBG

BAMSI operates the Dorn Davies Senior Center in the Campello High Rise elderly residence. Satellite programs are run from the Dorn Davies Center at three other well placed locations, as are outreach programs for the Brockton elder community at large. Programs focus on senior citizens health and nutritional needs as well as recreation and socialization among other things. CDBG funds will provide roughly 2.5% of the center's operating budget for the next year. The Dorn Davies Senior

Center's clientele are exclusively low- and moderate-income persons. With effective outreach programs, the center expects to assist an estimated 3,800 seniors in the coming year, providing them with access to health and social services as well as nutrition.

Progress: The achievements of this program during the 2010 program year have been notable with over 3,250 persons being assisted. The majority of those assisted are on a very limited income with no family to rely on. The objective of this program is to try to fill that void with programs and services. By providing these services, the Dorn Davies Senior Center takes the burden and worry from the clients and their caregivers. Clients who were once isolated, lonely and vulnerable are now supported and more independent.

Annual Plan Objective - Camp Massasoit

Priority: Public Services

Objective: Suitable Living Environment [SL-3.7]

Funding: \$5,000 CDBG

CDBG funds provided operating support for the Old Colony YMCA's Camp Massasoit. Camp Massasoit is a summer day camp of six weeks duration, which is operated at Massasoit Community College for the benefit of low- and moderate-income children aged nine (9) to 12 years who come from throughout Brockton. Organized programs are not only recreational in nature, but are also focused on: values orientation, health and fitness, self-esteem and confidence building, appreciation for ethnic and cultural diversity, and problem solving skills development. Camp Massasoit provided summer day programs for approximately 300 youths this year. Children from low- and moderate-income families benefited from organized activities and supervised day camp programs and will consequently have less exposure to the lure of drugs, gang activity, vandalism and negative behavior.

Progress: During the summer months of July and August 2010, Camp Massasoit served 298 low and moderate income single parent children living in the City of Brockton within elevated crime areas. These children would normally not have access to a summer camp program. Campers were able to expand their knowledge and build resiliency. Many of these children are considered at risk by school administrators and were recommended for the program.

Annual Plan Objective – HelpLine, Inc.

Priority: Public Services

Objective: Suitable Living Environment [SL-3.8]

Funding: \$5,000 CDBG

Helpline is a program operated by Brockton Area Multi-Services, Inc (BAMSI) the local anti-poverty umbrella organization serving the City and surrounding areas. Helpline is an information and referral resource that has for the past decade helped many thousands of Brockton residents to locate services and assistance for a variety of needs. CDBG funds will help support one part-time position for the Housing First Program – a key initiative to prevent families and elderly persons from becoming homeless and to provide emergency assistance to low-income households facing severe financial hardships which render them in danger of becoming homeless.

Progress: Initially BAMSI's Helpline indicated they would assist as many as 550 low and moderate income persons with basic needs services. During the program year, the number of households assisted was over 730. These households were assisted with housing counseling, utility assistance, food vouchers, domestic violence referrals, emergency shelter, financial assistance and advocacy services. The total number of persons assisted includes 124 walk ins as well as 606 telephone assisted persons. All of those assisted were Brockton residents who were provided with the ability to stay in their homes and in the community.

Annual Plan Objective - Brockton Family and Community Resources, Inc.

Priority: Public Services

Objective: Suitable Living Environment [SL-3.9]

Funding: \$5,000 CDBG

Brockton Family and Community Resources, Inc operates a program to provide specifically tailored services to adults and their children who are victims of domestic violence and who reside in Brockton Housing Authority owned or operated units. CDBG funds helped support the salary of an advocate who provided crisis intervention assistance, counseling and case management for these victims of domestic violence, and provided referral services to others in the local and state social service provider network. With the support of this CDBG funding and other leveraged funds, Brockton Family and Community Resources, Inc. expects to be able to aid some 100 victims of domestic violence in public housing over the course of the program year.

Progress: the domestic violence program at Family Community and Resources provided a continuum of services to adult victims and their children who were homeless as a direct result of family violence. Individualized service plans and advocacy assisted victims with critical safety planning, knowledge of community and state resources to assist them in identifying housing resources, individual and group supportive counseling enabling them to understand the dynamics of family violence, advocacy services with community stakeholders to assist victims with housing stabilization and safety.

Economic Development: Brockton has taken major steps to attract new job generating business to the community by such means as financial participation in the development of a new desalinization plant, clean-up of brownfields with state and local assistance, the designation of five districts under Chapter 40R of the Massachusetts General Laws, through the use of Tax Increment Financing and through planning for major roadway improvement to facilitate access to development sites. Brockton has also targeted major downtown buildings for mixed re-use and major industrial/commercial sites for various types of growth industries such as food services and distribution. A variety of economic development incentives and mechanisms at the state level are being accessed for this purpose. There is currently a major initiative underway to revitalize the downtown core and stem disinvestment occurring there. One need in this area is the construction of more off-street parking facilities in the downtown core to both encourage greater use of mass transit facilities and to support economic development. The City of Brockton may seek to use CDBG funds to meet design costs and/or matching fund requirements for parking facilities to be constructed with state Public Works Economic Development or Transit Related Development grants. The City of Brockton has also established a commercial

Area Revitalization District [CARD] for the downtown center pursuant to Chapter 40D of the Massachusetts General Laws. Among other things, this designation makes for-profit businesses within the district eligible to receive tax-exempt Industrial Development Bond financing. The City is also an Economic Target Area pursuant to Massachusetts Economic Development Investment Program [EDIP] statute and under that designation has created 12 “Economic Opportunity Areas” in the downtown and other parts of the City. Such designations permit for-profit developments therein to seek state investment tax credits for substantive new job-generating physical plant investment.

In August 2009 the City of Brockton made certain changes to its economic development strategy by means of a substantial amendment, which significantly broadening the scope of activities that could be undertaken. Brockton is utilizing CDBG funds to provide patient, interest free declining balance forgiveness loans for façade improvements in the downtown central business district and as funding allows, in other neighborhood business districts. Annual declining balance loans are for a term of five or ten years and CDBG funds will provide up to 50% of the cost of improvement projects.

Annual Plan Objective - Façade Improvements/Business Assistance

Priority: Economic Development

Objective: Economic Opportunity [EO-2.1]

Funding: \$145,665 plus leveraged funds to be determined

Working with the nonprofit community-based Brockton 21st Century Corporation, BRA will utilize funds to provide forgivable no-interest declining balance loans for façade improvements and other short and longer term business expansion efforts in the downtown central business district and if funding allows, in other neighborhood business districts. It is anticipated that most individual loans will be capped at \$35,000 per business property but that most will not exceed \$20,000; however larger investments may be made to upgrade key anchor business properties. All code violations will be corrected in assisted businesses. Program income (loan repayments) will be utilized for future loans under this program. Brockton 21st Century Corporation will monitor the loans to determine that at least one full-time equivalent job has been created or retained for each \$35,000 of CDBG funds advanced. Brockton 21st Century Corporation may use a portion of these funds for reasonable program delivery costs. With these CDBG funds, to the greatest extent possible, BRA and Brockton 21st Century Corporation will strive to leverage private investment in the form of equity or credit investments in these businesses.

Progress: The Façade Improvement Program has presently completed six projects and has many other projects in various stages of completion. The funding from 2008 (\$225,000.00) has been completed expended and 2009 funding is in the process of being expended. Although no funds have yet been used from the 2010 program year, all of the funds have been allocated to projects. There is currently a waiting list of applicants who would like to take advantage of the Façade Program.

2. *Changes in Program Objectives*

- a. *Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.*

During the 2009 program year there were no fundamental changes in program objectives.

3. *Assessment of Efforts in Carrying Out Planned Actions*

- a. *Indicate how grantee pursued all resources indicated in the Consolidated Plan.*
- b. *Indicate how grantee provided certifications of consistency in a fair and impartial manner.*
- c. *Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction*

a. During the 2010 program year, the City of Brockton successfully pursued most other resources identified in the Action Plan as well as others that became available during the program year, and succeeded in securing HUD EDI funds, NSP 1, public housing modernization funds and HPRP funds. Brockton continues to pursue a number of sources including financial institution support of economic development initiatives. Sub-grantee public service providers continue to pursue a variety of foundation and other resources and largely succeeded in doing so.

b. During program year 2010, the City of Brockton conducted all activities in a fair and impartial manner consistent with all applicable federal and state laws and HUD Regulations and fully adhered to the terms and conditions of the certifications submitted in the 2010 Action Plan.

c. Nothing the City of Brockton or its sub-recipients did during the 2010 program year hindered Consolidated Plan implementation by either action or willful inaction. Rather, the City and its sub-recipients took substantive action to increase capacity and better carry out the goals and objectives of the Consolidated Plan.

4. *For Funds Not Used for National Objectives*

No CDBG funds were used for purposes or activities that fail to meet National Objectives

5. *Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property*

- a. *Describe steps actually taken to minimize the amount of displacement resulting from the CDBG-assisted activities.*

The City of Brockton working through the BBB and the United Way continues to be acutely conscious of the possibility of displacing persons in the course of its efforts to address the crisis of abandoned/foreclosed housing. In cases involving tenants in rental units of foreclosed properties, it is the City's preferred practice to allow these renters to continue tenancy as the property is rehabilitated and re-sold. Should temporary relocation be unavoidable, the City's contracted housing providers will work with dislocated persons and families to find suitable temporary replacement housing. The City has not and will not otherwise relocate persons for any other CDBG assisted activities.

- b. *Describe steps taken to identify households, businesses, farms or nonprofit organizations who occupied properties subject to the Uniform Relocation Act*

or Section 104(d) of the Housing and Community Development Act of 1974, as amended, and whether or not they were displaced, and the nature of their needs and preferences.

Projects are carefully evaluated by sub-recipient organizations and by the BBB to ascertain tenancy and potential displacement and relocation scenarios so as to avoid displacement to the greatest extent possible; no such displacements occurred during the program year.

c. Describe steps taken to ensure the timely issuance of information notices to displaced households, businesses, farms, or nonprofit organizations.

No steps needed to be taken as no households, businesses, farms, or nonprofit organizations were displaced during the program year. Had this not been the case, affected persons and entities would have been provided timely notice, a copy of the City's relocation plan, and information as applicable pertaining to the Uniform Relocation Act or Section 104 of the housing and Community Development Act of 1974 as amended.

6. Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate-income persons

No jobs have yet been created using CDBG funds targeted for economic development

7. *Low/Mod Limited Clientele Activities – for activities not falling within one of the categories of presumed limited clientele low and moderate income benefit*

With the exception of Rescue of Foreclosed homes and the War Memorial retrofit project, all non-economic development targeted activities, specifically public services, are presumed to benefit a limited clientele of low and moderate income persons. Rescued homes will only be placed back in service for occupancy by income eligible First-time buyers and rent protected low-moderate income tenants. The War Memorial retrofit for accessibility benefits the whole City of Brockton which is over 51% low and moderate income in its entirety.

8. *Program income received*

Program income received in the reporting period 2010 was \$56,960.13.

9. *Prior Period adjustments*

No prior period adjustments were made this reporting period for expenditures made in previous reporting periods, that have been disallowed.

10. *Loans and other receivables*

No float funded activity, nor other loans have been outstanding during the reporting period

11. *Lump sum agreements*

Brockton has no lump sum agreements with any financial institutions

12. *Housing Rehabilitation*

No housing rehabilitation projects/units were completed during the program year

13. *Neighborhood Revitalization Strategies*

Brockton does not have a HUD approved Neighborhood Revitalization strategy.

Antipoverty Strategy

1. *Describe actions taken during the last year to reduce the number of persons living below the poverty level.*

Program Year 3 CAPER Antipoverty Strategy Response:

During 2010 the Brockton Housing Authority Family Self Sufficiency Program (FSS) became a new recipient of a HUD ROSS Grant, which awarded the BHA \$69,500 in funds to hire a Coordinator for our Public Housing Family Self-Sufficiency program. In 2010, HUD approved an amendment to the BHA's FSS Admin Plan whereby the BHA would increase its voluntary Public Housing FSS program to 25 participants. This allowed the BHA to successfully apply for a grant to hire staff for the program.

Since 1996, The BHA has operated a combined FSS program for residents residing in its federally-funded public housing developments as well as residents in its Housing Choice Voucher program. These new funds, however, will make first time homeownership a reality for more residents. Already, in anticipation of the new staff, BHA increased its enrollment from residents in its public housing developments, and has continued to educate residents that the key to homeownership is a job that supports a mortgage, and the path to a job that supports a mortgage is post-secondary education.

Due to current market conditions, the year 2011 is shaping up to be one of the first years in which the BHA will not have a first-time homeowner. BHA residents continue to work on their credit worthiness, however, while at the same time they are busy preparing themselves for jobs that support themselves and their families without government assistance. Thus, the FSS program is growing, and along with it, its residents. Currently there are 48 residents enrolled in the FSS Program.

Brockton has an extensive network of social service providers who work together even while singularly focused on a variety of specific socio-economic problems. As a group they approach trending problems from multiple perspectives and a depth of very particular experiences yet they all dedicate their efforts to reducing the numbers of persons living in poverty in Brockton and/or counteracting the negative social consequences of poverty. Economic development efforts in Brockton are focused on attracting businesses and developments that will create sustainable job opportunities for unemployed and underemployed lower income residents. Brockton consistently records higher unemployment rates than the Boston metropolitan area. Brockton, a city that thrived on the shoe industry has suffered acute effects of the loss of manufacturing jobs that has plagued the region over the past half-century.

Now too, Brockton is forced to deal with the fallout of the housing crisis coupled with severe national unemployment that is even more acutely manifest in the City of Brockton. In 2009, The City of Brockton has sought to improve the quality of life for its residents by reducing the number of families living at or below the poverty level and by trying to deal as best its resources permit, with the socio-economic factors contributing to – and caused by the housing foreclosure crisis. Many agencies and social service providers are working to alleviate the effects and eliminate the causes of poverty in Brockton. A number of them were provided CDBG funding for programmatic support over the 2009 program year; specifically:

- **Associação Cabo Verdiana de Brockton, Inc.** (Cape Verdean Association of Brockton, Inc.) a multi-service agency providing low- and moderate-income predominantly Cape Verdean families and persons with outreach and referral services, ESL and literacy assistance, consular services, and citizenship preparation classes;
- **Old Colony YMCA**, which operates a number of facilities, including Camp Massasoit and the Cosgrove Swimming Pool which provide predominately low-and moderate income urban children and adults with safe, supervised recreational outlets and programming; In addition, the YMCA also operates the David Jon Louison Family Center which provides transitional housing to homeless individuals and their families.
- **Brockton Area Multi-Services, Inc. [BAMSI]** BAMSI operates the “Helpline” Program, a central and comprehensive referral service for low- and moderate income families in need of a variety of social services. The City of Brockton continues to support programs and activities benefitting community members who live at or below the poverty level.
- **Father Bill’s and Mainspring’s Work Express Program** which provides basic skills training and short term work assignments to formerly homeless adults in transition.

NON-HOMELESS SPECIAL NEEDS

Non-homeless Special Needs

*Please also refer to the Non-homeless Special Needs Table in the Needs.xls workbook.

1. *Identify actions taken to address special needs of persons that are not homeless but require supportive housing, (including persons with HIV/AIDS and their families).*

Program Year 3 CAPER Non-homeless Special Needs Response:

As cited in the Consolidated Plan Housing Market Analysis section, there are several special needs non-homeless sub-population groups that can be targeted for assistance by Brockton and its instrumentalities or by private housing providers over the 2008-2012 timeline of the Consolidated Plan. These are persons who are Elderly, Frail Elderly and Physically Disabled - including some with HIV or AIDS - who may

require housing in the form of independent living units or specialized supportive units. Some may be able to continue living independently with the provision of necessary supportive services from specialized human service providers.

Elderly: Brockton has 8,955 residents aged 65 or older, and 30% of all Brockton households have at least one member aged 60 or older. Of these, 3,114 individuals (34%) have some type of disability, including sensory, physical, mental, self-care and other types of limitations.

Disabled: Brockton is home to 15,502 people ages five (5) and over (18% of the community's total population) who have some type of disability, including sensory, physical, mental, self-care, and other types of limitations. Of the 15,502 people with disabilities in Brockton, 9.3% have one type of disability and 8.6% have two or more types of disabilities. Of these, 3,780 people with disabilities (24.4% of the community's disabled population) had income below the poverty level in 2006.

Given these relatively high numbers of Elderly residents (8,955), Frail Elderly residents (as many as 3,114) and Disabled residents (15,502 of whom 3,780 are below the poverty level), efforts to address those needs are important within the context of the Consolidated Plan. At the same time, resources remain extremely limited given high demand for federal and state funding and given the current severe economic downturn particularly as effects the financial markets. Nevertheless, Brockton hopes that during the course of the five year plan, 75 Elderly/Disabled units can be developed, rehabilitated or adapted, including those for Elderly, Frail Elderly and Disabled persons in need of supportive housing, and including both market-rate and affordable units developed by for-profit and nonprofit organizations. At least some of the remaining needs of the Elderly, Frail Elderly and Disabled can be met by the provision of in-home or outside supportive services provided by public and private human services operating in the region.

People with HIV/AIDS: There were 369 Brockton residents with HIV or AIDS as of October 1, 2007. This represents .39% of Brockton's total population; however, it is important to note that many of these individuals, especially those with AIDS, are also counted in the Disabled population numbers (above) due to self-care and other limitations. Others receive supportive services from Brockton and regionally based human service providers. Consequently, Brockton has not established separate goals for persons with HIV or AIDS in its Consolidated Plan. **Other Special Needs Populations:** Lastly, while there are sub-population group needs consisting of people with Developmentally Disabilities and people with Severe Mental Illness and those who have Alcohol and Drug Addictions, given the specialized care required, these are best dealt with through the network of human service providers and state funded programs. In the case of the Developmentally Disabled, DMH and other public agencies are best equipped to coordinate services and housing. Those with Severe Mental Illness and/or Alcohol and Drug addictions are largely the focus of state programs and the Continuum of Care housing and supportive services coordinated by the Plymouth County Housing Alliance membership. Therefore these need categories are not established as priorities in the Consolidated Plan.

In 2009, the second program year, the City of Brockton did not identify any untapped Federal, State, local or private resources with which to address these Non-homeless Special Needs. Should any such resources become available during the

remainder of the 2008-2012 Consolidated Plan, Brockton will make every effort to secure these resources and help address these needs.

Specific HOPWA Objectives

*Please also refer to the HOPWA Table in the Needs.xls workbook.

1. *Overall Assessment of Relationship of HOPWA Funds to Goals and Objectives*
Grantees should demonstrate through the CAPER and related IDIS reports the progress they are making at accomplishing identified goals and objectives with HOPWA funding. Grantees should demonstrate:
 - a. *That progress is being made toward meeting the HOPWA goal for providing affordable housing using HOPWA funds and other resources for persons with HIV/AIDS and their families through a comprehensive community plan;*
 - b. *That community-wide HIV/AIDS housing strategies are meeting HUD's national goal of increasing the availability of decent, safe, and affordable housing for low-income persons living with HIV/AIDS;*
 - c. *That community partnerships between State and local governments and community-based non-profits are creating models and innovative strategies to serve the housing and related supportive service needs of persons living with HIV/AIDS and their families;*
 - d. *That through community-wide strategies Federal, State, local, and other resources are matched with HOPWA funding to create comprehensive housing strategies;*
 - e. *That community strategies produce and support actual units of housing for persons living with HIV/AIDS; and finally,*
 - f. *That community strategies identify and supply related supportive services in conjunction with housing to ensure the needs of persons living with HIV/AIDS and their families are met.*
2. *This should be accomplished by providing an executive summary (1-5 pages) that includes:*
 - a. *Grantee Narrative*
 - i. *Grantee and Community Overview*
 - (1) *A brief description of your organization, the area of service, the name of each project sponsor and a broad overview of the range/type of housing activities and related services*
 - (2) *How grant management oversight of project sponsor activities is conducted and how project sponsors are selected*
 - (3) *A description of the local jurisdiction, its need, and the estimated number of persons living with HIV/AIDS*
 - (4) *A brief description of the planning and public consultations involved in the use of HOPWA funds including reference to any appropriate planning document or advisory body*
 - (5) *What other resources were used in conjunction with HOPWA funded activities, including cash resources and in-kind contributions, such as the value of services or materials provided by volunteers or by other individuals or organizations*
 - (6) *Collaborative efforts with related programs including coordination and planning with clients, advocates, Ryan White CARE Act planning bodies, AIDS Drug Assistance Programs, homeless assistance*

programs, or other efforts that assist persons living with HIV/AIDS and their families.

- ii. *Project Accomplishment Overview*
 - (1) *A brief summary of all housing activities broken down by three types: emergency or short-term rent, mortgage or utility payments to prevent homelessness; rental assistance; facility based housing, including development cost, operating cost for those facilities and community residences*
 - (2) *The number of units of housing which have been created through acquisition, rehabilitation, or new construction since 1993 with any HOPWA funds*
 - (3) *A brief description of any unique supportive service or other service delivery models or efforts*
 - (4) *Any other accomplishments recognized in your community due to the use of HOPWA funds, including any projects in developmental stages that are not operational.*

- iii. *Barriers or Trends Overview*
 - (1) *Describe any barriers encountered, actions in response to barriers, and recommendations for program improvement*
 - (2) *Trends you expect your community to face in meeting the needs of persons with HIV/AIDS, and*
 - (3) *Any other information you feel may be important as you look at providing services to persons with HIV/AIDS in the next 5-10 years*

- b. *Accomplishment Data*
 - i. *Completion of CAPER Performance Chart 1 of Actual Performance in the provision of housing (Table II-1 to be submitted with CAPER).*
 - ii. *Completion of CAPER Performance Chart 2 of Comparison to Planned Housing Actions (Table II-2 to be submitted with CAPER).*

Program Year 3 CAPER Specific HOPWA Objectives Response:

Not applicable; Brockton receives no HOPWA funding.

OTHER NARRATIVE

Include any CAPER information that was not covered by narratives in any other section.

Program Year 3 CAPER Other Narrative Response:

There are no other narratives.

Program Year 3 CAPER Other Attachments:

Attached to this narrative report are the following:

ATTACHMENT A1: IDIS REPORTS CDBG (PR01)

ATTACHMENT A2: IDIS REPORTS CDBG (PR03)

ATTACHMENT A3: IDIS REPORTS CDBG (PR06)

ATTACHMENT A4: IDIS REPORTS HOME (PR22)

ATTACHMENT B1: CDBG FINANCIAL SUMMARY REPORT
(PR26)

ATTACHMENT B2: CDBG ACTIVITY REPORT (PR02)

ATTACHMENT C1: SECTION 3 REPORT CDBG

ATTACHMENT C2: SECTION 3 REPORT HOME

ATTACHMENT D: HOME ANNUAL PERFORMANCE REPORT

ATTACHMENT E: HOMEMATCH REPORT

ATTACHMENT A1
IDIS REPORTS (PR01)
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

PR01 - HUD Grants and Program Income

<u>Program</u>	<u>Fund</u>		<u>Metrics</u>	<u>Authorized Amount</u>	<u>Suballocated Amount</u>	<u>Amount</u>	<u>Net Drawn Amount</u>	<u>Available to Commit</u>	<u>Available to Draw</u>
	<u>Type</u>	<u>Grant Number</u>				<u>Activities</u>			
CDBG	EN	B90MC250003		\$1,210,000.00	\$0.00	\$1,210,000.00	\$1,210,000.00	\$0.00	\$0.00
CDBG	EN	B91MC250003		\$1,352,000.00	\$0.00	\$1,352,000.00	\$1,352,000.00	\$0.00	\$0.00
CDBG	EN	B92MC250003		\$1,430,000.00	\$0.00	\$1,430,000.00	\$1,430,000.00	\$0.00	\$0.00
CDBG	EN	B93MC250003		\$1,605,000.00	\$0.00	\$1,605,000.00	\$1,605,000.00	\$0.00	\$0.00
CDBG	EN	B94MC250003		\$1,751,000.00	\$0.00	\$1,751,000.00	\$1,751,000.00	\$0.00	\$0.00
CDBG	EN	B95MC250003		\$1,885,000.00	\$0.00	\$1,885,000.00	\$1,885,000.00	\$0.00	\$0.00
CDBG	EN	B96MC250003		\$1,884,000.00	\$0.00	\$1,884,000.00	\$1,884,000.00	\$0.00	\$0.00
CDBG	EN	B97MC250003		\$1,888,000.00	\$0.00	\$1,888,000.00	\$1,888,000.00	\$0.00	\$0.00
CDBG	EN	B98MC250003		\$1,737,000.00	\$0.00	\$1,737,000.00	\$1,737,000.00	\$0.00	\$0.00
CDBG	EN	B99MC250003		\$1,749,000.00	\$0.00	\$1,749,000.00	\$1,749,000.00	\$0.00	\$0.00
CDBG	EN	B00MC250003		\$1,758,000.00	\$0.00	\$1,758,000.00	\$1,758,000.00	\$0.00	\$0.00
CDBG	EN	B01MC250003		\$1,826,000.00	\$0.00	\$1,826,000.00	\$1,826,000.00	\$0.00	\$0.00
CDBG	EN	B02MC250003		\$1,853,000.00	\$0.00	\$1,853,000.00	\$1,853,000.00	\$0.00	\$0.00
CDBG	EN	B03MC250003		\$1,742,000.00	\$0.00	\$1,742,000.00	\$1,742,000.00	\$0.00	\$0.00
CDBG	EN	B04MC250003		\$1,723,000.00	\$0.00	\$1,723,000.00	\$1,723,000.00	\$0.00	\$0.00
CDBG	EN	B05MC250003		\$1,645,684.00	\$0.00	\$1,645,684.00	\$1,645,684.00	\$0.00	\$0.00
CDBG	EN	B06MC250003		\$1,495,443.00	\$0.00	\$1,495,443.00	\$1,495,443.00	\$0.00	\$0.00
CDBG	EN	B07MC250003		\$1,507,887.00	\$0.00	\$1,507,887.00	\$1,507,887.00	\$0.00	\$0.00
CDBG	EN	B08MC250003		\$1,469,027.00	\$0.00	\$1,469,027.00	\$1,469,027.00	\$0.00	\$0.00
CDBG	EN	B09MC250003		\$1,517,955.00	\$0.00	\$1,517,955.00	\$1,121,494.61	\$0.00	\$396,460.39
CDBG	EN	B10MC250003		\$1,656,407.00	\$0.00	\$1,656,407.00	\$0.00	\$0.00	\$1,656,407.00
CDBG	EN	B11MC250003		\$1,385,917.00	\$0.00	\$1,075,758.52	\$0.00	\$310,158.48	\$1,385,917.00
CDBG	EN		\$0.00	\$36,071,320.00	\$0.00	\$35,761,161.52	\$32,632,535.61	\$310,158.48	\$3,438,784.39
CDBG	PI	B96MC250003		\$12,745.00	\$0.00	\$12,745.00	\$12,745.00	\$0.00	\$0.00
CDBG	PI	B97MC250003		\$7,264.00	\$0.00	\$7,264.00	\$7,264.00	\$0.00	\$0.00
CDBG	PI	B98MC250003		\$12,755.00	\$0.00	\$12,755.00	\$12,755.00	\$0.00	\$0.00
CDBG	PI	B99MC250003		\$6,770.00	\$0.00	\$6,770.00	\$6,770.00	\$0.00	\$0.00
CDBG	PI	B02MC250003		\$95,000.00	\$0.00	\$95,000.00	\$95,000.00	\$0.00	\$0.00
CDBG	PI	B04MC250003		\$75.00	\$0.00	\$75.00	\$75.00	\$0.00	\$0.00
CDBG	PI	B10MC250003		\$56,960.13	\$0.00	\$56,960.13	\$56,960.13	\$0.00	\$0.00
CDBG	PI		\$0.00	\$191,569.13	\$0.00	\$191,569.13	\$191,569.13	\$0.00	\$0.00
CDBG-R	EN	B09MY250003		\$398,596.00	\$0.00	\$398,596.00	\$398,596.00	\$0.00	\$0.00

<u>Program</u>	<u>Fund Type</u>	<u>Grant Number</u>	<u>Metrics</u>	<u>Amount</u>					
				<u>Authorized Amount</u>	<u>Suballocated Amount</u>	<u>Committed to Activities</u>	<u>Net Drawn Amount</u>	<u>Available to Commit</u>	<u>Available to Draw</u>
CDBG-R	EN		\$0.00	\$398,596.00	\$0.00	\$398,596.00	\$398,596.00	\$0.00	\$0.00
HOME	EN	M92MC250201		\$902,000.00	\$240,036.00	\$661,964.00	\$661,964.00	\$0.00	\$0.00
HOME	EN	M93MC250201		\$594,000.00	\$222,451.00	\$371,549.00	\$371,549.00	\$0.00	\$0.00
HOME	EN	M94MC250201		\$668,000.00	\$176,256.00	\$491,744.00	\$491,744.00	\$0.00	\$0.00
HOME	EN	M95MC250201		\$725,000.00	\$185,698.00	\$539,302.00	\$539,302.00	\$0.00	\$0.00
HOME	EN	M96MC250201		\$668,100.00	\$108,600.00	\$559,500.00	\$559,500.00	\$0.00	\$0.00
HOME	EN	M97MC250201		\$728,000.00	\$159,165.00	\$568,835.00	\$568,835.00	\$0.00	\$0.00
HOME	EN	M98MC250201		\$783,000.00	\$195,750.00	\$587,250.00	\$587,250.00	\$0.00	\$0.00
HOME	EN	M99MC250201		\$843,000.00	\$202,203.00	\$640,797.00	\$640,797.00	\$0.00	\$0.00
HOME	EN	M00MC250201		\$845,000.00	\$354,458.00	\$490,542.00	\$490,542.00	\$0.00	\$0.00
HOME	EN	M01MC250201		\$937,000.00	\$475,911.00	\$461,089.00	\$461,089.00	\$0.00	\$0.00
HOME	EN	M02MC250201		\$935,000.00	\$682,506.00	\$252,494.00	\$252,494.00	\$0.00	\$0.00
HOME	EN	M03MC250201		\$858,328.00	\$858,328.00	\$0.00	\$0.00	\$0.00	\$0.00
HOME	EN	M04MC250201		\$853,367.00	\$853,367.00	\$0.00	\$0.00	\$0.00	\$0.00
HOME	EN	M05MC250201		\$827,735.00	\$827,735.00	\$0.00	\$0.00	\$0.00	\$0.00
HOME	EN	M06MC250201		\$789,354.00	\$789,354.00	\$0.00	\$0.00	\$0.00	\$0.00
HOME	EN	M07MC250201		\$784,695.00	\$643,469.00	\$141,226.00	\$141,226.00	\$0.00	\$0.00
HOME	EN	M08MC250201		\$758,644.00	\$483,860.00	\$274,784.00	\$274,784.00	\$0.00	\$0.00
HOME	EN	M09MC250201		\$847,331.00	\$240,000.00	\$607,331.00	\$607,331.00	\$0.00	\$0.00
HOME	EN	M10MC250201		\$833,054.00	\$226,300.00	\$500,892.00	\$466,293.00	\$105,862.00	\$140,461.00
HOME	EN	M11MC250201		\$738,433.00	\$184,608.25	\$0.00	\$0.00	\$553,824.75	\$553,824.75
HOME	EN		\$0.00	\$15,919,041.00	\$8,110,055.25	\$7,149,299.00	\$7,114,700.00	\$659,686.75	\$694,285.75
HOME	PI	M96MC250201		\$8,685.00	\$0.00	\$8,685.00	\$8,685.00	\$0.00	\$0.00
HOME	PI	M97MC250201		\$12,093.00	\$0.00	\$12,093.00	\$12,093.00	\$0.00	\$0.00
HOME	PI	M98MC250201		\$74,055.00	\$0.00	\$74,055.00	\$74,055.00	\$0.00	\$0.00
HOME	PI	M99MC250201		\$88,050.00	\$0.00	\$88,050.00	\$88,050.00	\$0.00	\$0.00
HOME	PI	M00MC250201		\$146,182.00	\$0.00	\$146,182.00	\$146,182.00	\$0.00	\$0.00
HOME	PI	M01MC250201		\$95,602.00	\$0.00	\$95,602.00	\$95,602.00	\$0.00	\$0.00
HOME	PI	M02MC250201		\$64,969.00	\$0.00	\$64,969.00	\$64,969.00	\$0.00	\$0.00
HOME	PI	M03MC250201		\$35,827.00	\$0.00	\$35,827.00	\$35,827.00	\$0.00	\$0.00
HOME	PI	M04MC250201		\$20,224.00	\$0.00	\$20,224.00	\$20,224.00	\$0.00	\$0.00
HOME	PI	M05MC250201		\$120.00	\$0.00	\$120.00	\$120.00	\$0.00	\$0.00
HOME	PI	M06MC250201		\$4,597.00	\$0.00	\$4,597.00	\$4,597.00	\$0.00	\$0.00

<u>Program</u>	<u>Fund</u>		<u>Metrics</u>	<u>Authorized</u>	<u>Suballocated</u>	<u>Amount</u>	<u>Net Drawn</u>	<u>Available to</u>	<u>Available to</u>
	<u>Type</u>	<u>Grant Number</u>		<u>Amount</u>	<u>Amount</u>	<u>Activities</u>	<u>Amount</u>	<u>Commit</u>	<u>Draw</u>
HOME	PI	M07MC250201		\$12,519.00	\$0.00	\$12,519.00	\$12,519.00	\$0.00	\$0.00
HOME	PI	M09MC250201		\$16,304.00	\$0.00	\$16,304.00	\$16,304.00	\$0.00	\$0.00
HOME	PI	M10MC250201		\$5,000.00	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$0.00
HOME	PI	M11MC250201		\$32,137.00	\$0.00	\$32,137.00	\$32,137.00	\$0.00	\$0.00
HOME	PI		\$0.00	\$616,364.00	\$0.00	\$616,364.00	\$616,364.00	\$0.00	\$0.00
HPRP	EN	S09MY250016		\$610,110.00	\$0.00	\$610,110.00	\$579,669.65	\$0.00	\$30,440.35
HPRP	EN		\$0.00	\$610,110.00	\$0.00	\$610,110.00	\$579,669.65	\$0.00	\$30,440.35
GRANTEE TOTALS			\$0.00	\$53,807,000.13	\$8,110,055.25	\$44,727,099.65	\$41,533,434.39	\$969,845.23	\$4,163,510.49

ATTACHMENT A2
IDIS REPORTS (PR03)
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2008
Project: 0001 - Rescue of Foreclosed Homes
IDIS Activity: 1849
Status: Open
Location: Census Tracts 5101, 5102, 5103, 5104, 5105.01, 5105.02
5105.03, 5106, 5107, 5108, 5109, 5110, 5111, 5112, 5113.01
5113.02, 5114, 5115 Brockton, MA 02301
Initial Funding Date: 12/22/08

Objective: Provide Affordable Housing
Outcome: Sustainability
Matrix Code: Acquisition/Rehabilitation
National Objective: **LMH**

Description:
Because the foreclosure crisis continues to hit all sections of the city, and because foreclosures are complex, the BRA cannot target specific areas but rather on a case by case basis. The BRA has initiated a program of demolishing vacant or abandoned homes and rehabilitating homes in an effort to bring them to a more productive use by low and moderate income families.

Financing		TOTAL #	# HISPANIC
Funded Amount	\$302,879.00	0	0
Drawn Thru Program Year	\$146,850.00	0	0
Drawn in Program Year	\$146,850.00	0	0
Proposed Accomplishments			
Housing Units	4		
		WHITE:	0
		BLACK/AFRICAN AMERICAN:	0
		AMERICAN INDIAN/ALASKAN NATIVE:	0
		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0
		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0
		ASIAN & WHITE:	0
		BLACK/AFRICAN AMERICAN & WHITE:	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0
		OTHER MULTI-RACIAL:	0
Number of Assisted:			
	Total		
Total Extremely Low:	0	TOTAL:	0
Total Low:	0		
Total Moderate:	0		
Total Non Low/Mod:	0		
Total:	0		
Percent Low/Mod:	0.00		
Total Female Headed:	0		
Accomplishments by Year:			
Report Year	Proposed Type	Proposed Units	Actual Type
2008	10 - Housing Units	4	10 - Housing Units
			Actual Units
			2

Annual Accomplishments	Accomplishment Narrative
Year 2008	# Benefiting During the 2009 plan year, 08 CDBG funding was used to to demolish vacant and abandoned properties throughout the city that were contributing to spot slums and blight. Additionally, the BRA acquired a property located at 101 Newbury Street for \$63,000.00. The BRA is current in negotiation with a contractor for rehabilitation of this property. Once rehab is completed, the property will be sold to a qualified low/mod income first time home buyer. The BRA has also contracted with SMAHC for the renovation of 1036-1038 Warren Avenue. Upon completion of this renovation, the Brockton Housing Authority will rent these units to low and moderate income families in the City. To date, no funds have been expended for rehabilitation. The amount allocated for renovations is \$140,000.00.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2009
Project: 0001 - Rescue of Foreclosed Homes
IDIS Activity: 1860
Status: Open
Location: Census Tracts 5101, 5102, 5103, 5104, 5105.01, 5105.02
5105.03, 5106, 5107, 5108, 5109, 5110, 5111, 5112, 5113.01
5113.02, 5114, 5115 Brockton, MA 02301
Initial Funding Date: 12/22/08

Objective: Provide Affordable Housing
Outcome: Sustainability
Matrix Code: Acquisition for Rehabilitation
National Objective: **LMH**

Description:
Because the foreclosure crisis continues to hit all sections of the city, and because foreclosures are complex, the BRA cannot target specific areas but rather on a case by case basis. The BRA has initiated a program of demolishing vacant or abandoned homes and rehabilitating homes in an effort to bring them to a more productive use by low and moderate income families.

Financing		TOTAL #	# HISPANIC
Funded Amount	\$300,000.00	WHITE:	0
Drawn Thru Program Year	\$140,876.30	BLACK/AFRICAN AMERICAN:	0
Drawn in Program Year	\$111,769.50	AMERICAN INDIAN/ALASKAN NATIVE:	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0
Housing Units	4	AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0
		ASIAN & WHITE:	0
		BLACK/AFRICAN AMERICAN & WHITE:	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0
		OTHER MULTI-RACIAL:	0
Number of Assisted:		TOTAL:	0
	Total		0
Total Extremely Low:	0		
Total Low:	0		
Total Moderate:	0		
Total Non Low/Mod:	0		
Total:	0		
Percent Low/Mod:	0.00		
Total Female Headed:	0		

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	10 - Housing Units	4	10 - Housing Units	12

Annual Accomplishments	Accomplishment Narrative
Year # Benefiting 2010	During the 2009 plan year, 08 CDBG funding was used to to demolish vacant and abandoned properties throughout the city that were contributing to spot slums and blight. These properties created not only slums and blight to these neighborhoods, but unsafe conditions to the residents in those neighborhoods. Over \$140,000.00 of 2008 CDBG funding was expended on demolitions. Between the use of 2008 and 2009 funding, 16 vacant or abandoned properties were demolished. These neighborhoods became safer as a result of the demolitions. During the 2010 program year, three properties were demolished using CDBG funds.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0001 - Rescue of Foreclosed Homes
IDIS Activity: 1912 - Housing Rehabilitation
Status: Open
Location: City of Brockton

Objective: Provide Decent Affordable Housing
Outcome: Availability/Accessibility
Matrix Code: Rehabilitation Single Family Residential (14A) National Objective: **LMH**

Description:

The City of Brockton is continuing its effort to decrease the supply of affordable housing and from stabilizing neighborhoods through the presence of deteriorating vacant homes. The BRA is working closely with the Brockton Housing Partnership and public agencies to bring these properties back to productive use and occupancy by low and moderate income families.

Initial Funding Date: 8/6/10

Financing

Funded Amount \$200,000.00
Drawn Thru Program Year \$0.00
Drawn in Program Year \$0.00

Proposed Accomplishments

Housing Units 4

	TOTAL #	# HISPANIC
WHITE:	0	0
BLACK/AFRICAN AMERICAN:	0	0
AMERICAN INDIAN/ALASKAN NATIVE:	0	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	0	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	0	0
TOTAL:	0	0

Number of Assisted:

Total

Total Extremely Low: 0
Total Low: 0
Total Moderate: 0
Total Non Low/Mod: 0
Total: 0
Percent Low/Mod: 0.00
Total Female Headed: 0

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	10 - Housing Units	4	10 - Housing Units	0

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010		As of June 30, 2011, no funding has been expended from Housing Rehabilitation program. It is expected that during 2011 funds will be utilized as intended by the program description. The BRA is currently working to address issue of foreclosed homes in Brockton and together with other agencies has made great strides in this area.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0001 - Rescue of Foreclosed Homes
IDIS Activity: 1913 - Demolition
Status: Open
Location: City of Brockton

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Clearance and Demolitions (04) National Objective: **LMH**

Description:
The City of Brockton. Working with the Brockton Redevelopment Authority, will demolish derelict vacant properties that are beyond restoration and present a safety and/or health issue to the residents of Brockton as well as causing blight to the surrounding neighborhoods throughout the City.

Initial Funding Date: 8/6/10

Financing

Funded Amount \$200,000.00
Drawn Thru Program Year \$0.00
Drawn in Program Year \$0.00

Proposed Accomplishments

Housing Units 4

	TOTAL #	# HISPANIC
WHITE:	0	0
BLACK/AFRICAN AMERICAN:	0	0
AMERICAN INDIAN/ALASKAN NATIVE:	0	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	0	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	0	0
TOTAL:	0	0

Number of Assisted:

Total

Total Extremely Low: 0
Total Low: 0
Total Moderate: 0
Total Non Low/Mod: 0
Total: 0
Percent Low/Mod: 0.00
Total Female Headed: 0

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	10 - Housing Units	4	10 - Housing Units	0

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010		As of June 30, 2011, the city and Brockton Redevelopment Authority have identified several properties that are creating a health and safety issue to its residents. The city and BRA are in the process of preparing documentation in an effort to demolish these properties. It is expected that these properties will be demolished during the 2011 plan year.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0001 - Rescue of Foreclosed Homes
IDIS Activity: 1914 - Receivership
Status: Open
Location: City of Brockton

Objective: Create Suitable Living Environments
Outcome: Availability/Accessibility
Matrix Code: Acquisition for Rehabilitation (14G) National Objective: **LMH**

Description:

The City of Brockton is adding a new tool to its foreclosure crisis by setting aside up to \$60,000 for its receivership program so that it can actively eliminate or prevent troubled properties from creating conditions of slums and blight. The BRA and other partners designated by the city and approved by the courts will take possession of targeted properties, restore them to habitable condition. Once restored, they will be offered for sale to trained and qualified first time home buyers.

Initial Funding Date: 8/6/10

Financing

Funded Amount \$60,000.00
Drawn Thru Program Year \$3,830.98
Drawn in Program Year \$3,830.98

Proposed Accomplishments

Housing Units 4

Number of Assisted:

	Total	
Total Extremely Low:	0	
Total Low:	0	
Total Moderate:	0	
Total Non Low/Mod:	0	
Total:	0	
Percent Low/Mod:	0.00	
Total Female Headed:	0	

	TOTAL #	# HISPANIC
WHITE:	0	0
BLACK/AFRICAN AMERICAN:	0	0
AMERICAN INDIAN/ALASKAN NATIVE:	0	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	0	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	0	0
TOTAL:	0	0

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	10 - Housing Units	4	10 - Housing Units	0

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	<p>The Brockton Redevelopment Authority has been working closely with the Attorney General's office and Code Enforcement officials in the city for the past 18 months to identify potential receivership properties in our targeted neighborhoods. We have also engaged the assistance of Mass Housing Partnership and The Resources Inc. (TRI) to establish a receivership loan pool. This pool will be funded with CDBG and NSP3 funding. To date, we have had one receiver appointed to a property located at 60 Highland Street. Upon appointment, the owner of the property was much more willing to cooperate. The owner began immediately to perform all rehabilitation work on the property and the receiver never started work on the property. We have had much success through this program and anticipate the program will continue to be a success in the 2011 plan year.</p>
2010		

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2008
Project: 0002 - Façade Improvements
IDIS Activity: 1850
Status: Closed
Location: Census Tracts 5104, 5108, 5109, 5110 Brockton, MA 02301

Objective: Create Economic Opportunities
Outcome: Sustainability
Matrix Code: Economic Development - Direct Financial Assistance to Businesses
National Objective: LMA

Description:
Economic opportunities for businesses and business assistance for the downtown central business district and in other neighborhood business districts comprised of at least 51% low moderate income residents. The façade program is intended to increase business opportunities , create jobs and assist in the elimination of slums and blight.

Initial Funding Date: 12/22/08

Financing
Funded Amount \$225,000.00
Drawn Thru Program Year \$225,000.00
Drawn in Program Year \$179,907.00

Proposed Accomplishments
Businesses 10
Population: 15,281
Census Tract Percent: 74.10

	TOTAL #	# HISPANIC
WHITE:	0	0
BLACK/AFRICAN AMERICAN:	0	0
AMERICAN INDIAN/ALASKAN NATIVE:	0	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	0	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	0	0
TOTAL:	0	0

Number of Assisted:
Total
Total Extremely Low: 0
Total Low: 0
Total Moderate: 0
Total Non Low/Mod: 0
Total: 0
Percent Low/Mod: 0.00
Total Female Headed: 0

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2008	Businesses: 10	10	2	0

Annual Accomplishments	Year	# Benefiting	Accomplishment Narrative
	2008		The façade Improvement program has presently utilized \$225,000.00 of 2008 CDBG funding for project delivery costs and façade improvements. As of June 30, 2011, the façade program has continued to receive applications for façade renovations. At this time, ten (10) projects have been placed under agreement with the Brockton Redevelopment Authority for façade improvements. Six (6) of those projects have been completed at this time. The Façade Committee is made up of 12 members who represent various agencies with the City. The Brockton Police Department, Brockton Fire Department, City Planning Department, two (2) architects, members of the Brockton 21st Century Corporation and the Brockton Redevelopment Authority.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2009
Project: 0002 - Façade Improvements
IDIS Activity: 1861
Status: Open
Location: Census Tracts 5104, 5108, 5109, 5110 Brockton, MA 02301

Objective: Create Economic Opportunities
Outcome: Sustainability
Matrix Code: Economic Development - Direct Financial Assistance to Businesses
National Objective: LMA

Description:
Economic opportunities for businesses and business assistance for the downtown central business district and in other neighborhood business districts comprised of at least 51% low moderate income residents. The façade program is intended to increase business opportunities , create jobs and assist in the elimination of slums and blight.

Initial Funding Date: 11/13/09

Financing
Funded Amount \$241,378.00
Drawn Thru Program Year \$13,164.41
Drawn in Program Year \$13,164.41

Proposed Accomplishments
Businesses 10
Population: 15,281
Census Tract Percent: 74.10

	TOTAL #	# HISPANIC
WHITE:	0	0
BLACK/AFRICAN AMERICAN:	0	0
AMERICAN INDIAN/ALASKAN NATIVE:	0	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	0	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	0	0
TOTAL:	0	0

Number of Assisted:
Total
Total Extremely Low: 0
Total Low: 0
Total Moderate: 0
Total Non Low/Mod: 0
Total: 0
Percent Low/Mod: 0.00
Total Female Headed: 0

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2009	Businesses: 10	10	2	2

Annual Accomplishments	Year	# Benefiting	Accomplishment Narrative
	2009		Funding for façade improvements for the 2009 plan year have been completely allocated to projects that are under various stages of completion. Four projects are nearing completion and several new projects are in various stages of the application process. It is likely that funding for 2009 façade program will be expended during the remainder of 2010 and into 2011. This project is a joint effort of the Brockton Redevelopment Authority, Brockton 21st Century Corporation and various city departments.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2009
Project: 0002 - Economic Development
IDIS Activity: 1907
Status: Open
Location: Ryamond School and North Jr. High School

Objective: Create Suitable Living Environments
Outcome: Availability/Accessibility
Matrix Code: Parks and Recreational Facilities (03F) National Objective: **LMC**

Initial Funding Date: 11/5/09

Description:
Preserving the quality of life in existing neighborhoods while accomodating smart growth; supporting a well conceived balance between housing development, transportation, open space and recreational facilities. The playgrounds included in this activity are the Raymond School and North Jr. High School.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$55,000.00	WHITE:	0	0
Drawn Thru Program Year	\$52,441.16	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$13,802.04	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses	10	AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:	15,281	ASIAN & WHITE:	0	0
Census Tract Percent:	74.10	BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total			
Total Extremely Low:	0	TOTAL:	0	0
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2009	Recreational 2	2	2	2

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2009		CDBG funds were used to excavate three softball fields at the Raymond School and provide removable fencing on each of the three fields. The Raymond School portion of the project has been completed. Additionally, permanent fencing (two dugouts and backstops) have been installed at North Jr. High School as well as fence extensions were provided as a barrier between the field and street as a safety precaution for the children. Funds were also used for fence guards as protection of youths playing baseball. Because Brockton has other park and recreational projects in progress, this activity will remain open for future funds if needed on other projects.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0002 - Housing Services
IDIS Activity: 1915 - Landlord Training
Status: Closed
Location: City of Brockton

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Direct Homeownership Assistance (13) National Objective: **LMH**

Description:

The Brockton Redevelopment Authority will partner with Self Help Inc. in yet another coordinated strategy to deal with the causes and effects of the foreclosure crisis. Self Help Inc. will coordinate a Landlord Training program to educate low to moderate income landlords and landlords of multi-family properties as to their duties and rights with respect to tenants. Training will focus on budgeting, maintenance, requirements of sanitary codes and the provisions of fair housing laws.

Initial Funding Date: 8/6/10

Financing

Funded Amount \$20,000.00
Drawn Thru Program Year \$13,925.18
Drawn in Program Year \$13,925.18

Proposed Accomplishments

Housing Units 4

Number of Assisted:

Total

Total Extremely Low: 7
Total Low: 27
Total Moderate: 36
Total Non Low/Mod: 23
Total: 93
Percent Low/Mod: 75.30
Total Female Headed: 0

	TOTAL #	# HISPANIC
WHITE:	39	8
BLACK/AFRICAN AMERICAN:	29	0
AMERICAN INDIAN/ALASKAN NATIVE:	1	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	2	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	1	0
OTHER MULTI-RACIAL:	21	0
TOTAL:	93	8

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	10 - Housing Units		135	93

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010		The landlord training program educated nearly 100 clients made up of current and future landlords in Brockton. As a result of the program, three (3) clients purchased multi-family homes using NSP funding and three (3) using conventional funding. The Class was very successful in providing guidance to potential landlords and as a result assisted low and moderate income persons.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0002 - Housing Services
IDIS Activity: 1916 - Legal Services
Status: Closed
Location: City of Brockton

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Direct Homeownership Assistance (13) National Objective: **LMH**

Initial Funding Date: 8/6/10

Description:

South Coastal Communities Legal Services Inc. will be providing free legal assistance to low and moderate income families facing eviction due to impending foreclosure. 100 hours of legal services including full case representation and advise to an estimated 45 cases will be provided. Additionally, the agency will provide classroom assistance to an estimated 20 or more persons who are interested in their rights as tenants.

Financing

Funded Amount \$10,000.00
Drawn Thru Program Year \$10,000.00
Drawn in Program Year \$10,000.00

Proposed Accomplishments

Housing Units 4

Number of Assisted:

	Total
Total Extremely Low:	93
Total Low:	4
Total Moderate:	3
Total Non Low/Mod:	23
Total:	100
Percent Low/Mod:	100.00
Total Female Headed:	0

	Renters	
	TOTAL #	# HISPANIC
WHITE:	56	13
BLACK/AFRICAN AMERICAN:	36	0
AMERICAN INDIAN/ALASKAN NATIVE:	6	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	0	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	2	0
TOTAL:	100	13

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	10 - Housing Units	45		100

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010		South Coastal Communities Legal Services Inc. exceeded their expectations of assisting 45 persons with legal assistance. Families who would otherwise been unable to obtain legal counseling benefited by this program that in many cases had successful results and the beneficiary was able to remain in their homes. Additionally, a seminar was provided in which the attendees were given information and documentatation regarding their rights as tenants. This program was very successful for low and moderate income individuals and their families in Brockton.

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PGM Year: 2010
Project: 0002 - Housing Services
IDIS Activity: 1917 - Foreclosure Counseling
Status: Closed
Location: City of Brockton

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Direct Homeownership Assistance (13) National Objective: **LMH**

Description:

The Brockton Redevelopment Authority will partner with Neighborhood Housing Services in an effort to avoid foreclosure to 250 residents of Brockton through lender workouts or otherwise assist them in analyzing options and deciding upon appropriate action such as short sales or deeds in lieu of foreclosure.

Initial Funding Date: 8/6/10

Financing

Funded Amount \$25,000.00
 Drawn Thru Program Year \$25,000.00
 Drawn in Program Year \$25,000.00

Proposed Accomplishments

Households 250

Number of Assisted:

	Total
Total Extremely Low:	128
Total Low:	123
Total Moderate:	55
Total Non Low/Mod:	65
Total:	371
Percent Low/Mod:	82.50
Total Female Headed:	0

Owners

	TOTAL #	# HISPANIC
WHITE:	165	12
BLACK/AFRICAN AMERICAN:	169	0
AMERICAN INDIAN/ALASKAN NATIVE:	2	0
NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	1	0
AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
ASIAN & WHITE:	0	0
BLACK/AFRICAN AMERICAN & WHITE:	3	0
AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
OTHER MULTI-RACIAL:	31	0
TOTAL:	371	12

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	Households	250		371

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010	371	As a result of this program, 27 homeowners had their mortgages modified. These homeowner modifications will allow the homeowner to remain in their homes. Due to the nature of loan mitigation, most of the clients at Neighborhood Housing Services are in "Initiated Foreclosure Agreement" which is a suspension of the foreclosure process until a modification can be completed. There are over 350 clients served during the 2010 plan year.

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PGM Year: 2010
Project: 0003 - Streetscapes
IDIS Activity: 1918 - Streetscape Improvements
Status: Open
Location: City of Brockton

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Public Facilities and Improvments
 National Objective: **LMA**

Description:

The BRA acting in conjunction with the Mayor and Department of Public Works will plan to construct sidewalk and streetscape improvements, including handicapped accessibility improvements, in key areas along Main Street and throughout the city. Improvements are intended to provide a more suitable living environment for the residents of Brockton in predominately low and moderate income areas.

Initial Funding Date: 8/6/10

Financing

Funded Amount \$275,000.00
 Drawn Thru Program Year \$18,750.00
 Drawn in Program Year \$18,750.00

Owners

TOTAL # # HISPANIC

Proposed Accomplishments

Public Facilities: 5
 Total Population in Service area: 92,431
 Census Tract Percent Low / Mod. 55.50%

WHITE:
 BLACK/AFRICAN AMERICAN:
 AMERICAN INDIAN/ALASKAN NATIVE:
 NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:
 AMERICAN INDIAN/ALASKAN NATIVE/WHITE:
 ASIAN & WHITE:
 BLACK/AFRICAN AMERICAN & WHITE:
 AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:
 OTHER MULTI-RACIAL:

Number of Assisted:

Total

Total Extremely Low:

Total Low:

Total Moderate:

Total Non Low/Mod:

Total:

Percent Low/Mod:

Total Female Headed:

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010	Area Benefit	5		1

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010	92431	As of June 30, 2011, the program has expended funding for the repaving of Grove Avenue. Plans are being made at this time for the use of the remaining funds which will be used for a variety of streetscape projects. It is expected that these funds will be utilized during the 2011 plan year.

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PGM Year: 2009
Project: 0003 - Planning
IDIS Activity: 1862
Status: Closed
Location: 50 School Street, Brockton, MA 02301

Objective:
Outcome:
Matrix Code: Submissions for applications for Federal Reporting and Funding
National Objective:

Initial Funding Date: 11/5/09

Description:
CDBG funds will be used to prepare Brockton's 2010 Annual Plan for CDBG and HOME funding along with public and private resources to carry out the objectives of the plan. Because the BRA is a small staff, they require the assistance of an outside consultant in the development and submission of the FY2010 Annual Plan. The consultant will be selected in accordance with federal, state and local procurement guidelines.

Financing		TOTAL #	# HISPANIC
Funded Amount	\$10,000.00	0	0
Drawn Thru Program Year	\$1,350.00	0	0
Drawn in Program Year	\$1,350.00	0	0
Proposed Accomplishments			
Businesses		0	0
Population:		0	0
Census Tract Percent:		0	0
Number of Assisted:		0	0
	Total		
Total Extremely Low:	0	0	0
Total Low:	0		
Total Moderate:	0		
Total Non Low/Mod:	0		
Total:	0		
Percent Low/Mod:	0.00		
Total Female Headed:	0		

Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2009				

Annual Accomplishments	Accomplishment Narrative
Year 2009	# Benefiting Funding was used to assist the Brockton Redevelopment Authority and Brockton Housing Authority in the preparation of the Annual Plan.

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PGM Year: 2006
Project: 0004 - War Memorial Building - Accessibility Retrofit
IDIS Activity: 1820 - War Memorial Building Elevator
Status: Closed
Location: 156 W. Elm Street, Brockton, MA 02301

Objective: Create suitable living environments
Outcome: Availability/Accessibility
Matrix Code: Public Facilities and Improvement National Objective: **LMA**

Description:
Installation of a four stop elevator and upgrade restrooms to meet ADA standards to improve access to the building for handicapped individuals.

Initial Funding Date: 6/7/07

Financing			TOTAL #	# HISPANIC
Funded Amount	\$1,643,062.40	WHITE:	0	0
Drawn Thru Program Year	\$1,643,062.40	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$30,850.84	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Public Facilities	1	AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Total Population in Service Area: 6,412		ASIAN & WHITE:	0	0
Census Tract Percent Low/Mod: 71.80		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total			
Total Extremely Low:	0	TOTAL:	0	0
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2006	11 - Public Facilities	1	11 - Public Facilities	1

Annual Accomplishments

Year	# Benefiting	Accomplishment Narrative
2006		CDBG funds have been used to upgrade the building by installing a four stop elevator, thus improving access to the building for handicapped individuals. The building has also had existing bathrooms updated to meet ADA standards. The building upgrades has made the building fully accessible to handicapped persons. CDBG funding has also been used to upgrade electrical systems throughout the building. The main purpose of the renovations has been removal of architectural barriers. Funds for this year have been expended.

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PGM Year: 2007
Project: 0004 - War Memorial Building - Accessibility Retrofit
IDIS Activity: 1903 - War Memorial Building Renovations
Status: Closed
Location: 156 W. Elm Street, Brockton, MA 02301

Objective: Create suitable living environments
Outcome: Availability/Accessibility
Matrix Code: Public Facilities and Improvement National Objective: **LMA**

Description:
 Continued renovations to the War Memorial Building will include upgrading of electrical system as well as modifications to appurtenant sidewalks and access points.

Initial Funding Date: 11/27/09

Financing			TOTAL #	# HISPANIC
Funded Amount	\$96,454.00	WHITE:	0	0
Drawn Thru Program Year	\$96,454.00	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$0.00	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Public Facilities	1	AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Total Population in Service Area:	6,412	ASIAN & WHITE:	0	0
Census Tract Percent Low/Mod:	71.80	BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total	TOTAL:	0	0
Total Extremely Low:	0			
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2006	11 - Public Facilities	1	11 - Public Facilities	1

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2007		CDBG funds have been used for continuation of electrical upgrades as well as construction of sidewalks and access points. Through this construction, it was necessary to provide inspections for hazardous materials and the removal of asbestos from the building. Architectural costs were also expended as a part of the CDBG funds expended. During the 2008 and 2009 plan year the 2007 CDBG funds were expended in total.

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PGM Year: 2009
Project: 0004 - War Memorial Building - Accessibility Retrofit

Objective: Create suitable living environments
Outcome: Availability/Accessibility

IDIS Activity: 1863
Status: Open
Location: 156 W. Elm Street, Brockton, MA 02301

Matrix Code: Public Facilities and Improvement **National Objective:** LMA

Description:
Continued renovations to the War Memorial Building will include Fire Alarm upgrades, façade Improvements and Heating, Ventilations and Air Conditioning.

Initial Funding Date: 11/27/09

Financing			TOTAL #	# HISPANIC
Funded Amount	\$350,000.00	WHITE:	0	0
Drawn Thru Program Year	\$0.00	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$0.00	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Public Facilities	1	AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Total Population in Service Area: 6,412		ASIAN & WHITE:	0	0
Census Tract Percent Low/Mod: 71.80		BLACK/AFRICAN AMERICAN & WHITE:	0	0
Number of Assisted:		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
	Total	OTHER MULTI-RACIAL:	0	0
Total Extremely Low:	0	TOTAL:	0	0
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2006	11 - Public Facilities	1	11 - Public Facilities	1

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Narrative
2009		<p>The City of Brockton and the BRA are working to remove architectural barriers in the War Memorial Building so that all of Brockton's residents, including the disabled, can participate in a variety of public civic and cultural events. During the course of 2010, electrical upgrades have been completed and additional renovations are in the process of being bid to potential architects and contractors. The continuation of renovations will include façade improvements, additional electrical upgrades to fire alarm systems and heating, ventilation and Air conditioning installation.</p> <p>CDBG funding will be used in conjunction with a Special EDI grant of \$190,000.00 for the completion of the renovations. The special EDI grant has been earmarked for the War Memorial Building and will be used for the installation of a spinkler system.</p> <p>All renovations to the War Memorial building are expected to be complete within the fourth quarter of 2011.</p>

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PGM Year: 2010
Project: 0006 - YMCA Cosgrove Swimming Pool
IDIS Activity: 1921
Status: Completed
Location: 320 Main Street, Brockton, MA 02301

Objective: Create Suitable Living Environments
Outcome: Availability/Accessibility
Matrix Code: Youth Service (05D) National Objective: **LMC**

Initial Funding Date: 11/5/09

Description:
CDBG Funds will be used to provide salaries for training and qualifying counselors and instructors as well as related expenses in connection with the Cosgrove pool during the summer months. The pool is a significant public recreational resource which is centrally located among low and moderate income areas of the City of Brockton. During the summer months underprivileged children and youths from surrounding low and moderate income neighborhoods are transported to the pool where they receive safety instruction from qualified instructors and counselors.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$54,999.46	WHITE:	1255	723
Drawn Thru Program Year	\$54,999.46	BLACK/AFRICAN AMERICAN:	7825	0
Drawn in Program Year	\$54,999.46	AMERICAN INDIAN/ALASKAN NATIVE:	130	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	495	0
	Total	TOTAL:	9705	723
Total Extremely Low:	7375			
Total Low:	1930			
Total Moderate:	400			
Total Non Low/Mod:				
Total:	9705			
Percent Low/Mod:	100.00%			
Total Female Headed:	0			

Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		10,000		9705

Annual Accomplishments		Accomplishment Narrative
Year	# Benefiting	
2010		CDBG funds have been used to provide partial salaries and to satisfy related expenses in connection with the provision of structured recreational and instructional programs. During FY2010, 9,705 children benefited from the use of this facility and from its well structured program. The CDBG project was successfully completed.

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PGM Year: 2010
Project: 0010 - Dorn Davies Senior Center (BAMSI)
IDIS Activity: 1927
Status: Completed
Location: 1380 Main Street, Brockton MA 02301

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Senior Services (05A) **National Objective: LMC**

Initial Funding Date: 8/6/10

Description:
 BAMSI operates the Dorn Davies Senior Center in the Campello High Rise elderly residence. Satellite programs are run from the Dorn Davies Center at three other well placed locations, as are outreach programs for the Brockton elder community at large. Programs focus on senior citizens health and nutritional needs as well as recreational and social programs. The Dorn Davies Senior Center's clientele are exclusively low and moderate income persons. The program intends to assist an estimated 3,800 seniors in FY2010.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$5,000.00	WHITE:	2708	853
Drawn Thru Program Year	\$5,000.00	BLACK/AFRICAN AMERICAN:	503	0
Drawn in Program Year	\$5,000.00	AMERICAN INDIAN/ALASKAN NATIVE:	17	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	26	0
	Total			
Total Extremely Low:	2180	TOTAL:	3254	853
Total Low:	812			
Total Moderate:	132			
Total Non Low/Mod:	130			
Total:	3254			
Percent Low/Mod:	96.00%			
Total Female Headed:	0			

Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		3800		3254

Annual Accomplishments		Accomplishment Narrative
Year	# Benefiting	
2010	3254	The achievements of this program during 2010 have been notable with over 3250 persons being served. The majority of those assisted are on a very limited income with no family to rely on. The objective of this program is to try to fill that void with programs and services. By providing these services, the Dorn Davies Senior Center takes the burden and worry from the clients and their caregivers. The clients served who were isolated, lonely and vulnerable are now supported and more independent. The programs provide both long and short term assistance.

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PGM Year: 2010
Project: 0011 - YMCA Camp Massasoit
IDIS Activity: 1928
Status: Completed
Location: Census Tract 5112 Brockton, MA 02302

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Youth Services (05D) National Objective: **LMC**

Initial Funding Date: 8/6/10

Description:
Camp Massasoit funding will provide operating expenses and support for the Old Colony YMCA program to benefit low and moderate income children. The camp is a summer day camp of six week duration for children ages 9 - 12 years who come from throughout Brockton. Organized programs consist of values orientation, health and fitness, self esteem and confidence building, appreciation of ethnic and cultural diversity and problem solving skills. The camp hopes to provide this service to approximately 300 youths this year.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$5,000.00	WHITE:	88	36
Drawn Thru Program Year	\$4,998.78	BLACK/AFRICAN AMERICAN:	150	0
Drawn in Program Year	\$4,998.78	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	60	0
	Total	TOTAL:	298	36
Total Extremely Low:	180			
Total Low:	90			
Total Moderate:	28			
Total Non Low/Mod:	0			
Total:	298			
Percent Low/Mod:	100.00%			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		300		298

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010	298	During the summer months of July and August 2010, Camp Massasoit served 298 low and moderate income single parent children living in the City of Brockton within elevated crime areas. These children would not normally have access to a summer camp program. Campers were able to expand their knowledge and build resiliency. Many of these children are considered at risk by school administrators and were recommended for the program. CDBG funds were used to pay for camp counselors and transportation for the children.

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PGM Year: 2010
Project: 0012 - BAMSI Helpline
IDIS Activity: 1929
Status: Completed
Location: Census Tract 5105 Brockton, MA 02301

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Public Services (05) **National Objective:** LMC

Initial Funding Date: 8/6/10

Description:
Helpline is a program operated by Brockton Area Multi Services, Inc. (BAMSI). Helpline is an informational and referral resource that has for the past decade helped literally thousands of Brockton residents to locate services and assistance for a variety of needs. CDBG funds are intended to support on part time position for the Housing First Program, a key initiative to prevent families and elderly persons from becoming homeless and to provide emergency assistance to low and moderate income households facing severe hardships, rendering them in danger of becoming homeless.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$5,000.00	WHITE:	49	4
Drawn Thru Program Year	\$5,000.00	BLACK/AFRICAN AMERICAN:	48	3
Drawn in Program Year	\$5,000.00	AMERICAN INDIAN/ALASKAN NATIVE:	1	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	3	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	23	0
	Total		0	
Total Extremely Low:	89	TOTAL:	124	7
Total Low:	30			
Total Moderate:	5			
Total Non Low/Mod:	0			
Total:	124			
Percent Low/Mod:	100.00%			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010				

Annual Accomplishments

Accomplishment Narrative

Year	# Benefiting	Accomplishment Narrative
2010		Initially, BAMSI's Helpline program indicated they would assist as many as 550 low and moderate income persons during 2010 with basic need services. During the program year, the number of households assisted was over 730. These households were assisted with housing counseling, utility assistance, food vouchers, domestic violence referrals, emergency shelter, financial assistance and advocacy services. The total number of persons assisted includes 124 walk ins as well as 606 telephone assisted persons. All of those assisted were Brockton residents who were provided with the ability to stay in their homes and in the community. The program had a very successful year assisting persons in need.

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PGM Year: 2010
Project: 0013 - Family and Community Resources
IDIS Activity: 1930
Status: Completed
Location: Census Tract 5108 Brockton, MA 02301

Objective: Create Suitable Living Environments
Outcome: Availability/Accessibility
Matrix Code: Battered and Abused Spouses (05G) National Objective: **LMC**

Initial Funding Date: 8/6/10

Description:
 Family operates a program to provide specifically tailored services to adults and their children who are victims of domestic violence and who reside in Brockton Housing Authority owned and operated properties. Funds will be used to partially pay the salary of an advocate who will provide crisis intervention assistance, counseling and case management to victims of domestic violence. The facility expects to assist as many as 50 persons during the course of the 2010 plan year.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$5,000.00	WHITE:	48	7
Drawn Thru Program Year	\$5,000.00	BLACK/AFRICAN AMERICAN:	18	0
Drawn in Program Year	\$5,000.00	AMERICAN INDIAN/ALASKAN NATIVE:	1	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	3	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total			
Total Extremely Low:	34	TOTAL:	70	7
Total Low:	41			
Total Moderate:	10			
Total Non Low/Mod:	0			
Total:	85			
Percent Low/Mod:	100.00%			
Total Female Headed:	0			

Accomplishments by Year:

Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		50		70

Annual Accomplishments		Accomplishment Narrative
Year	# Benefiting	
2010		The domestic violence program at Family and Community Resources provided a continuum of services to adult victims who were homeless as a direct result of family violence. Individualized service plans and advocacy assisted victims with critical safety planning; knowledge of community and state resources to assist them in identifying housing resources; individual and group supportive counseling enabling them to understand the dynamics of family violence; advocacy services with community stakeholders to assist victims with housing stabilization and safety. Through the year 2010, 70 persons were assisted, 20 more than were projected. The CDBG activity was successfully completed.

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PGM Year: 2010
Project: 0014 - Economic Development
IDIS Activity: 1935 - Façade Improvements
Status: Open
Location: 50 School Street, Brockton, MA 02301

Objective:
Outcome:
Matrix Code: General Program Administration (21A) National Objective:

Initial Funding Date: 8/6/10

Description:
Working with the Brockton 21st Century, the BRA will provide funds to continue this very popular program of funding businesses in the downtown area of the city with low interest loans or grants for improving the facades of their buildings. Most loans will be capped at \$35,000.00. Larger investments may be made available to upgrade key anchor business properties. All code violations will be corrected in assisted businesses prior to expending any funds on a project.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$145,665.00	WHITE:	0	0
Drawn Thru Program Year	\$0.00	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$0.00	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total			
Total Extremely Low:	0	TOTAL:	0	0
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00%			
Total Female Headed:	0			
Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		5		0

Annual Accomplishments	Accomplishment Narrative
Year # Benefiting	
2010	No funds have yet to be expended from the 2010 funding, however, nearly all of the funds for years 2008, 2009 and 2010 have been allocated to projects. At this time there is a waiting list of applicants waiting to get into this project. It is anticipated that all years funding will be expended by the end of the 2011 plan year.

U.S. Department of Housing and Urban Development
 Office of Community Planning and Development
 Integrated Disbursement and Information System
 CDBG Activity Summary Report (GPR) for Program Year 2010
 BROCKTON

PGM Year: 2010
Project: 0015 - Micro Enterprises
IDIS Activity: 1931 - Business Plan Assistance
Status: Open
Location: 142 Crescent Street, Brockton, MA 02302

Objective: Create Economic Opportunities
Outcome: Availability and Accessibility
Matrix Code: Micro Enterprise Assistance (18C) National Objective: LCMCM

Initial Funding Date: 8/6/10

Description:
 Self Help Inc., a community development corporation, will conduct a multi part business plan writing program targeted to Brockton residents. The goal of the program is to create at least 4 viable business plans that in turn can help launch at least one micro enterprise . Class size will be limited to 16 persons but can be expanded if the demand justifies. The program will assist the authors of the business plans to connect with lenders and public financing mechanisms to undertake other steps to starting a business.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$40,000.00	WHITE:	4	0
Drawn Thru Program Year	\$31,241.35	BLACK/AFRICAN AMERICAN:	5	0
Drawn in Program Year	\$31,241.35	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	2	0
	Total	TOTAL:	11	0
Total Extremely Low:	6			
Total Low:	3			
Total Moderate:	1			
Total Non Low/Mod:	1			
Total:	11			
Percent Low/Mod:	0.00%			
Total Female Headed:	0			

Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		16		11

Annual Accomplishments		Accomplishment Narrative
Year	# Benefiting	
2010		CDBG funding was provided with the main objective of initiating a micro enterprise in the downtown section of Brockton. The business plan with the most chance of success would be provided with a one year lease in census tract 5109. At this time the Brockton Redevelopment Authority is in communication with the potential business and awaiting the location of the business.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0016 - Vacant Lot Cleanup
IDIS Activity: 1932 - Interim Assistance Cleanup of vacant lots
Status: Open
Location: 50 School Street, Brockton, MA 02301

Objective: Create Suitable Living Environments
Outcome: Sustainability
Matrix Code: Interim Assitance (06) National Objective: **SBS**

Initial Funding Date: 11/5/09

Description:
CDBG funds will be used on a spot basis to remove debris and garbage and to generally cleanup fence and secure, and in some cases plant vegetation on lots where buildings have been demolished and the property is contributing to incidences of blight to the surrounding neighborhoods. Actions taken will be performed by private contractors or city agencies as appropriate in conjunction with inspectional services and departmental code enforcement efforts.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$50,000.00	WHITE:	0	0
Drawn Thru Program Year	\$188.70	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$188.70	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total			
Total Extremely Low:	0	TOTAL:	0	0
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00%			
Total Female Headed:	0			

Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		10		

Annual Accomplishments		Accomplishment Narrative
Year	# Benefiting	
2010		In June 2011, the City of Brockton, through the Brockton Redevelopment Authority advertised for Requests for Quotes from qualified organizations for the purpose of cleaning vacant lots within the City of Brockton. Through a selection process, the BRA entered into a 12 month contract with a contractor for this program. At this time, two vacant lots have been identified for cleanup and will be scheduled in the very near future. The activity is now underway and will be actively seeking and scheduling additional lots in the upcoming months. It is estimated that at least 10 lots will be cleaned during this year.

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Integrated Disbursement and Information System
CDBG Activity Summary Report (GPR) for Program Year 2010
BROCKTON

PGM Year: 2010
Project: 0019 - Administration
IDIS Activity: 1934 - General Administration
Status: Open
Location: 50 School Street, Brockton, MA 02301

Objective:
Outcome:
Matrix Code: General Program Administration (21A) National Objective:

Initial Funding Date: 8/6/10

Description:
The BRA will utilize these funds for coordination and oversight, implementation and compliance as it carries out the eligible activities in the Annual Plan. Additionally, funding will be used in the preparation of the CAPER 2010 and Annual Plan 2011.

Financing			TOTAL #	# HISPANIC
Funded Amount	\$363,459.48	WHITE:	0	0
Drawn Thru Program Year	\$254,752.81	BLACK/AFRICAN AMERICAN:	0	0
Drawn in Program Year	\$254,752.81	AMERICAN INDIAN/ALASKAN NATIVE:	0	0
Proposed Accomplishments		NATIVE HAWAIIAN/OTHER PACIFIC ISLANDER:	0	0
Businesses		AMERICAN INDIAN/ALASKAN NATIVE/WHITE:	0	0
Population:		ASIAN & WHITE:	0	0
Census Tract Percent:		BLACK/AFRICAN AMERICAN & WHITE:	0	0
		AM. INDIAN/ALASKAN NATIVE & BLK AFRICAN AM:	0	0
Number of Assisted:		OTHER MULTI-RACIAL:	0	0
	Total			
Total Extremely Low:	0	TOTAL:	0	0
Total Low:	0			
Total Moderate:	0			
Total Non Low/Mod:	0			
Total:	0			
Percent Low/Mod:	0.00%			
Total Female Headed:	0			

Accomplishments by Year:				
Report Year	Proposed Type	Proposed Units	Actual Type	Actual Units
2010		15		

Annual Accomplishments	Accomplishment Narrative
Year 2010 # Benefiting	During the course of 2010, the BRA utilized CDBG funding for salaries and office expenses in order to oversee the program activities and ensure compliance with federal regulations.

ATTACHMENT A3
IDIS REPORTS (PR06)
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

PR06 - Summary of Consolidated Plan Projects for Report Year

Plan Year	IDIS Project	Project Title and Description	Program
2010	1	Rescue of Foreclosed Homes	CDBG
2010	2	Housing Services	CDBG
2010	3	Streetscape Improvements	CDBG
2010	4	Arts in the Windows Program	CDBG
2010	5	Mobile Anti Crime Unit	CDBG
2010	6	Cosgrove Swimming Pool	CDBG
2010	7	YMCA David Jon Louison Family Center	CDBG
2010	8	Work Express Program	CDBG
2010	9	Youth Enhancement Program	CDBG

=T("In a continuing effort to prevent foreclosures in Brockton from decreasing affordable housing and from stabilizing neighborhoods through the presence of deteriorating vacant homes, the BRA is working closely with the Brockton Housing Partnership and o

=T("A coordinated strategy to deal with the causes and effects of the foreclosure crisis, the BRA will partner with three experienced community based organizations to provide several interrelated housing services to help stave off foreclosure and prevent

=T("Brockton has certain public facility needs that serve large segments of the population, support the needs of low and moderate income persons, positively impact the quality of life for residents or have an impact on entire neighborhoods. One such proje

=T("Under the supervision of the Brockton 21st Century Corporation the city will contract with the Fuller Craft Museum to place original artworks in the windows of mostly vacant storefront windows of buildings in the downtown area of the city. The project

=T("The Brockton Police Department has taken a multi pronged approach to crime prevention which includes such elements as public school outreach and neighborhood watch programs that aim at increasing citizen involvement and public safety awareness. Furthe

=T("CDBG Funds will be used to provide salaries and to satisfy related expenses in connection with the provision of structured recreational and instructional programs at the Old Colony YMCA Cosgrove Pool. The pool is a significant public recreational reso

=T("CDBG funds will be used to partially pay the salaries of Caseworkers/Clinical Coordinators to service the needs of transitional tenants of this facility. The center provides transitional shelter and support services to exclusively lower income homeles

=T("CDBG funds will be used to help support the expanded Work Express Program created by Father Bill's and Mainspring. Work express seeks to mainstream homeless persons to productive employment and independence by means of transitional housing, intensive

=T("The Associacao Cabo Verdiana de Brockton, Inc will utilize CDBG funds to assist in the operation of a variety of after school programs to assist young Cape Verdean people. In addition, ti will establish essential services which link members of their n

Plan Year	IDIS Project	Project Title and Description	Program
2010	10	Dorn Davies Senior Center	CDBG
2010	11	Camp Massasoit	CDBG
2010	12	BAMSI Helpline	CDBG
2010	13	Brockton Family and Community Resources	CDBG
2010	14	Economic Development Facade Improvement	CDBG
2010	15	Micro Enterprises	CDBG
2010	16	Vacant Lot Cleanup	CDBG
2010	17	Creation of Secured Lender Registry	CDBG
2010	18	Contingencies	CDBG

=T("BAMSI operates the Dorn Davies Senior Center in the Campello High Rise elderly residence. Satellite programs are run from three other well placed locations throughout the city as outreach programs for the Brockton elder community at large. Programs fo

=T("Funds will be used to partially provide operating costs for the Old Colony YMCA's Camp Massasoit, a summer day camp of six weeks duration. The camp is located at Massasoit Community College. It benefits low and moderate income children ages 9 - 12 yea

=T("Helpline is an information and referral resource that has for the past decade helped many thousands of Brockton residents to locate services and assistance for a variety of needs. CDBG funds will help support one part time position for the housing fir

=T("BFCR operates a program to provide specifically tailored services to adults and their children who are victims of domestic violence and who reside in Brockton Housing Authority owned or operated properties. Funds will be used to partially pay the sala

=T("Working through the Brockton 21st Century Corporation, the BRA will provide funds to continue this highly popular program of funding businesses in the downtown area of the city with low interest loans or grants for improving the facades of their build

=T("Self Help Inc., a Community Development Corporation, will conduct a multi-part business plan training program targeted to Brockton residents. The goal of the program is to create at least four viable business plans that in turn can help launch up to f

=T("CDBG Funds will be used on a spot basis to remove debris and garbage and to generally cleanup, fence and secure, and in some cases plant vegetation on lots where buildings have been demolished and the property is contributing to incidences of blight t

=T("Funding will be used to hire a staffer to create a registry of properties that are vacant for a period of 90 days or more. Owners of these properties and the lenders with a security interest in them will be required by a proposed new city ordinance to The city will hold \$76,000.00 in a contingency fund for use on any projects that may require additional funding in order to complete its intended purpose.

Plan Year	IDIS Project	Project Title and Description	Program
2010	19	General Administration and Planning	CDBG
2010	20	CHDO - Rental Rehabilitation	HOME
2010	21	New Construction - Brockton Housing Authority	HOME
2010	22	First Time Home buyer Assistance	HOME
2010	23	Acquisition and Rehabilitation - Rental Housing Developments	HOME
2010	24	Planning/Administration	HOME
2010	25	CHDO - Rental Rehabilitation	HOME
2010	26	New Construction - Brockton Housing Authority	HOME
2010	27	First Time Homebuyer Assistance	HOME

=T("The BRA will utilize these funds for coordination oversight, implementation and compliance as it carries out the eligible activities identified in the Annual Plan. Additionally, funding will be used in the preparation of the CAPER 2010 and Annual Plan

=T("HOME funds to assist in the acquisition and rehabilitation of a vacant, foreclosed, bank-owned multi-family property in Brockton. Southeastern Massachusetts Affordable Housing Corporation (SMAHC - the local CHDO) will own and maintain the multi-famil

=T("The BHA will construct a duplex at 102 Green Street as affordable housing units. The BHA will acquire the site with Chapter 40R funding available to the city of Brockton and will demolish the building presently on the site with provate financing. FY2

=T("HOME funds will be utilized to provide down payment assistance and reasonable closing costs to enable low/moderate income persons to purchase first homes citywide. To be eligible for assistance, first time buyers are required to complete a structure

=T("BHA will utilized HOME funds in conjunction with loans and grants from various Federal and State funding sources to acquire and rehabilitate up to 16 units of abandoned, bank-owned, foreclosed two and three family homes. These units will be put back

The BHA utilizes these HOME funds for coordination oversight, implementation and compliance actions as it carries out the eligible HOME activities identified in the One Year Annual Plan.

=T("The BHA is allocating \$143,000 in HOME funds to assist in the acquisition of a vacant, foreclosed, bank-owned multi-family property in Brockton. Southeastern Massachusetts Affordable Housing Corporation (SMAHC - the local CHDO) will own and maintain

=T("The BHA will construct a duplex at 102 Green Street as affordable rental housing units. The BHA will acquire the site with Chapter 40R funding available to Brockton and will demolish the building now on site using private financing. FY2010 HOME fund

=T("HOME funds will be utilized to provide down payment assistance and reasonable closing costs to enable low and moderate income persons and families to purchase first homes citywide. To be eligible for this assistance, first time buyers will be required

PR06 - Summary of Consolidated Plan Projects for Report 1

Plan Year	IDIS Project	Project Title and Description	Metrics	Project Estimate	Committed Amount	Amount Drawn Thru Report Year	Amount Available to Draw	Amount Drawn in Report Year
2010	1	Rescue of Foreclosed Homes		\$360,000.00	\$360,000.00	\$3,830.98	\$356,169.02	\$3,830.98
2010	2	Housing Services		\$55,000.00	\$48,925.18	\$48,925.18	\$0.00	\$48,925.18
2010	3	Streetscape Improvements		\$275,000.00	\$275,000.00	\$18,750.00	\$256,250.00	\$18,750.00
2010	4	Arts in the Windows Program		\$25,000.00	\$24,999.76	\$24,999.76	\$0.00	\$24,999.76
2010	5	Mobile Anti Crime Unit		\$131,883.00	\$155,000.00	\$155,000.00	\$0.00	\$155,000.00
2010	6	Cosgrove Swimming Pool		\$55,000.00	\$54,999.46	\$54,999.46	\$0.00	\$54,999.46
2010	7	YMCA David Jon Louison Family Center		\$5,000.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00
2010	8	Work Express Program		\$8,461.00	\$8,461.00	\$8,461.00	\$0.00	\$8,461.00
2010	9	Youth Enhancement Program		\$5,000.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00

Plan Year	IDIS Project	Project Title and Description	Metrics	Project Estimate	Committed Amount	Amount Drawn Thru Report Year	Amount Available to Draw	Amount Drawn in Report Year
2010	10	Dorn Davies Senior Center		\$5,000.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00
2010	11	Camp Massaoit		\$5,000.00	\$4,998.78	\$4,998.78	\$0.00	\$4,998.78
2010	12	BAMSI Helpline		\$5,000.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00
2010	13	Brockton Family and Community Resources		\$5,000.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00
2010	14	Economic Development Facade Improvement		\$145,655.00	\$145,665.00	\$0.00	\$145,665.00	\$0.00
2010	15	Micro Enterprises		\$40,000.00	\$40,000.00	\$31,241.35	\$8,758.65	\$31,241.35
2010	16	Vacant Lot Cleanup		\$50,000.00	\$50,000.00	\$188.70	\$49,811.30	\$188.70
2010	17	Creation of Secured Lender Registry		\$50,000.00	\$50,000.00	\$440.53	\$49,559.47	\$440.53
2010	18	Contingencies		\$76,000.00	\$0.00	\$0.00	\$0.00	\$0.00

Plan Year	IDIS Project	Project Title and Description	Metrics	Project Estimate	Committed Amount	Amount Drawn Thru Report Year	Amount Available to Draw	Amount Drawn in Report Year
2010	19	General Administration and Planning		\$331,281.00	\$363,459.48	\$254,752.81	\$108,706.67	\$254,752.81
2010	20	CHDO - Rental Rehabilitation		\$143,000.00	\$0.00	\$143,000.00	(\$143,000.00)	\$143,000.00
2010	21	New Construction - Brockton Housing Authority		\$186,754.00	\$340,000.00	\$303,860.00	\$36,140.00	\$303,860.00
2010	22	First Time Home buyer Assistance		\$100,000.00	\$40,640.00	\$40,640.00	\$0.00	\$40,640.00
2010	23	Acquisition and Rehabilitation - Rental Housing Developments		\$320,000.00	\$165,000.00	\$130,401.00	\$34,599.00	\$130,401.00
2010	24	Planning/Administration		\$83,300.00	\$83,300.00	\$42,467.00	\$40,833.00	\$42,467.00
2010	25	CHDO - Rental Rehabilitation		\$143,000.00	\$0.00	\$0.00	\$0.00	\$0.00
2010	26	New Construction - Brockton Housing Authority		\$186,754.00	\$0.00	\$0.00	\$0.00	\$0.00
2010	27	First Time Homebuyer Assistance		\$100,000.00	\$0.00	\$0.00	\$0.00	\$0.00

ATTACHMENT A4
IDIS REPORTS (PR22)
HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT -----	PGM -----	PROJECT ESTIMATE -----	COMMITTED AMOUNT -----	AMOUNT DRAWN THRU REPORT YEAR -----	AMOUNT AVAILABLE TO DRAW -----	AMOUNT DRAWN IN REPORT YEAR -----
COMMUNITY HOUSING DEVELOPMENT ORGANIZATION (CHDO)						
2009-0016	COMMUNITY HOUSING DEVELOPMENT ORG. (CHDO)					
	HOME	130,000.00	156,000.00	156,000.00	0.00	81,269.00

DESCRIPTION: THE BROCKTON HOUSING AUTHORITY IS ALLOCATING \$130,000 IN HOME FUNDS TO ASSIST IN THE ACQUISITION AND REHABILITATION OF A VACANT, FORECLOSED, BANK-OWNED MULTI-FAMILY PROPERTY IN BROCKTON. SOUTHEASTERN MASSACHUSETTS AFFORDABLE HOUSING CORPORATION (SMAHC), THE LOCAL CHDO, WILL OWN AND MAINTAIN THE MULTI-FAMILY PROPERTY AND RENT THE UNITS TO ELIGIBLE LOW AND MODERATE INCOME FAMILIES. SMAHC WILL LIKELY BE COMBINING THE HOME FUNDS WITH OTHER FUNDING TO UNDERTAKE THIS PROJECT. THIS PROJECT CONTINUES THE COOPERATIVE PARTNERSHIP OF THE CITY OF BROCKTON AND THE CHDO THAT IN RECENT YEARS HAS RESULTED IN THE CREATION OF SOME 32 SCATTERED SITE LOW-INCOME RENTAL UNITS IN BROCKTON.

ACCOMPLISHMENTS: HOME FUNDS EXPENDED FOR THE ACQUISITION AND REHABILITATION OF A VACANT, FORECLOSED, BANK-OWNED 2 FAMILY HOME LOCATED AT 170 LAURESTON STREET. EXTENSIVE RENOVATIONS INCLUDED NEW WINDOWS, DOORS, SIDING, ROOFING, COMPLETE INTERIOR RENOVATIONS, ELECTRICAL, PLUMBING, NEW FLOORING AND TRIM. REHABILITATION IS 99% COMPLETE. SMAHC WILL PROVIDE PRIVATE FINANCING TO COMPLETE THE PROJECT. ESTIMATED COMPLETION DATE OF 9/1/11. UNITS TO BE RENTED TO TWO LOW INCOME FAMILIES. PROJECT STATUS - UNDERWAY
TENANT CHARACTERISTICS TO BE IDENTIFIED IN NEXT YEAR CAPER.

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT -----	PGM -----	PROJECT ESTIMATE -----	COMMITTED AMOUNT -----	AMOUNT DRAWN THRU REPORT YEAR -----	AMOUNT AVAILABLE TO DRAW -----	AMOUNT DRAWN IN REPORT YEAR -----
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HOMEOWNER PROPERTY REHABILITATION ASSISTANCE

2009-0018 HOMEOWNER PROPERTY REHABILITATION ASSISTANCE

HOME	40,000.00	32,214.00	32,214.00	0.00	18,920.00
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DESCRIPTION: HOME FUNDS WILL BE UTILIZED TO PROVIDE PROPERTY REHABILITATION ASSISTANCE TO INCOME ELIGIBLE HOME OWNERS TO CORRECT STATE AND LOCAL CODE VIOLATIONS. THIS MAY INCLUDE THE ELIMINATION OF LEAD BASED PAINT HAZARDS; LARGER LEAD-BASED PAINT REMOVAL NEEDS WILL BE REFERRED TO SELF-HELP, WHICH WILL ASSIST THOSE PROPERTIES THROUGH SUCH PROGRAMS AS "GET THE LEAD OUT". LOW- AND MODERATE-INCOME (AS DEFINED BY HUD GUIDELINES) OWNER OCCUPANTS OF SINGLE FAMILY HOMES CITY-WIDE MAY BE ELIGIBLE FOR DERERRED LOANS/GRANTS FOR THIS PURPOSE OF CORRECTING CODE VIOLATIONS. RECAPTURE PROVISIONS WILL BE REQUIRED IN ALL REHABILITATION AGREEMENTS WITH HOMEOWNERS CALLING FOR REPAYMENT IF THE PROPERTY IS SOLD WITHIN VARYING TIME PERIODS KEYED TO THE SCOPE OF REHABILITATION ACTIVITY. RECAPTURE PROVISIONS WILL BE SECURED BY FILED PROPERTY LIENS. IT IS EXPECTED THAT 4 OR 5 HOMES WILL BE REHABILITATED UNDER THIS PROGRAM DURING THE PROGRAM YEAR.

ACCOMPLISHMENTS: HOMEOWNER REHABILITATION DEFERRED LOANS WERE RECEIVED BY 2 VERY LOW INCOME HOUSEHOLDS TO CORRECT STATE AND LOCAL CODE VIOLATIONS IN THEIR HOMES. WORK PERFORMED ON BOTH INCLUDED ROOF REPAIR AND RE-PLACEMENT. SINCE THE PROJECT IS 24 MONTHS OLD UNCOMMITTED FUNDS WERE BE RE-PROGRAMMED TO OTHER ACTIVITIES IDENTIFIED IN THE ACTION PLAN.

HOUSEHOLD CHARACTERISTICS

ADDRESS	FAMILY SIZE	% MEDIAN INCOME	HISPANIC	RACE	AMOUNT	STATUS
284 PEARL ST	1	31-50%	NO	WHITE	\$13,500	COMPLETED 2/08/11
56 OSCAR AVE	1	31-50%	NO	WHITE	\$ 5,420	COMPLETED 6/17/11

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT	PGM	PROJECT ESTIMATE	COMMITTED AMOUNT	AMOUNT DRAWN THRU REPORT YEAR	AMOUNT AVAILABLE TO DRAW	AMOUNT DRAWN IN REPORT YEAR
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HOME ADMINISTRATION

2009-0021 HOME ADMINISTRATION

	HOME	84,00.00	84,000.00	84,000.00	0.00	36,152.00
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DESCRIPTION: THE BROCKTON HOUSING AUTHORITY UTILIZES THESE HOME FUNDS FOR COORDINATION AND OVERSIGHT, IMPLEMENTATION AND COMPLIANCE AS IT CARRIES OUT THE ELIGIBLE HOME ACTIIVITIES IDENTIFIED IN THE ONE YEAR ACTION PLAN.

ACCOMPLISHMENTS: FY09 HOME ADMIN FUNDS IN THE AMOUNT OF \$36,152 WERE EXPENDED FOR THE 2010 REPORTING PERIOD FOR PROGRAM OVERSIGHT AND ADMINISTRATION. EXPENSES INCLUDED THE PREPARATION OF THE ONE YEAR ACTION PLAN (HOME PROGRAM PORTION), SALARY AND BENEFITS OF HOME PROGRAM COORDINATOR, CONSULTANTS, TRAINING, ETC.

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF COMMUNITY PLANNING AND DEVELOPMENT
INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT -----	PGM -----	PROJECT ESTIMATE -----	COMMITTED AMOUNT -----	AMOUNT DRAWN THRU REPORT YEAR -----	AMOUNT AVAILABLE TO DRAW -----	AMOUNT DRAWN IN REPORT YEAR -----
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COMMUNITY HOUSING DEVELOPMENT ORGANIZATION (CHDO)

2010-0020 COMMUNITY HOUSING DEVELOPMENT ORG. (CHDO)/NEW CONSTRUCTION

	HOME	143,000.00	143,000.00	143,000.00	0.00	143,000.00
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DESCRIPTION:

THE BHA IS ALLOCATING \$143,000 IN FY2010 HOME FUNDS TO ASSIST IN THE ACQUISITION AND REHABILITATION OF A FORECLOSED BANK-OWNED MULTI-FAMILY PROPERTY IN BROCKTON THE SOUTHEASTERN MASSACHUSETTS AFFORDABLE HOUSING CORPORATION (SMAHC - THE LOCAL CHDO) WILL OWN AND MAINTAIN THE MULTI-FAMILY PROPERTY AND RENT THE UNITS TO ELIGIBLE LOW-INCOME FAMILIES. SMAHC WILL LIKELY BE COMBINING THESE FUNDS WITH OTHER PUBLIC AND PRIVATE RESOURCES TO UNDERTAKE THIS PROJECT.

ACCOMPLISHMENTS:

HOME FUNDS EXPENDED IN THE AMOUNT OF \$143,000 THIS REPORTING PERIOD FOR THE ACQUISITION OF A FORECLOSED, BANK-OWNED 2 FAMILY HOME LOCATED AT 230 GREEN STREET. RENOVATIONS COMPLETED. SMAHC PROVIDED PRIVATE FINANCING TO COMPLETE THE PROJECT. 2 UNITS OF AFFORDABLE HOUSING CREATED. ONE UNIT IS VACANT AND EXPECTED TO BE TENANTED BY SEPTEMBER 2011. PROJECT STATUS - COMPLETED APRIL 2011.

HOUSEHOLD CHARACTERISTICS

ADDRESS	UNIT #	FAMILY SIZE	% MEDIAN INCOME	HISPANIC	RACE
230 GREEN ST	1	VACANT			
230 GREEN ST	2	2	0-30%	NO	BLACK/AFRICAN AMERICAN

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
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CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT	PGM	PROJECT ESTIMATE	COMMITTED AMOUNT	AMOUNT DRAWN THRU REPORT YEAR	AMOUNT AVAILABLE TO DRAW	AMOUNT DRAWN IN REPORT YEAR
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NEW CONSTRUCTION - BROCKTON HOUSING AUTHORITY

2010-0021 NEW CONSTRUCTION - BROCKTON HOUSING AUTHORITY

	HOME	186,754.00	340,000.00	303,860.00	36,140.00	303,860.00
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DESCRIPTION: THE BROCKTON HOUSING AUTHORITY WILL CONSTRUCT A DUPLEX AT 102 GREEN STEET AS AFFORDABLE RENTAL HOUSING UNITS. THE BHA WILL ACQUIRE THE SITE WITH CHAPTER 40R FUNDING AVAILABLE TO THE CITY OF BROCKTON AND WILL DEMOLISH THE BUILDING ON SITE USING PRIVATE FINANCING. HOME FUNDS WILL BE USED TO CONSTRUCT A MODULAR DUPLEX WHICH WILL BE RENTED TO LOW-INCOME FAMILIES. THE BHA WILL MAINTAIN THESE UNITS. THIS PROJECT CONTINUES THE COOPERATIVE PARTNERSHIP OF THE CITY OF BROCKTON, THE BHA AND THE LOCAL CHDO THAT IN RECENT YEARS HAS RESULTED IN THE CREATION OF OVER 35 SCATTERED SITE LOW-INCOME RENTAL UNITS IN BROCKTON.

ACCOMPLISHMENTS: HOME FUNDS EXPENDED IN THE AMOUNT OF \$303,860 FOR THE NEW CONSTRUCTION OF A MODULAR DUPLEX, LOCATED AT 102 GREEN STREET, TO BE OWNED AND RENTED BY THE BROCKTON HOUSING AUTHORITY TO LOW INCOME FAMILIES. THE PROPERTY WAS ACQUIRED WITH CHAPTER 40R FUNDING. THE STRUCTURE ON SITE WAS DEMOLISHED UTILIZING PRIVATE FINANCING. DURING THE REPORTING YEAR MAYOR BALZOTTI RE-ALLOCATED FUNDS IN THE AMOUNT OF \$148,246 FROM THE ACQUISITION AND REHABILITATION OF RENTAL DEVELOPMENTS PROJECT TO THE NEW CONSTRUCTION PROJECT IN ORDER TO MEET TIMING RESTRICTIONS ASSOCIATED WITH THE CHAPTER 40R FUNDING ASSOCIATED WITH THE ACQUISITION OF THE BUILDING LOCATED AT THIS SITE PRIOR TO DEMOLITION. FUTURE HOME FUNDS OBLIGATED TO THIS PROJECT WILL BE RE-ALLOCATED BACK TO THE ACQUISITION AND REHABILITATION OF RENTAL DEVELOPMENT PROJECTS IN THE NEXT FUNDING YEAR ANNUAL PLAN. EXPECTED COMPLETION DATE: 9/1/11
PROJECT STATUS: UNDERWAY
TENANT CHARACTERISTICS TO BE IDENTIFIED IN NEXT YEAR CAPER.

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
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INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT -----	PGM -----	PROJECT ESTIMATE -----	COMMITTED AMOUNT -----	AMOUNT DRAWN THRU REPORT YEAR -----	AMOUNT AVAILABLE TO DRAW -----	AMOUNT DRAWN IN REPORT YEAR -----
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HOME HOMEBUYER ASSISTANCE

2010-0022 HOME HOMEBUYER ASSISTANCE

HOME	100,000.00	40,640.00	40,640.00	0.00	40,640.00
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DESCRIPTION: HOME FUNDS WILL BE UTILIZES TO PROVIDE DOWN PAYMENT ASSISTANCE AND REASONABLE CLOSING COSTS TO ENABLE LOW AND MODERATE INCOME PERSONS AND FAMILIES TO PURCHASE FIRST HOMES CITYWIDE. TO BE ELIBIGLE FOR THIS ASSISTANCE, FIRST-TIME BUYERS ARE REQUIRED TO COMPLETE A STRUCTURED TRAINING/COUNSELING COURSE. RECPATURE PROVISIONS WILL BE REQUIRED IN ALL CASES CALLING FOR REPAYMENT ON DECLINING ANNUAL BASIS IF THE PROPERTY IS SOLD WITHIN VARYING TIME PERIODS KEYED TO THE AMOUNT OF ASSISTANCE GIVEN. RECAPTURE PROVISIONS WLL BE SECURED BY FILED PROPERTY LIENS. GENERALLY DOWN PAYMENT ASSISTANCE WILL BE LIMITED TO \$9,000 PER SINGLE FAMILY HOME. IT IS EXPECTED THAT NINE (9) OR TEN (10) HOMES WILL BE PURCHASED BY FIRST-TIME BUYERS UNDER THIS PROGRAM DURING THE PROGRAM YEAR.

ACCCOMPLISHMENTS: DOWNPAYMENT AND/OR CLOSING COSTS ASSISTANCE WAS GIVEN TO 4 INCOME ELIGIBLE FAMILIES FOR THE FOLLOWING SINGLE FAMILY PROPERTIES:

HOUSEHOLD CHARACTERISTICS

ADDRESS	FAMILY SIZE	% MEDIAN INCOME	HISPANIC	RACE	AMOUNT	STATUS
26 WALNUT ST	3	60-80%	NO	BLACK/AFRICAN AMERICAN	\$ 10,300	COMPLETED 11/29/10
147 CENTRE ST (UNIT #410)	3	60-80%	NO	BLACK/AFRICAN AMERICAN	\$ 10,150	COMPLETED 01/07/11
117 W AHLAND ST	2	60-80%	NO	BLACK/AFRICAN AMERICAN	\$ 10,150	COMPLETED 01/05/11
103 OAK LANE (UNIT #10)	2	30-50%	NO	WHITE	\$ 10,040	COMPLETED 03/15/11

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
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BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT	PGM	PROJECT ESTIMATE	COMMITTED AMOUNT	AMOUNT DRAWN THRU REPORT YEAR	AMOUNT AVAILABLE TO DRAW	AMOUNT DRAWN IN REPORT YEAR
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ACQUISITION AND REHABILITATION - RENTAL HOUSING DEVELOPMENT

2010-0023 ACQUISITION AND REHABILITATION - RENTAL HOUSING DEVELOPMENT

	HOME	320,000.00	150,000.00	130,401.00	19,599.00	130,401.00
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DESCRIPTION: THE BHA WILL UTILIZE THESE HOME FUNDS IN CONJUNCTION WITH LOANS AND GRANTS TOTALING \$1,600,000 FROM THE MASSACHUSETTS HOUSING INVESTMENT CORPORATION TO ACQUIRE AND REHABILITATE UP TO 16 UNITS OF ABANDONED BANK-OWNED AND FORECLOSED TWO/THREE FAMILY HOMES. THESE WILL BE PUT BACK INTO SERVICE IN THE BROCKTON HOUSING SUPPLY, PROVIDING AFFORDABLE RENTAL OPPORTUNITIES FOR LOW INCOME TENANTS.

ACCOMPLISHMENTS: FY2010 HOME FUNDS IN THE AMOUNT OF \$ 130,401 UTILIZED IN CONJUNCTION WITH NSP FUNDS RECEIVED FROM THE BROCKTON REDEVELOPMENT AUTHORITY AND MASS DEPT OF HOUSING AND COMMUNITY DEVELOPMENT TO ACQUIRE AND REHABILITATE NINE UNITS OF ABANDONED BANK-OWNED AND FORECLOSED PROPERTIES. REHABILITATION ON ALL UNITS IS EXPECTED TO BE COMPLETED BY END OF AUGUST 2011; EXPECTED TENANCY SEPTEMBER 2011. DURING THE REPORTING YEAR MAYOR BALZOTTI RE-ALLOCATED FUNDS IN THE AMOUNT OF \$148,246 FROM THE ACQUISITION AND REHABILITATION OF RENTAL DEVELOPMENTS PROJECT TO THE NEW CONSTRUCTION PROJECT IN ORDER TO MEET TIMING RESTRICTIONS ASSOCIATED WITH THE CHAPTER 40R FUNDING ASSOCIATED WITH THE ACQUISITION OF THE BUILDING LOCATED AT 102 GREEN STREET PRIOR TO DEMOLITION. FUTURE HOME FUNDS OBLIGATED TO 102 GREEN STREET PROJECT HAVE BEEN RE-ALLOCATED BACK TO THE ACQUISITION AND REHABILITATION OF RENTAL DEVELOPMENT PROJECTS IN THE FY2011 HOME ANNUAL PLAN. PROJECT STATUS: UNDERWAY
TENANT CHARACTERISTICS TO BE IDENTIFIED IN NEXT YEAR CAPER.

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
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INTEGRATED DISBURSEMENT AND INFORMATION SYSTEM
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)
BROCKTON, MA - FOR REPORT YEAR 2010

PLAN YR - PROJECT	PGM	PROJECT ESTIMATE	COMMITTED AMOUNT	AMOUNT DRAWN THRU REPORT YEAR	AMOUNT AVAILABLE TO DRAW	AMOUNT DRAWN IN REPORT YEAR
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HOME ADMINISTRATION

2010-0024 HOME ADMINISTRATION

	HOME	83,300.00	83,300.00	42,467.00	40,833.00	42,467.00
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DESCRIPTION: THE BROCKTON HOUSING AUTHORITY UTILIZES THESE HOME FUNDS FOR COORDINATION AND OVERSIGHT, IMPLEMENTATION AND COMPLIANCE AS IT CARRIES OUT THE ELIGIBLE HOME ACTIIVITIES IDENTIFIED IN THE ONE YEAR ACTION PLAN.

ACCOMPLISHMENTS: FY10 HOME ADMIN FUNDS IN THE AMOUNT OF \$42,467 WERE EXPENDED FOR THE 2010 REPORTING PERIOD FOR PROGRAM OVERSIGHT AND ADMINISTRATION. EXPENSES INCLUDED THE PREPARATION OF THE ONE YEAR ACTION PLAN (HOME PROGRAM PORTION), SALARY AND BENEFITS OF HOME PROGRAM COORDINATOR, CONSULTANTS, TRAINING, ETC.

**Status of HOME Activities
BROCKTON, MA
Year ending 6/30/2011**

Tenure Type	Activity Type	IDIS Activity	Activity Address	Activity Status	Status Date	Total Units	HOME Units	Commit Date	Committed Amount	Drawn Amount	PCT Drawn	Last Draw Date	Draw Days	Draw > 12 mos
Rental	Acquisition & Rehab	1906	170 Laureston St	Open	03/16/11	0	0	12/28/09	\$ 156,000.00	\$ 156,000.00	100%	3/16/11	106	No
		1937	230 Green St	Completed	04/06/11	2	2	12/09/10	\$ 143,000.00	\$ 143,000.00	100%	N/A	N/A	No
		1944	88 Highland St	Final Draw	03/29/11	0	0	03/29/11	\$ 20,000.00	\$ 20,000.00	100%	3/29/11	93	No
		1945	7/9 Palm Place	Open	05/25/11	0	0	03/29/11	\$ 60,000.00	\$ 49,324.00	82%	5/25/11	36	No
		1946	74 Clifton Ave	Final Draw	06/24/11	0	0	03/29/11	\$ 30,000.00	\$ 30,000.00	100%	6/24/11	6	No
		1949	224 Ames St	Open	06/16/11	0	0	05/02/11	\$ 40,000.00	\$ 31,077.00	78%	6/16/11	14	No
Rental	Acquisition and New Construction	1942	102 Green St	Open	05/17/11	0	0	01/31/11	\$ 340,000.00	\$ 303,860.00	89%	5/17/11	44	No
Homebuyer	Acquisition Only	1936	26 Walnut St	Completed	11/29/10	1	1	11/24/10	\$ 10,300.00	\$ 10,300.00	100%	N/A	N/A	No
		1938	117 W Ashland St	Completed	01/05/11	1	1	12/23/10	\$ 10,150.00	\$ 10,150.00	100%	N/A	N/A	No
		1939	147 Centre St #410	Completed	01/07/11	1	1	12/23/10	\$ 10,150.00	\$ 10,150.00	100%	N/A	N/A	No
		1943	103 Oak Ln #10	Completed	03/15/11	1	1	03/01/11	\$ 10,040.00	\$ 10,040.00	100%	N/A	N/A	No
H/O Rehab	Rehabilitation	1940	284 Pearl St	Completed	02/08/11	1	1	12/23/10	\$ 13,500.00	\$ 13,500.00	100%	N/A	N/A	No
		1947	56 Oscar Ave	Completed	06/17/11	1	1	04/06/11	\$ 5,420.00	\$ 5,420.00	100%	N/A	N/A	No

Draw Days: # Days since last draw
N/A: Not applicable; Activity completed

ATTACHMENT B1
CDBG FINANCIAL REPORTS (PR26)
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

PR 26 - CDBG Financial Summary Report

Metrics

Grantee

BROCKTON , MA

Program Year

2010

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	0
02 ENTITLEMENT GRANT	1,656,407.00
03 SURPLUS URBAN RENEWAL	0
04 SECTION 108 GUARANTEED LOAN FUNDS	0
05 CURRENT YEAR PROGRAM INCOME	56,960.13
06 RETURNS	0
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0
08 TOTAL AVAILABLE (SUM, LINES 01-07)	1,713,367.13

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	1,140,835.04
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	1,140,835.04
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	257,828.26
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	1,398,663.10
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	314,704.03

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	1,108,129.10
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	1,108,129.10
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	99.98%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	248,460.46
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	248,460.46
32 ENTITLEMENT GRANT	1,656,407.00
33 PRIOR YEAR PROGRAM INCOME	0
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,656,407.00
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	15.00%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	257,828.26
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	257,828.26
42 ENTITLEMENT GRANT	1,656,407.00
43 CURRENT YEAR PROGRAM INCOME	56,960.13

44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,713,367.13
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	15.05%

ATTACHMENT B2
CDBG ACTIVITIES REPORTS (PR02)
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

U.S. Department of Housing and Urban Development
 Office of Community Planning and Development
 Integrated Disbursement and Information System
 List of Activities By Program Year And Project
 BROCKTON,MA

REPORT FOR : ALL
 PGM YR : ALL

Funding Agency: BROCKTON

Plan Year	IDIS Project	Project	IDIS Activity ID	Activity Name	Activity Status	Program	Funded Amount	Draw Amount	Balance
2010	1	Rescue of Foreclosed Homes	1912	Housing Rehabilitation	Open	CDBG	\$200,000.00	\$0.00	\$200,000.00
			1913	Demolition	Open	CDBG	\$100,000.00	\$0.00	\$100,000.00
			1914	Receivership Program	Open	CDBG	\$60,000.00	\$3,830.98	\$56,169.02
		Project Total					\$360,000.00	\$3,830.98	\$356,169.02
	2	Housing Services	1915	Landlord Training	Completed	CDBG	\$13,925.18	\$13,925.18	\$0.00
			1916	Legal Services	Completed	CDBG	\$10,000.00	\$10,000.00	\$0.00
			1917	Foreclosure Counseling	Completed	CDBG	\$25,000.00	\$25,000.00	\$0.00
		Project Total					\$48,925.18	\$48,925.18	\$0.00
	3	Streetscape Improvements	1918	Streetscape Improvements	Open	CDBG	\$275,000.00	\$18,750.00	\$256,250.00
		Project Total					\$275,000.00	\$18,750.00	\$256,250.00
	4	Arts in the Windows Program	1919	Arts in the Windows Program	Completed	CDBG	\$24,999.76	\$24,999.76	\$0.00
		Project Total					\$24,999.76	\$24,999.76	\$0.00
	5	Mobile Anti Crime Unit	1920	Mobile Anti Crime Unit	Completed	CDBG	\$155,000.00	\$155,000.00	\$0.00
			1925	Mobile Anti Crime Unit	Canceled	CDBG	\$0.00	\$0.00	\$0.00
		Project Total					\$155,000.00	\$155,000.00	\$0.00
	6	Cosgrove Swimming Pool	1921	Cosgrove Pool	Completed	CDBG	\$54,999.46	\$54,999.46	\$0.00
		Project Total					\$54,999.46	\$54,999.46	\$0.00
	7	YMCA David Jon Louison Family Center	1922	David Jon Louison Family Center	Completed	CDBG	\$5,000.00	\$5,000.00	\$0.00
		Project Total					\$5,000.00	\$5,000.00	\$0.00
	8	Work Express Program	1923	Father Bill's and Mainspring Work Express	Completed	CDBG	\$8,461.00	\$8,461.00	\$0.00
		Project Total					\$8,461.00	\$8,461.00	\$0.00
	9	Youth Enhancement Program	1924	Youth Enhancement Program	Completed	CDBG	\$5,000.00	\$5,000.00	\$0.00
		Project Total					\$5,000.00	\$5,000.00	\$0.00
	10	Dorn Davies Senior Center	1927	Brown Bag Program BAMSJ Dorn Davies Sr. Center	Completed	CDBG	\$5,000.00	\$5,000.00	\$0.00
		Project Total					\$5,000.00	\$5,000.00	\$0.00
	11	Camp Massasoit	1928	Camp Massasoit	Completed	CDBG	\$4,998.78	\$4,998.78	\$0.00
		Project Total					\$4,998.78	\$4,998.78	\$0.00
	12	BAMSJ Helpline	1929	Helpline Services	Completed	CDBG	\$5,000.00	\$5,000.00	\$0.00
		Project Total					\$5,000.00	\$5,000.00	\$0.00
	13	Brockton Family and Community Resources	1930	Services for victims of domestic violence	Completed	CDBG	\$5,000.00	\$5,000.00	\$0.00
		Project Total					\$5,000.00	\$5,000.00	\$0.00
	14	Economic Development Facade Improvement	1935	Facade Improvements/Business Assistance	Open	CDBG	\$145,665.00	\$0.00	\$145,665.00
		Project Total					\$145,665.00	\$0.00	\$145,665.00
	15	Micro Enterprises	1931	Business Plan Assistance	Open	CDBG	\$40,000.00	\$31,241.35	\$8,758.65
		Project Total					\$40,000.00	\$31,241.35	\$8,758.65
	16	Vacant Lot Cleanup	1932	Interim Assistance Cleanup of vacant lots	Open	CDBG	\$50,000.00	\$188.70	\$49,811.30
		Project Total					\$50,000.00	\$188.70	\$49,811.30
	17	Creation of Secured Lender Registry	1933	Code Enforcement	Open	CDBG	\$50,000.00	\$440.53	\$49,559.47
		Project Total					\$50,000.00	\$440.53	\$49,559.47
	19	General Administration and Planning	1934	Office Administration and Planning	Open	CDBG	\$363,459.48	\$254,752.81	\$108,706.67
		Project Total					\$363,459.48	\$254,752.81	\$108,706.67
	Program Total					CDBG	\$1,606,508.66	\$631,588.55	\$974,920.11
	2010 Total						\$1,606,508.66	\$631,588.55	\$974,920.11
Program Grand Total						CDBG	\$1,606,508.66	\$631,588.55	\$974,920.11
Grand Total							\$1,606,508.66	\$631,588.55	\$974,920.11

U.S. Department of Housing and Urban Development
 Office of Community Planning and Development
 Integrated Disbursement and Information System
 List of Activities By Program Year And Project
 BROCKTON,MA

REPORT FOR : ALL
 PGM YR : ALL

Funding Agency: BROCKTON

Plan Year	IDIS Project	Project	IDIS Activity ID	Activity Name	Activity Status	Program	Funded Amount	Draw Amount	Balance
2009	24	CDBG-R Street Paving	1899	Street Paving	Open	CDBG-R	\$358,736.00	\$358,736.00	\$0.00
		Project Total					\$358,736.00	\$358,736.00	\$0.00
	25	CDBG-R Administration	1900	BBB Administration Expenses	Completed	CDBG-R	\$39,860.00	\$39,860.00	\$0.00
		Project Total					\$39,860.00	\$39,860.00	\$0.00
		Program Total				CDBG-R	\$398,596.00	\$398,596.00	\$0.00
		2009 Total					\$398,596.00	\$398,596.00	\$0.00
Program Grand Total						CDBG-R	\$398,596.00	\$398,596.00	\$0.00
Grand Total							\$398,596.00	\$398,596.00	\$0.00

U.S. Department of Housing and Urban Development
 Office of Community Planning and Development
 Integrated Disbursement and Information System
 List of Activities By Program Year And Project
 BROCKTON,MA

REPORT FOR : ALL
 PGM YR : ALL

Funding Agency: BROCKTON

Plan Year	IDIS Project	Project	IDIS Activity ID	Activity Name	Activity Status	Program	Funded Amount	Draw Amount	Balance			
2009	22	HPRP-United Way of Greater Plymouth County	1885	HPRP-HP-FA-BAMSI	Open	HPRP	\$153,842.00	\$153,842.00	\$0.00			
			1886	HPRP-HA-FA-BAMSI	Open	HPRP	\$96,121.00	\$96,121.00	\$0.00			
			1887	HPRP-HA-HR-BAMSI	Open	HPRP	\$91,800.00	\$91,800.00	\$0.00			
			1888	HPRP-AD-BAMSI	Open	HPRP	\$7,321.00	\$7,321.00	\$0.00			
			1889	HPRP-HP-FA-FB	Open	HPRP	\$12,800.00	\$11,206.89	\$1,593.11			
			1890	HPRP-HA-FA-FB	Open	HPRP	\$153,842.00	\$127,383.39	\$26,458.61			
			1891	HPRP-HA-HR-FB	Open	HPRP	\$61,200.00	\$61,200.00	\$0.00			
			1892	HPRP-AD-FB	Open	HPRP	\$4,881.00	\$4,391.37	\$489.63			
			1894	HPRP-AD-UW	Open	HPRP	\$6,101.00	\$5,338.41	\$762.59			
			1895	HPRP-DC-UW	Open	HPRP	\$10,000.00	\$8,863.59	\$1,136.41			
			Project Total							\$597,908.00	\$567,467.65	\$30,440.35
				23	HPRP-BBB Administration	1893	HPRP-AD-BBB	Open	HPRP	\$12,202.00	\$12,202.00	\$0.00
			Project Total							\$12,202.00	\$12,202.00	\$0.00
			Program Total						HPRP	\$610,110.00	\$579,669.65	\$30,440.35
2009 Total							\$610,110.00	\$579,669.65	\$30,440.35			
Program Grand Total						HPRP	\$610,110.00	\$579,669.65	\$30,440.35			
Grand Total							\$610,110.00	\$579,669.65	\$30,440.35			

ATTACHMENT C1
SECTION 3 REPORTS
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

Part II: Contracts Awarded

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$
B. Total dollar amount of contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving contracts	

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity Father Bill's Work Express Program provides jobs for homeless persons.	\$ 8641.00
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving non-construction contracts	

Part III: Summary

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low-and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u, mandates that the Department ensures that employment and other economic opportunities generated by its housing and community development assistance programs are directed toward low- and very-low income persons, particularly those who are recipients of government assistance housing. The regulations are found at 24 CFR Part 135. The information will be used by the Department to monitor program recipients' compliance with Section 3, to assess the results of the Department's efforts to meet the statutory objectives of Section 3, to prepare reports to Congress, and by recipients as self-monitoring tool. The data is entered into a database and will be analyzed and distributed. The collection of information involves recipients receiving Federal financial assistance for housing and community development programs covered by Section 3. The information will be collected annually to assist HUD in meeting its reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. An assurance of confidentiality is not applicable to this form. The Privacy Act of 1974 and OMB Circular A-108 are not applicable. The reporting requirements do not contain sensitive questions. Data is cumulative; personal identifying information is not included.

Section 3 Summary Report

Economic Opportunities for
Low – and Very Low-Income Persons

U.S. Department of Housing
and Urban Development
Office of Fair Housing
And Equal Opportunity

OMB Approval No: 2529-0043
(exp. 11/30/2010)

HUD Field Office: **Boston Office**

Section back of page for Public Reporting Burden statement

1. Recipient Name & Address: (street, city, state, zip) City of Brockton 45 School Street Brockton, MA 02301		2. Federal Identification: (grant no.) S09-MY-25-0016	3. Total Amount of Award: \$610,110.00
		4. Contact Person Marc Resnick	5. Phone: (Include area code) 508-586-3887
		6. Length of Grant: 2.6 Years	7. Reporting Period: 7/23/2009 - 9/30/2012
8. Date Report Submitted: 9/30/2011		9. Program Code: (Use separate sheet for each program code) <small>10.41</small>	10. Program Name: HPRP Program

Part I: Employment and Training (Columns B, C and F are mandatory fields. Include New Hires in E & F)**

A Job Category	B Number of New Hires	C Number of New Hires that are Sec. 3 Residents	D % of Aggregate Number of Staff Hours of New Hires that are Sec. 3 Residents	E % of Total Staff Hours for Section 3 Employees and Trainees	F Number of Section 3 Trainees
Professionals	1	1			1
Technicians	1	1			1
Office/Clerical	3	3			3
Construction by Trade (List Trade)					0
Trade					
Other (List)					
Total					

* Program Codes
1 = Flexible Subsidy
2 = Section 202/811

3 = Public/Indian Housing
A = Development,
B = Operation
C = Modernization

4 = Homeless Assistance
5 = HOME
6 = HOME State Administered
7 = CDBG Entitlement

8 = CDBG State Administered
9 = Other CD Programs
10 = Other Housing Programs

Part II: Contracts Awarded

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$
B. Total dollar amount of contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving contracts	

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity HPRP Homelessness Prevention and Rapid Re-Housing Program	\$ 610,110.00
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving non-construction contracts	

Part III: Summary

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low-and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u, mandates that the Department ensures that employment and other economic opportunities generated by its housing and community development assistance programs are directed toward low- and very-low income persons, particularly those who are recipients of government assistance housing. The regulations are found at 24 CFR Part 135. The information will be used by the Department to monitor program recipients' compliance with Section 3, to assess the results of the Department's efforts to meet the statutory objectives of Section 3, to prepare reports to Congress, and by recipients as self-monitoring tool. The data is entered into a database and will be analyzed and distributed. The collection of information involves recipients receiving Federal financial assistance for housing and community development programs covered by Section 3. The information will be collected annually to assist HUD in meeting its reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. An assurance of confidentiality is not applicable to this form. The Privacy Act of 1974 and OMB Circular A-108 are not applicable. The reporting requirements do not contain sensitive questions. Data is cumulative; personal identifying information is not included.

Section 3 Summary Report

Economic Opportunities for
Low – and Very Low-Income Persons

U.S. Department of Housing
and Urban Development
Office of Fair Housing
And Equal Opportunity

OMB Approval No: 2529-0043
(exp. 11/30/2010)

HUD Field Office: **Boston Office**

Section back of page for Public Reporting Burden statement

1. Recipient Name & Address: (street, city, state, zip) City of Brockton 45 School Street Brockton, MA 02301	2. Federal Identification: (grant no.) B08-MN-25-0002	3. Total Amount of Award: \$2,152,979.00
	4. Contact Person Marc Resnick	5. Phone: (include area code) 508-586-3887
	6. Length of Grant: 48 Months	7. Reporting Period: 07/1/2010 - 6/30/2011
8. Date Report Submitted: 9/30/2011	9. Program Code: (Use separate sheet for each program code)	10. Program Name: NSP Neighborhood Stabilization Program

Part I: Employment and Training (** Columns B, C and F are mandatory fields. Include New Hires in E & F)					
A Job Category	B Number of New Hires	C Number of New Hires that are Sec. 3 Residents	D % of Aggregate Number of Staff Hours of New Hires that are Sec. 3 Residents	E % of Total Staff Hours for Section 3 Employees and Trainees	F Number of Section 3 Trainees
Youth Build Program					
Professionals					
Technicians					
Office/Clerical					
Construction by Trade (List Trade)	54	54	100%		54
Trade					
Other (List)					
Total					

* Program Codes
 1 = Flexible Subsidy
 2 = Section 202/811
 3 = Public/Indian Housing
 A = Development,
 B = Operation
 C = Modernization
 4 = Homeless Assistance
 5 = HOME
 6 = HOME State Administered
 7 = CDBG Entitlement
 8 = CDBG State Administered
 9 = Other CD Programs
 10 = Other Housing Programs

Part II: Contracts Awarded

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$
B. Total dollar amount of contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving contracts	

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity NSP Program Rehabilitation of residence Highland Street, Brockton, MA	\$ 155,538.00
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	%
D. Total number of Section 3 businesses receiving non-construction contracts	

Part III: Summary

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low-and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u, mandates that the Department ensures that employment and other economic opportunities generated by its housing and community development assistance programs are directed toward low- and very-low income persons, particularly those who are recipients of government assistance housing. The regulations are found at 24 CFR Part 135. The information will be used by the Department to monitor program recipients' compliance with Section 3, to assess the results of the Department's efforts to meet the statutory objectives of Section 3, to prepare reports to Congress, and by recipients as self-monitoring tool. The data is entered into a database and will be analyzed and distributed. The collection of information involves recipients receiving Federal financial assistance for housing and community development programs covered by Section 3. The information will be collected annually to assist HUD in meeting its reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. An assurance of confidentiality is not applicable to this form. The Privacy Act of 1974 and OMB Circular A-108 are not applicable. The reporting requirements do not contain sensitive questions. Data is cumulative; personal identifying information is not included.

ATTACHMENT C2
SECTION 3 REPORTS
HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

Part II: Contracts Awarded

1. Construction Contracts:

A. Total dollar amount of all contracts awarded on the project	\$ 383,250
B. Total dollar amount of contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving contracts	0

2. Non-Construction Contracts:

A. Total dollar amount all non-construction contracts awarded on the project/activity	\$ 0
B. Total dollar amount of non-construction contracts awarded to Section 3 businesses	\$ 0
C. Percentage of the total dollar amount that was awarded to Section 3 businesses	0 %
D. Total number of Section 3 businesses receiving non-construction contracts	0

Part III: Summary

Indicate the efforts made to direct the employment and other economic opportunities generated by HUD financial assistance for housing and community development programs, to the greatest extent feasible, toward low-and very low-income persons, particularly those who are recipients of government assistance for housing. (Check all that apply.)

- Attempted to recruit low-income residents through: local advertising media, signs prominently displayed at the project site, contracts with the community organizations and public or private agencies operating within the metropolitan area (or nonmetropolitan county) in which the Section 3 covered program or project is located, or similar methods.
- Participated in a HUD program or other program which promotes the training or employment of Section 3 residents.
- Participated in a HUD program or other program which promotes the award of contracts to business concerns which meet the definition of Section 3 business concerns.
- Coordinated with Youthbuild Programs administered in the metropolitan area in which the Section 3 covered project is located.
- Other; describe below.

Public reporting for this collection of information is estimated to average 2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB number.

Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u, mandates that the Department ensures that employment and other economic opportunities generated by its housing and community development assistance programs are directed toward low- and very-low income persons, particularly those who are recipients of government assistance housing. The regulations are found at 24 CFR Part 135. The information will be used by the Department to monitor program recipients' compliance with Section 3, to assess the results of the Department's efforts to meet the statutory objectives of Section 3, to prepare reports to Congress, and by recipients as self-monitoring tool. The data is entered into a database and will be analyzed and distributed. The collection of information involves recipients receiving Federal financial assistance for housing and community development programs covered by Section 3. The information will be collected annually to assist HUD in meeting its reporting requirements under Section 808(e)(6) of the Fair Housing Act and Section 916 of the HCDA of 1992. An assurance of confidentiality is not applicable to this form. The Privacy Act of 1974 and OMB Circular A-108 are not applicable. The reporting requirements do not contain sensitive questions. Data is cumulative; personal identifying information is not included.

HOME Program - There were no Section 3 new hires, trainees, or contracts awarded to Section 3 businesses during the reporting period. Statements were received by each contractor stating that they did not have any new hires for their respective projects. The Brockton Housing Authority (BHA) has a Section 3 Plan which sets forth standards for the BHA to comply with the requirements of Section 3. The provisions of the plan apply to training, employment, contracting and other economic opportunities arising in connection with the expenditure of housing assistance and community development assistance that is used for housing rehabilitation and housing construction. The BHA makes best efforts to recruit, employ and use Section 3 eligible residents and Section 3 business concerns in the BHA workforce and in all contracts resulting from the expenditure of HUD funding for Section 3 covered contracts. A Section 3 Contractor Information Packet is made part of each Contractor's Scope of Work & Conditions bid package.

ATTACHMENT D
ANNUAL PERFORMANCE REPORT
HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

Annual Performance Report HOME Program

U.S. Department of Housing
and Urban Development
Office of Community Planning
and Development

OMB Approval No. 2506-0171
(exp. 8/31/2009)

Public reporting burden for this collection of information is estimated to average 2.5 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless that collection displays a valid OMB control number.

The HOME statute imposes a significant number of data collection and reporting requirements. This includes information on assisted properties, on the owners or tenants of the properties, and on other programmatic areas. The information will be used: 1) to assist HOME participants in managing their programs; 2) to track performance of participants in meeting fund commitment and expenditure deadlines; 3) to permit HUD to determine whether each participant meets the HOME statutory income targeting and affordability requirements; and 4) to permit HUD to determine compliance with other statutory and regulatory program requirements. This data collection is authorized under Title II of the Cranston-Gonzalez National Affordable Housing Act or related authorities. Access to Federal grant funds is contingent on the reporting of certain project-specific data elements. Records of information collected will be maintained by the recipients of the assistance. Information on activities and expenditures of grant funds is public information and is generally available for disclosure. Recipients are responsible for ensuring confidentiality when public disclosure is not required.

This form is intended to collect numeric data to be aggregated nationally as a complement to data collected through the Cash and Management Information (C/M) System. Participants should enter the reporting period in the first block. The reporting period is October 1 to September 30. Instructions are included for each section if further explanation is needed.

Submit this form on or before December 31. Send one copy to the appropriate HUD Field Office and one copy to: HOME Program, Rm 7176, 451 7th Street, S.W., Washington D.C. 20410	This report is for period (mm/dd/yyyy) Starting 7/1/10	Ending 6/30/11	Date Submitted (mm/dd/yyyy)
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Part I Participant Identification

1. Participant Number M-10-MC-25-0201	2. Participant Name City of Brockton, MA		
3. Name of Person completing this report	4. Phone Number (Include Area Code)		
5. Address 45 School Street	6. City Brockton	7. State MA	8. Zip Code 02301

Part II Program Income

Enter the following program income amounts for the reporting period: in block 1, enter the balance on hand at the beginning; in block 2, enter the amount generated; in block 3, enter the amount expended; and in block 4, enter the amount for Tenant-Based rental Assistance.

1. Balance on hand at Beginning of Reporting Period 0.00	2. Amount received during Reporting Period 5,000.00	3. Total amount expended during Reporting Period 5,000.00	4. Amount expended for Tenant-Based Rental Assistance 0.00	5. Balance on hand at end of Reporting Period (1 + 2 - 3) = 5 0.00
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Part III Minority Business Enterprises (MBE) and Women Business Enterprises (WBE)

In the table below, indicate the number and dollar value of contracts for HOME projects completed during the reporting period.

	a. Total	Minority Business Enterprises (MBE)			f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	
A. Contracts					
1. Number					
2. Dollar Amount					
B. Sub-Contracts					
1. Number	2			2	
2. Dollar Amount	116,360			116,360	
	a. Total	b. Women Business Enterprises (WBE)	c. Male		
C. Contracts					
1. Number	1	1			
2. Dollar Amount	6,880	6,880			
D. Sub-Contracts					
1. Number					
2. Dollar Amounts					

Part IV Minority Owners of Rental Property

In the table below, indicate the number of HOME assisted rental property owners and the total dollar amount of HOME funds in these rental properties assisted during the reporting period.

	a. Total	Minority Property Owners				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
1. Number						
2. Dollar Amount						

Part V Relocation and Real Property Acquisition

Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition. The data provided should reflect only displacements and acquisitions occurring during the reporting period.

	a. Number	b. Cost
1. Parcels Acquired		
2. Businesses Displaced		
3. Nonprofit Organizations Displaced		
4. Households Temporarily Relocated, not Displaced		

Households Displaced	a. Total	Minority Business Enterprises (MBE)				f. White Non-Hispanic
		b. Alaskan Native or American Indian	c. Asian or Pacific Islander	d. Black Non-Hispanic	e. Hispanic	
5. Households Displaced - Number						
6. Households Displaced - Cost						

ATTACHMENT E
MATCH REPORT
HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

HOME Match Report

U.S. Department of Housing and Urban Development
Office of Community Planning and Development

OMB Approval No. 2506-0171
(exp. 12/31/2012)

Part I Participant Identification		Match Contributions for Federal Fiscal Year (yyyy) 2010	
1. Participant No. (assigned by HUD) M-10-MC-25-0201	2. Name of the Participating Jurisdiction City of Brockton, Massachusetts		
5. Street Address of the Participating Jurisdiction 45 School Street		3. Name of Contact (person completing this report)	
6. City Brockton	7. State MA	4. Contact's Phone Number (include area code)	
	8. Zip Code 02301		

Part II Fiscal Year Summary

1. Excess match from prior Federal fiscal year	\$	2,013,147	
2. Match contributed during current Federal fiscal year (see Part III.9.)	\$	848,737	
3. Total match available for current Federal fiscal year (line 1 + line 2)	\$		2,861,884
4. Match liability for current Federal fiscal year	\$		118,528
5. Excess match carried over to next Federal fiscal year (line 3 minus line 4)	\$		2,743,356

Part III Match Contribution for the Federal Fiscal Year

1. Project No. or Other ID	2. Date of Contribution (mm/dd/yyyy)	3. Cash (non-Federal sources)	4. Foregone Taxes, Fees, Charges	5. Appraised Land / Real Property	6. Required Infrastructure	7. Site Preparation, Construction Materials, Donated labor	8. Bond Financing	9. Total Match
		During FY10 HUD declared the City of Brockton, MA in fiscal distress and reduced its match liability by 50%. The Brockton Housing Authority's Massachusetts Rental Voucher Program fulfilled the City of Brockton's HOME Match obligation during the reporting period in the amount of \$ 848,737. This amount was established for the Federal fiscal year October 1, 2009 through September 30, 2010.						