

**Grantee: Tuscaloosa, AL**

**Grant: B-12-MT-01-0002**

**October 1, 2012 thru December 31, 2012 Performance Report**

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**Grant Number:**  
B-12-MT-01-0002

**Obligation Date:**

**Award Date:**

**Grantee Name:**  
Tuscaloosa, AL

**Contract End Date:**

**Review by HUD:**  
Reviewed and Approved

**Grant Amount:**  
\$16,634,702.00

**Grant Status:**  
Active

**QPR Contact:**  
Savannah Dean howell

**Estimated PI/RL Funds:**  
\$1,250,000.00

**Total Budget:**  
\$17,884,702.00

## Disasters:

### Declaration Number

FEMA-1971-AL

## Narratives

### Disaster Damage:

On April 27, 2011, at approximately 5:00 PM CDT, a severe thunderstorm warning producing straight line winds and several tornadoes, including a category EF-4 on the Enhanced Fujita Scale, tore through the City of Tuscaloosa, damaging and/or destroying homes along with commercial, industrial and major government buildings. During the two weeks following the storm, the City Building Inspections staff completed a block-by-block assessment of damages to structures that were a direct result of the storm.

A total of 53 lives were lost and at least 4,289 homes were damaged or destroyed within the City limits (see Appendix A for a map of the recovery zone). A large percentage of these homes were rental property located in a demographically lower-income area of the community. According to HUD's Alabama Housing Needs Assessment published in October 2011, Tuscaloosa County contained 70.1% of the entire State of Alabama's rental housing units with unmet needs, a total of 1,171 units which equated to \$55.2 million. Of these 1,171 units, 91% are within the city limits, a total of 1,066 which equated to \$50.25 million. Of the 4,289 homes damaged or destroyed, 4,448 were owner occupied with 112 of those still having unmet needs according to the study. It is evident from this data that a majority of those with continued unmet housing needs are families that lived in rental housing prior to the April 27, 2011 tornado. Due to the fact that Tuscaloosa's homeless shelters sponsored by the Red Cross and the Salvation Army were also rendered uninhabitable by the storm, the individuals and families displaced from this storm found were able to either find housing resources through existing available housing stock, through temporarily staying with family and friends, or moved away from the Tuscaloosa area.

421 businesses throughout the storm's path sustained major damage. Of these, approximately 54 were industrial properties and 367 were retail/general service properties. Through data collection, FEMA estimated Tuscaloosa's severe unmet business need at over \$28.2 million. This severe unmet business need is the second highest amount of severe unmet business need for all communities effected by 2011 Presidentially declared disasters, only behind, Missouri that had \$29.1 million. It is also greater than the rest of the severe unmet business need throughout the State of Alabama combined as well as greater than any other combined state disaster, other than Missouri as listed above.

Damage to public buildings, equipment and infrastructure was reported throughout the storm's path. The largest of these was the direct hit sustained by the Curry Building, a 350,000-square foot City facility that housed operational and office space for four City departments including the Emergency Management Department and the Environmental Services Department along with storage space for many others including evidence storage for the Tuscaloosa Police Department. Fire Station No. 4 was damaged beyond repair and the East Police Precinct also sustained significant damage, both of which were located in the Alberta City community. A number of City fleet vehicles were damaged or destroyed including 87% of the Garbage

### Disaster Damage:

truck fleet (20 out of 23 trucks) and 100% of the Recycling Program fleet (4 trucks and 4 trailers). For this reason, the public service of garbage, trash and recycling curbside pickup was suspended immediately following the storm with garbage pickup resuming on May 2, 2011. The Hillard Fletcher Wastewater Treatment Plant and two of the City's water towers also sustained damage. Many underground sewer laterals were damaged from trees being uprooted by storm winds. Water pressure was lost and a public health notice was released to advise all residents to boil any water received through City water distribution infrastructure. For more than 14 months following the storm, the City's transportation infrastructure endured heavy equipment from trucks, bulldozers, backhoes, etc. that were roaming throughout the City demolishing structures, picking up and hauling away debris and repairing damaged buildings. The combination of the storm and this continual use of heavy equipment have damaged the infrastructure by causing more rapid deterioration to City roads, curbs, sidewalks and bridges.



## Recovery Needs:

One month after the storm, the City recognized the need for an overarching and comprehensive plan for recovery and rebuilding along the storm path. The City released a request for proposals to firms specializing in disaster recovery community planning. A proposal from BNIM, a multidisciplinary architecture, planning and design firm, was accepted. BNIM, in conjunction with City staff, spent five weeks in June and July 2011 immersed in Tuscaloosa neighborhoods and culture. They met with established City task force groups, the steering committee, many individual stakeholders, and hosted a public workshop and online forum to assess areas of strengths, weaknesses and opportunities in order to formulate a comprehensive strategy to rebuild Tuscaloosa. The strategy utilized had very specific goals:

- improve connectivity between and within neighborhoods;
- provide walking, cycling and transit infrastructure to increase transportation options and reduce traffic on congested streets;
- enhance the appearance and functionality of major corridors and important gateways and transportation arteries for the city;
- rebuild damaged infrastructure to address longstanding issues and future needs in a comprehensive and sustainable way; and
- coordinate public facilities to leverage scarce resources and create mutual benefit.

The end result of this collaboration was the first draft of the Tuscaloosa Forward Generational Plan first published on July 15, 2011. The strategy identified in the Tuscaloosa Forward Generational Plan took the entire path of the storm and split it into four distinct areas: the 10th Avenue Corridor which included neighborhoods such as Rosedale Courts, The Downs, Glendale Gardens and Hillcrest; Forest Lake, which included neighborhoods such as Forest Lake and Wood Manor; 15th Street and McFarland Boulevard; and Alberta.

The 10th Avenue Corridor is dominated by two distinct tracts. The first is Rosedale Courts, a predominantly low-income public housing development and its surrounding neighborhoods made up of aging single family homes. According to the City's 2010 census tract data, the median household income for this area was \$14,856. This area was completely devastated by the tornado and a majority of the homes along with the entirety of Rosedale Courts have been torn down. According to a HUD report on Unmet Housing Need in Alabama due to 2011 Federally Declared Disasters, the City of Tuscaloosa had 1,066 rental housing units that were damaged by the April 2011 tornado and still had an unmet housing need after all forms of assistance had been expended. Approximately 29% of these rental units resided in the Rosedale areas. The other tract is the three historic districts of The Downs, Glendale Gardens and Hillcrest, the populations of which is more moderate-to upper moderate income. These historic districts are almost exclusively made up of older, well established single family dwellings. Due to the makeup of these historic districts, they have recovered well and have started rebuilding many of the damaged homes.

The Forest Lake area is predominantly made up of single-family homes built post-World War II with over 50% being renter occupied (mainly by students and other University of Alabama associated parties).

## Recovery Needs:

The neighborhood contains Forest Lake, a small body of water owned by the 29 adjacent property owners. Pre-storm, this lake was surrounded by a canopy of mature trees that shaded the entire neighborhood and provided a natural barrier to the busy 15th Street roadway that directly abuts it to the north. Post storm, all of the houses on the lake's east and south sides were completely destroyed and a majority of the houses in this area have been torn down as they were beyond repair. The tree canopy is completely gone, removing the visual and aural screen to the busy roadway and commercial corridor of 15th Street. According to the City's 2010 census tract data, the median household income for this area was \$20,841.

15th Street and McFarland Boulevard is the City of Tuscaloosa's main retail sector with businesses in this area generating 11.8% of the City's total sales tax revenue (the largest revenue stream). Starting north of Forest Lake, the 15th Street retail sector extends east along the boulevard housing many shallow, commercially developed lots. On the North side of these lots is the small Cedar Crest neighborhood that contained homes similar to the Forest Lake neighborhood. Once to the McFarland Boulevard intersection, this sector was anchored on the Northeast by the long-standing Wood Square shopping center that housed retail shopping and restaurants, on the Southeast by University Mall, an enclosed shopping mall and on the Southwest by Midtown Village, a large outdoor shopping, dining and services complex. The tornado decimated this area taking out a majority of the Cedar Crest neighborhood, numerous retail and restaurant businesses and professional offices along 15th Street and completely destroying the Wood Square shopping center.

Much of the development in the Alberta area pre-dates the interstate system. Commercial properties in the area consist mainly of strip development with older commercial centers and stand alone business with individual access points. A majority of the land in the Alberta community is devoted to older single family residential development, much of it built at least 60 years ago, located on small lots lacking sidewalks or curbs and gutters. There were a scattering of aging and deteriorated multi-family complexes pre-storm. This most eastern area of the tornado's destructive path is where the storm grew to its most massive size within the City limits. It ran through the heart of this community destroying or severely damaging a number of neighborhoods as well as many of Alberta's commercial businesses along University Boulevard. The destruction in this area displaced a large segment of lower income families living in smaller 60+ year old rental housing and older apartments. According to a HUD report on Unmet Housing Need in Alabama due to 2011 Federally Declared Disasters, the City of Tuscaloosa had 1,066 rental housing units that were damaged by the April 2011 tornado and still had an unmet housing need after all forms of assistance had been expended. More than 41% of these rental units resided in the Alberta community. Alberta also experienced the greatest loss in public facilities: Alberta Elementary School, Fire Station 4, the East Police Precinct, and the Police Athletic League building. A

## Recovery Needs:

According to the City's 2010 census tract data, the median household income for this area was \$20,889.

## Public Comment:

### Citizen Participation

Since the April 27, 2011 tornado, the City of Tuscaloosa has worked diligently with various organizations and citizens who were directly and indirectly impacted by the natural disaster. These efforts include the interactive formulation of the Tuscaloosa Forward Generation Plan. Once this generational plan was formulated, the City held a series of public meetings in which a large number of citizens came to view details of the plan and were given the opportunity to comment. These public comments were aggregated and analyzed and helped guide changes to the draft of the Tuscaloosa Forward Generational Plan. These public comments were included in the final draft of the plan as presented for adoption to the Tuscaloosa City Council on April 24, 2012. Walt Maddox, Mayor, appointed a Citizens Advisory Committee that was mandated to give an independent review of the Tuscaloosa Forward Plan. Through these public comment and interaction sessions, the City of Tuscaloosa has worked to identify gaps where immediate response efforts made by FEMA, SBA, etc. have not met all storm related damage needs. This Action Plan will outline areas of housing, infrastructure and economic revitalization that have shown a critical need for



assistance to repair and rebuild the communities for damage directly related to the April 27, 2011 tornado. The City of Tuscaloosa supports and encourages citizen participation in the development of the Disaster Recovery Action Plan. Many of the concerns expressed by citizens participating in the Tuscaloosa Forward Generational Plan formation and planning process have been incorporated into this Plan. Public hearings outlining the funding breakdown set out in this Action Plan were held at 10 A.M. and 5 P.M. on June 14, 2012 at the Tuscaloosa City Hall. The citizens in attendance were given the opportunity to comment at the meetings and for seven days after the meeting through telephone and in writing. The Action Plan was released for a public comment period on Tuesday July 3, 2012 and extends through 5:00 P.M. CDT on July 10, 2012.

Members of the public are invited to view the draft Action Plan prior to its submission during normal business hours of 7:30 A.M. to 5:00 P.M. CDT Monday through Friday at Tuscaloosa City Hall, 2201 University Boulevard, Tuscaloosa, Alabama 35401. The draft Action Plan will also be available for review on the City of Tuscaloosa’s website at www.tuscaloosa.com. The Action Plan was emailed to the Office of the Mayor and all City Council members. Copies of the Plan will be available in Spanish and other languages upon request. Persons with disabilities may request auxiliary aids by contacting the Incident Command Division at 205-248-5700.

&nbsp;

>Comments may be submitted via telephone to 205-248-5700 or in writing to the following address:

- >City of Tuscaloosa
- >Incident Command Division
- >2201 University Boulevard
- >Tuscaloosa, AL 35401.

Following the public comment period, the Action Plan will be updated and submitted to HUD on or about July 13, 2012. Comments received through the public meeting held on June 14, 2012 and comment period held from June 14, 2012 through June 21, 2012 regarding the CDBG Disaster Recovery Grant funding breakdown and the public comment period held from July 3, 2012 through J

**Public Comment:**

uly 10, 2012 regarding the draft Action Plan along with the City of Tuscaloosa’s responses will be included in Appendix B.

<b>Overall</b>	<b>This Report Period</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$17,784,702.00
<b>Total Budget</b>	\$16,634,702.00	\$16,634,702.00
<b>Total Obligated</b>	\$104,951.84	\$104,951.84
<b>Total Funds Drawdown</b>	\$104,951.84	\$104,951.84
<b>Program Funds Drawdown</b>	\$104,951.84	\$104,951.84
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$104,951.84	\$104,951.84
<b>Match Contributed</b>	\$0.00	\$0.00

**Progress Toward Required Numeric Targets**

<b>Requirement</b>	<b>Required</b>	<b>To Date</b>
<b>Overall Benefit Percentage (Projected)</b>		100.00%
<b>Overall Benefit Percentage (Actual)</b>		0.00%
<b>Minimum Non-Federal Match</b>	\$0.00	\$0.00
<b>Limit on Public Services</b>	\$2,495,205.30	\$0.00
<b>Limit on Admin/Planning</b>	\$3,326,940.40	\$104,951.84
<b>Limit on State Admin</b>	\$0.00	\$0.00

**Progress Toward Activity Type Targets**

<b>Activity Type</b>	<b>Target</b>	<b>Actual</b>
<b>Public services</b>	\$2,495,205.30	\$0.00



## Progress Toward National Objective Targets

National Objective	Target	Actual
Low/Mod	\$8,317,351.00	\$15,021,231.80

### Overall Progress Narrative:

Funding has been obligated to several projects. The Commercial Revolving Loan Program and Homebuyer's Program are well underway. It was determined that the necessary procurement procedures for the Rosedale Phase II and Hurricane Creek Trace housing developments were in place. Also, these developments are in the final stages of environmental reviews and agreements will be signed for funding soon. Infrastructure projects are still in the engineering and environmental review stages. Environmental review exclusions were completed for the Commercial Revolving Loan Program, Homebuyer's Assistance Program, Planning, and Administration activities. Budget amounts were amended per the suggestion of a HUD representative to more clearly reflect environmental review expenses. Low to moderate beneficiaries were determined for all of the infrastructure projects based on census information. Data maintenance files have been set up within the recipient office and internal controls for maintenance of that filing system have been adapted and put into place.

### Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
CD-2012-DR-001, Recovery Program Administration	\$0.00	\$831,735.10	\$0.00
CD-2012-DR-002, Recovery Comprehensive Planning	\$104,951.84	\$831,735.10	\$104,951.84
CD-2012-DR-003, Recovery Housing	\$0.00	\$3,040,000.00	\$0.00
CD-2012-DR-004, Infrastructure	\$0.00	\$9,431,231.80	\$0.00
CD-2012-DR-005, Recovery Economic Development	\$0.00	\$2,500,000.00	\$0.00



## Activities

<b>Grantee Activity Number:</b>	<b>CD-2012-DR-001</b>
<b>Activity Title:</b>	<b>Program Administration</b>

**Activity Category:**

Administration

**Project Number:**

CD-2012-DR-001

**Projected Start Date:**

07/16/2012

**Benefit Type:**

( )

**National Objective:**

N/A

**Activity Status:**

Under Way

**Project Title:**

Recovery Program Administration

**Projected End Date:**

07/31/2017

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Tuscaloosa

**Overall**

**Total Projected Budget from All Sources**

**Oct 1 thru Dec 31, 2012**

N/A

**To Date**

\$831,735.10

**Total Budget**

\$831,735.10

\$831,735.10

**Total Obligated**

\$0.00

\$0.00

**Total Funds Drawdown**

\$0.00

\$0.00

**Program Funds Drawdown**

\$0.00

\$0.00

**Program Income Drawdown**

\$0.00

\$0.00

**Program Income Received**

\$0.00

\$0.00

**Total Funds Expended**

\$0.00

\$0.00

    City of Tuscaloosa

\$0.00

\$0.00

**Match Contributed**

\$0.00

\$0.00

**Activity Description:**

Funds will only be used to cover the cost of administering the CDBG Disaster Recovery Grant.

**Location Description:**

City of Tuscaloosa, Alabama

**Activity Progress Narrative:**

On going day-to-day management operations of all DR funded projects. Duties being completed by the administrative staff are collaborative meetings with engineers, consultants, and various city departments involved in DR activities. Anticipating expenditure of Admin funds in late January 2013.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

Address	City	County	State	Zip	Status / Accept
			Alabama	-	Not Validated / N

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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<b>Grantee Activity Number:</b>	<b>CD-2012-DR-002</b>
<b>Activity Title:</b>	<b>Comprehensive Planning</b>

**Activity Category:**

Planning

**Activity Status:**

Under Way

**Project Number:**

CD-2012-DR-002

**Project Title:**

Recovery Comprehensive Planning

**Projected Start Date:**

07/16/2012

**Projected End Date:**

07/31/2017

**Benefit Type:**

Area ( )

**Completed Activity Actual End Date:**

**National Objective:**

N/A

**Responsible Organization:**

City of Tuscaloosa

**Overall**

**Total Projected Budget from All Sources**

**Oct 1 thru Dec 31, 2012**

**To Date**

**Total Budget**

**Total Obligated**

**Total Funds Drawdown**

**Program Funds Drawdown**

**Program Income Drawdown**

**Program Income Received**

**Total Funds Expended**

City of Tuscaloosa

**Match Contributed**

N/A

\$781,735.10

\$831,735.10

\$781,735.10

\$104,951.84

\$104,951.84

\$104,951.84

\$104,951.84

\$104,951.84

\$104,951.84

\$0.00

\$0.00

\$0.00

\$0.00

\$104,951.84

\$104,951.84

\$104,951.84

\$104,951.84

\$0.00

\$0.00

**Activity Description:**

Funds will only be used to cover the cost of planning for the programs outlined in this Action Plan. Planning costs considered eligible under this grant will include studies of a general nature to be performed that are necessary for identifying the impacted area's unmet/urgent needs, etc.

**Location Description:**

City of Tuscaloosa, Alabama

**Activity Progress Narrative:**

The budget for planning was amended per the suggestion of a HUD representative to more clearly reflect the environmental review expenses. The original budget included costs for anticipated environmental reviews for all projects; we amended the budget to distribute costs of each individual project to that project's budget. The original planning budget was \$831,735.10 and after all necessary changes the revised budget currently sits at \$781,735.10. A total of \$104,951.84 was expended on planning costs during the quarter. Costs included work performed on the following: prepared project timelines, researched and provided recommendations associated with required NEPA documentation, planning services concerning the CityWalk, completion of the Tuscaloosa Low-Income Housing study, and planning and mapping services for infrastructure projects.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**





### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

#### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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**Grantee Activity Number: DR-ECON DEV-01-COMM REVOLVING LOAN**

**Activity Title: Commercial Revolving Loan Program**

**Activity Category:**

Econ. development or recovery activity that creates/retains jobs

**Project Number:**

CD-2012-DR-005

**Projected Start Date:**

12/01/2012

**Benefit Type:**

Direct ( Person )

**National Objective:**

Low/Mod

**Activity Status:**

Under Way

**Project Title:**

Recovery Economic Development

**Projected End Date:**

12/31/2016

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Tuscaloosa

**Overall**

**Total Projected Budget from All Sources**

**Oct 1 thru Dec 31, 2012**

N/A

**To Date**

\$2,500,000.00

**Total Budget**

\$2,500,000.00

\$2,500,000.00

**Total Obligated**

\$0.00

\$0.00

**Total Funds Drawdown**

\$0.00

\$0.00

**Program Funds Drawdown**

\$0.00

\$0.00

**Program Income Drawdown**

\$0.00

\$0.00

**Program Income Received**

\$0.00

\$0.00

**Total Funds Expended**

\$0.00

\$0.00

City of Tuscaloosa

\$0.00

\$0.00

**Match Contributed**

\$0.00

\$0.00

**Activity Description:**

A revolving loan fund will be set up by the City with the following details for administration.

&bull; Application Deadline: Ongoing. 30 days of open application acceptance starting October 1, 2012. All applications received between October 1, 2012 and October 30, 2012 will be evaluated as one batch. All applications received November 1, 2012 and after will be evaluated in the order that the Disaster Recovery Division of the Office of the Mayor receives them.

>&bull; Borrower: All commercial entities whose main operational location is/will be located in the recovery zone (see attached map).

>&bull; Use of Proceeds: Land and building purchase or improvement, machinery and equipment purchase, leasehold improvements, working capital, inventory purchase, and refinancing of existing debt.

>&bull; Collateral: Adequate collateral position must be secured by assets of receiving business consisting of land, building or machinery and equipment. Collateral value will be established by appraisal or cost verification.

>&bull; Interest Rate: All loans will be released at an accrual rate of zero percent interest.

>&bull; Loan Term/Amortization: Loans will require a monthly payment. Loan amortization time will be no more than three years.

>&bull; Loan Sizing: Minimum loan of \$20,000 and maximum loan of \$200,000. No project under \$20,000 (total cost) will be considered.

**Location Description:**

All commercial entities whose main operational location is/will be located in the recovery zone will be eligible to apply.

**Activity Progress Narrative:**

The deadline for submission of the first round of applications for the Commercial Revolving Loan Program was October 31st.

The City's Economic Development Ombudsman met with local businesses looking to rebuild and/or relocate within the recovery zone on a daily basis and informed them of the benefits associated with the program. Advertisement in local newspaper and



media outlets has also served as an avenue of interest. Five applications were received and reviewed by a committee of long-standing community members (CPA, Realtor, Arts & Humanities Council member) that recommended the applications for approval by the City Council. The City Council approved loans for Full Moon Barbeque (\$200,000), Jack Marshall Foods, Inc. (\$200,000), Gilda's Salon and Day Spa (\$200,000), and Hoo's Q (\$90,000) on December 11th. Hoo's Q withdrew their request for \$90,000 and resubmitted a request for funding in the amount of \$140,000. The committee reassessed the funding needs for Hoo's Q and recommended approval of the application to the City Council. The City Council approved the application for an increase in funding for Hoo's Q (\$140,000) and approved the application for Wright's Restaurant (\$200,000) on January 8th. Loan agreements are currently being drawn up and funding will be awarded no later than the end of February. The approval of the five applications has obligated \$940,000 of the funding allocated to the Commercial Revolving Loan Program which allows for \$1,560,000 to fund new applicants. Also, administrative guidelines were created and were reviewed by the City's CDBG-DR HUD representative. Monitoring guidelines were created and will serve as the useful criteria in monitoring visits. Additionally, environmental review exclusions were executed for the program. Submission of applications is open for businesses applying for funds in one of the City's recovery areas.

## Accomplishments Performance Measures

**No Accomplishments Performance Measures found.**

## Beneficiaries Performance Measures

**No Beneficiaries Performance Measures found.**

## Activity Locations

**No Activity Locations found.**

## Other Funding Sources Budgeted - Detail

**No Other Match Funding Sources Found**

### Other Funding Sources

**Amount**

No Other Funding Sources Found

Total Other Funding Sources



<b>Grantee Activity Number:</b>	<b>DR-HOUS-01-ROSEDALE</b>
<b>Activity Title:</b>	<b>Rosedale Phase II Housing Development</b>

**Activity Category:**

Construction of new housing

**Project Number:**

CD-2012-DR-003

**Projected Start Date:**

01/01/2013

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

Low/Mod

**Activity Status:**

Planned

**Project Title:**

Recovery Housing

**Projected End Date:**

07/31/2014

**Completed Activity Actual End Date:**

**Responsible Organization:**

Tuscaloosa Housing Authority

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,300,000.00
<b>Total Budget</b>	\$1,290,000.00	\$1,300,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Tuscaloosa Housing Authority	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Funds will only be used to cover the City’s commitment to the Tuscaloosa Housing Authority and its developer, Doug Hollyhand Realty, Inc. for the construction of Rosedale Courts Phase II development and to perform the needed environmental reviews.

**Location Description:**

10th Avenue Corridor, Tuscaloosa, Alabama on the campus of Rosedale Courts

**Activity Progress Narrative:**

The budget for Rosedale Phase II was amended to cover the expenses associated with necessary environmental reviews; the budget increased by \$10,000. City staff reviewed procurement documentation submitted by THA and corresponded with HUD for special considerations concerning the procurement process; it was confirmed that THA had followed the proper procurement process as outlined by HUD regulations. Environmental reviews are in the final stages and a funding agreement should be executed during the next fiscal quarter.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**



### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

#### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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<b>Grantee Activity Number:</b>	<b>DR-HOUS-02-HURRICANE CREEK</b>
<b>Activity Title:</b>	<b>Hurricane Creek Trace Housing Development</b>

**Activity Category:**

Construction of new housing

**Project Number:**

CD-2012-DR-003

**Projected Start Date:**

01/01/2013

**Benefit Type:**

Direct ( HouseHold )

**National Objective:**

Low/Mod

**Activity Status:**

Planned

**Project Title:**

Recovery Housing

**Projected End Date:**

07/31/2014

**Completed Activity Actual End Date:**

**Responsible Organization:**

Community Service Programs of West Alabama

**Overall**

	<b>Oct 1 thru Dec 31, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$760,000.00
<b>Total Budget</b>	\$750,000.00	\$760,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Community Service Programs of West Alabama	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Funds will only be used to cover the City’s commitment to the development team of Community Service Programs of West Alabama, Doug Hollyhand Realty, Inc., and Habitat for Humanity Tuscaloosa for the development and construction of the Hurricane Creek Trace subdivision and to perform necessary environmental reviews.

**Location Description:**

6th Street East and 44th Avenue East, Tuscaloosa, Alabama

**Activity Progress Narrative:**

The budget was amended for Hurricane Creek Trace to cover the expenses for necessary environmental reviews; the budget increased by \$10,000. City staff determined that procurement was a moot point since due to the fact that the contract for development of Hurricane Creek Trace will be signed with the developer (in this case, CSP of West Alabama) and per the City’s conversation with David Rourke (CPD field office) and Kelly Dorward (CPD field office) procurement is only required when entering an agreement with a contractor and is not necessary with a developer or subrecipient(per our conversation on 12/4/12).

Environmental reviews are underway for Hurricane Creek Trace. A funding agreement with CSP is anticipated in the next fiscal quarter.



### Accomplishments Performance Measures

No Accomplishments Performance Measures found.

### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

#### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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**Grantee Activity Number:** DR-HOUS-03-JUANITA DRIVE  
**Activity Title:** Habitat for Humanity/Purchase of Juanita Drive Lot

**Activity Category:**  
 Acquisition of property for replacement housing

**Activity Status:**  
 Planned

**Project Number:**  
 CD-2012-DR-003

**Project Title:**  
 Recovery Housing

**Projected Start Date:**  
 01/01/2013

**Projected End Date:**  
 07/31/2014

**Benefit Type:**  
 Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**  
 Low/Mod

**Responsible Organization:**  
 Tuscaloosa Habitat for Humanity

Overall	Oct 1 thru Dec 31, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$500,000.00
<b>Total Budget</b>	\$500,000.00	\$500,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
Tuscaloosa Habitat for Humanity	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Funds will only be used to cover the City’s commitment to Habitat for Humanity Tuscaloosa for the purchase of 28 designated lots on Juanita Drive in the Alberta community.

**Location Description:**

Juanita Drive, Tuscaloosa, Alabama

**Activity Progress Narrative:**

Environmental review of the 28 lots designated to Habitat for development is underway and is expected to be complete in the next fiscal quarter. A funding agreement will be drawn up following environmental review completion.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**

**Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**





## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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

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<b>Grantee Activity Number:</b>	<b>DR-HOUS-04-HOMEBUYER ASSIST</b>
<b>Activity Title:</b>	<b>Homebuyer/Downpayment Assistance Program</b>

**Activity Category:**  
Homeownership Assistance to low- and moderate-income

**Activity Status:**  
Planned

**Project Number:**  
CD-2012-DR-003

**Project Title:**  
Recovery Housing

**Projected Start Date:**  
01/01/2013

**Projected End Date:**  
06/30/2013

**Benefit Type:**  
Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**  
Low/Mod

**Responsible Organization:**  
City of Tuscaloosa

Overall	Oct 1 thru Dec 31, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$500,000.00
<b>Total Budget</b>	\$500,000.00	\$500,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of Tuscaloosa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

In order to assist citizens whose homes were destroyed during the tornado and to stimulate the repopulation of the affected disaster area, the City of Tuscaloosa is allocating a portion of the CDBG Disaster Recovery Grant for the purpose of providing incentive for citizens to purchase homes in the Tuscaloosa community.

Eligible applicants will include two separate pools of people:

- A person who was occupying a residence (whether owned or rented) within the recovery zone on the day of the storm and whose home is no longer habitable due to storm damage. This pool of applicants are eligible regardless of new home location as long as it is within the Tuscaloosa city limits (whether inside or outside of the recovery zone).

- A person who was living outside of the recovery zone on the day of the storm but who is purchasing a home that is located within the recovery zone.

Participants must meet income requirements and complete a "qualified homebuyer training" homeownership course. The participant must meet the requirements of a participating lending institution and qualify for a mortgage. The property to be purchased must be the participants' principle place of residence.

**Location Description:**

Tuscaloosa, Alabama

**Activity Progress Narrative:**

The guidelines, application, mortgage lender letter, grant data checklist, and other documentation pertaining to the Homebuyer's Assistance program were created in early November. The Homebuyer's Assistance program has been working closely with the City's housing counselor to ensure that adequate information is obtained from the applicants. The program was first advertised through media on November 14th. Additional forms of media have been utilized due to the rapport of the program throughout the community. There has been great interest in the program and many parties are in the beginning stages of the application process. Interested parties are required to attend a class that informs them about



the City's program as well as all the steps necessary when purchasing a home. Although the City has not currently awarded any funding, the expectation is to fund several applicants in the next few months. Also, the environmental review exclusion has been executed and documented for the program. The City is actively seeking applicants for the Homebuyer's Assistance program.

### Accomplishments Performance Measures

No Accomplishments Performance Measures found.

### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

#### Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

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<b>Grantee Activity Number:</b>	<b>DR-INFRA-01-ALBERTA REVITALIZATION</b>
<b>Activity Title:</b>	<b>Alberta Revitalization Infrastructure Project</b>

**Activity Category:**  
Construction/reconstruction of streets

**Activity Status:**  
Planned

**Project Number:**  
CD-2012-DR-004

**Project Title:**  
Infrastructure

**Projected Start Date:**  
08/01/2013

**Projected End Date:**  
08/31/2015

**Benefit Type:**  
Area ( )

**Completed Activity Actual End Date:**

**National Objective:**  
Low/Mod

**Responsible Organization:**  
City of Tuscaloosa

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$4,250,000.00
<b>Total Budget</b>	\$4,250,000.00	\$4,250,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of Tuscaloosa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

In order to augment the housing plan that the City has developed for Alberta, the City also proposes a large-scale infrastructure project that incorporates the Citywalk. The Citywalk route will extend along the South side of the proposed Alberta Parkway (now 7th Street East) and continue until reaching the new site of Alberta Elementary School, where it will branch to the North and South entrances of the school. Within this infrastructure project, the parameters of 7th Street East will be widened and a landscaped median will be put in. Heading West, away from the school, this project will terminate at the site of Jaycee Park (currently an underutilized community facility in Alberta which the Tuscaloosa Forward Generational Plan proposes, and fundraising/sponsorship efforts are already underway, to greatly improve). This project will also incorporate the burying of utility lines and provide for a much needed upgrade in drainage and sewer improvements for the residents of this area.

**Location Description:**

7th Street East bordered by Jaycee Park to the west and Alberta Elementary School campus to the east. Tuscaloosa, Alabama

**Activity Progress Narrative:**

City staff determined the census block groups that will benefit from the Alberta Revitalization project which in turn gave the low-to-moderate income beneficiary percentage. All information was input into the DRGR Action Plan system. Numerous City staff, including the Mayor, Chief Engineer, Finance Director, etc., met to discuss all City recovery projects including those funded by CDBG-DR. Projects will be funded through City reserve funds, CDBG-DR, CDBG, Insurance proceeds, etc. which shows that the City is taking a holistic approach to disaster recovery. Environmental review procedures are currently being performed by Walker Associates, Inc. for this project and are anticipated to be complete during the upcoming fiscal quarter.



## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Linear feet of Public Improvement	0	0/1500

## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
City of Tuscaloosa Water and Sewer RFFI	\$450,000.00
Total Other Funding Sources	\$0.00

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<b>Grantee Activity Number:</b>	<b>DR-INFRA-02-UNIVERSITY PLACE</b>
<b>Activity Title:</b>	<b>University Place Infrastructure Project</b>

**Activity Category:**

Construction/reconstruction of streets

**Activity Status:**

Planned

**Project Number:**

CD-2012-DR-004

**Project Title:**

Infrastructure

**Projected Start Date:**

08/01/2013

**Projected End Date:**

08/31/2015

**Benefit Type:**

Area ( )

**Completed Activity Actual End Date:**

**National Objective:**

Low/Mod

**Responsible Organization:**

City of Tuscaloosa

**Overall**

	<b>Oct 1 thru Dec 31, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$510,000.00
<b>Total Budget</b>	\$500,000.00	\$510,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of Tuscaloosa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Sitting at the corner of Hargrove Road and 2nd Avenue, immediately in the heart of the devastated Forest Lake community, was the Central Church of Christ campus. The church has partnered with the City to build the section of the Citywalk that was outlined to intersect with its campus. From this section to be built by Central Church of Christ, the City will use funds from the Safe Routes to School Grant that it applied for in April 2012 to build the sidewalks that will head North on 2nd Avenue, turn right at University Place Drive and extend up to the University Place Elementary School campus. Then CDBG Disaster Recovery Funds will be used to expand the development of this Safe Routes to School sidewalk into the Citywalk with lighting for security and to perform the needed environmental reviews.

**Location Description:**

Sitting at the corner of Hargrove Road and 2nd Avenue, immediately in the heart of the devastated Forest Lake community, was the Central Church of Christ campus. The church has partnered with the City to build the section of the Citywalk that was outlined to intersect with its campus. From this section to be built by Central Church of Christ, the City will use funds from the Safe Routes to School Grant that it applied for in April 2012 to build the sidewalks that will head North on 2nd Avenue, turn right at University Place Drive and extend up to the University Place Elementary School campus. Then CDBG Disaster Recovery Funds will be used to expand the development of this Safe Routes to School sidewalk into the Citywalk with lighting for security.

**Activity Progress Narrative:**

The budget was amended to cover expenses associated with necessary environmental reviews; the budget increased by \$10,000. City staff determined the census block groups that will benefit from the University Place project which in turn gave the low-to-moderate income beneficiary percentage. All information was input into the DRGR Action Plan system. Numerous City staff, including the Mayor, Chief Engineer, Finance Director, etc., met to discuss all City recovery projects



including those funded by CDBG-DR. Projects will be funded through City reserve funds, CDBG-DR, CDBG, Insurance proceeds, etc. which shows that the City is taking a holistic approach to disaster recovery. Environmental review procedures are currently being performed by Walker Associates, Inc. for this project and are anticipated to be complete during the upcoming fiscal quarter.

### Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Linear feet of Public Improvement	0	0/2000

### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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



<b>Grantee Activity Number:</b>	<b>DR-INFRA-03-FOREST LAKE</b>
<b>Activity Title:</b>	<b>Forest Lake Revitalization Infrastructure Project</b>

**Activity Category:**

Construction/reconstruction of streets

**Project Number:**

CD-2012-DR-004

**Projected Start Date:**

08/01/2013

**Benefit Type:**

Area ( )

**National Objective:**

Low/Mod

**Activity Status:**

Planned

**Project Title:**

Infrastructure

**Projected End Date:**

08/31/2015

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of Tuscaloosa

<b>Overall</b>	<b>Oct 1 thru Dec 31, 2012</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	N/A	\$1,860,000.00
<b>Total Budget</b>	\$1,850,000.00	\$1,860,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of Tuscaloosa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

The Forest Lake Revitalization Infrastructure Project portion would then take over at the North end of the University Place Elementary School campus and continue North along 1st Avenue, turning right at Fernwood Street and then left at Lake Avenue where it will extend along the west side of Forest Lake using the natural beauty of the lake and surrounding homes as a backdrop. This project will end once the Citywalk reaches 15th Street. Funds will be used to cover the costs associated with the installation of the Citywalk, landscaping, lighting, utility burying and upgrades and the costs associated with necessary environmental reviews.

**Location Description:**

Forest Lake Revitalization Infrastructure Project: from the University Place Elementary School Campus running North along 1st Avenue, turning right and running East along Fernwood Street, turning left and running North along Lake Avenue ending at 15th Street.

**Activity Progress Narrative:**

The budget was amended to cover expenses associated with necessary environmental reviews; the budget increased by \$10,000.

City staff determined the census block groups that will benefit from the Forest Lake project which in turn gave the low-to-moderate income beneficiary percentage. All information was input into the DRGR Action Plan system.

Numerous City staff, including the Mayor, Chief Engineer, Finance Director, etc., met to discuss all City recovery projects including those funded by CDBG-DR. Projects will be funded through City reserve funds, CDBG-DR, CDBG, Insurance proceeds, etc. which shows that the City is taking a holistic approach to disaster recovery.

Environmental review procedures are currently being performed by Walker Associates, Inc. for this project and are anticipated to be complete during the upcoming fiscal quarter.





## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Linear feet of Public Improvement	0	0/1500

## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
City of Tuscaloosa Water and Sewer RFFI	\$250,000.00
Total Other Funding Sources	\$0.00

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<b>Grantee Activity Number:</b>	<b>DR-INFRA-04-10TH AVENUE</b>
<b>Activity Title:</b>	<b>10th Avenue Corridor Revitalization Infrastructure</b>

**Activity Category:**  
Construction/reconstruction of streets

**Activity Status:**  
Planned

**Project Number:**  
CD-2012-DR-004

**Project Title:**  
Infrastructure

**Projected Start Date:**  
08/01/2013

**Projected End Date:**  
08/31/2015

**Benefit Type:**  
Area ( )

**Completed Activity Actual End Date:**

**National Objective:**  
Low/Mod

**Responsible Organization:**  
City of Tuscaloosa

Overall	Oct 1 thru Dec 31, 2012	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$2,841,231.80
<b>Total Budget</b>	\$2,831,231.80	\$2,841,231.80
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of Tuscaloosa	\$0.00	\$0.00
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Tenth Avenue is a major traffic artery into the City of Tuscaloosa and the University of Alabama and with the addition of the Citywalk, and the reinvigorated streetscaping, can become the proper gateway to the City’s attractions. It will also provide enhanced walkability and connectivity for the residents of Rosedale and the historic neighborhoods to possible commercial developments to come along this corridor. Funds will be used to cover the costs associated with the installation of the Citywalk, landscaping, lighting, utility burying and grades and the costs associated with necessary environmental reviews.

**Location Description:**

Starting at Harmon Park on the South side of the Rosedale community, running East along 29th Street, turning left and running North along 10th Avenue until it intersects with Hargrove Road.

**Activity Progress Narrative:**

The budget was amended to cover expenses associated with necessary environmental reviews; the budget increased by \$10,000. City staff determined the census block groups that will benefit from the 10th Avenue project which in turn gave the low-to-moderate income beneficiary percentage. All information was input into the DRGR Action Plan system. Numerous City staff, including the Mayor, Chief Engineer, Finance Director, etc., met to discuss all City recovery projects including those funded by CDBG-DR. Projects will be funded through City reserve funds, CDBG-DR, CDBG, Insurance proceeds, etc. which shows that the City is taking a holistic approach to disaster recovery. Environmental review procedures are currently being performed by Walker Associates, Inc. for this project and are anticipated to be complete during the upcoming fiscal quarter.



## Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Linear feet of Public Improvement	0	0/3000

## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
City of Tuscaloosa Water and Sewer RFFI	\$450,000.00
Total Other Funding Sources	\$0.00

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