

Regarding Provisions of HR 3221 (now known as Public Law 110-289)
(A Public Policy summary prepared by NeighborWorks America)
October 1, 2008

**Emergency Assistance for the Redevelopment of Abandoned and Foreclosed Homes:
THE NEIGHBORHOOD STABILIZATION PROGRAM (NSP)**

Background:

Title III of Public Law 110-289 (Sections 2301 – 2304) provides \$3.9 billion in one-time emergency assistance to all states and directly to more than 250 particularly hard hit local cities and counties to purchase foreclosed or abandoned homes at a discount and to rehabilitate, resell, or redevelop these homes in order to stabilize neighborhoods and stem the decline of house values of neighboring homes. The grants provided under this program are being considered as a special allocation of Community Development Block Grant (CDBG) funds

Allocation of Funds to States and Local Communities:

On September 29, 2008, HUD released a Notice outlining the procedures for this new Neighborhood Stabilization program. The detailed regulations for the Neighborhood Stabilization Program can be found at:

<http://www.hud.gov/offices/cpd/communitydevelopment/programs/neighborhoodspg/nspnotice.pdf>

The HUD Notice also includes the allocation methodology and a listing of allocations by state and locality. In determining the allocation of these funds, HUD followed Congress's direction that grants be targeted to areas based on the number/percent of foreclosures, subprime mortgages and mortgage defaults and delinquencies.

A list of all state and local Neighborhood Stabilization Program allocations can be found at the end of this summary, and online at:

<http://www.hud.gov/offices/cpd/communitydevelopment/programs/neighborhoodspg/statelinks.cfm>

HUD's Methodology for Allocating the Supplemental CDBG Appropriation:

The Housing and Economic Recovery Act of 2008 calls for allocating funds to States and local governments with the greatest need, as determined by:

- a. "The number and percentage of home foreclosures in each State or unit of general local government;
- b. "The number and percentage of homes financed by a subprime mortgages in each State or unit of general local government; and
- c. "The number and percentage of homes in default or delinquency in each State or unit of general local government."

To ensure these funds have the maximum impact possible and are targeted to States and local communities with the highest needs, HUD analyzed data from several different sources, including:

- The Mortgage Bankers Association *National Delinquency Survey* data on the rate of foreclosure starts in 2007 and 2008 as well as current rates of subprime loans and loans in default or delinquency at the state-wide level;
- Census Bureau data from 2006 on the number of owner-occupied mortgages in each state to ensure that all states are treated equally;
- Federal Reserve's *Home Mortgage Disclosure Act (HMDA)* data on owner-occupied and investor mortgages made between 2004 and 2006, as well as the percent of those loans that are high-cost;
- Vacancy data from the U.S. Postal Service to determine areas where abandonment of homes due to foreclosure is more likely;
- Public data from the Office of Federal Housing Enterprise Oversight (OFHEO) to measure home price declines; and
- Labor Department data on the rate of unemployment at the city and county level.

Use of Funds:

State and local governments can use their neighborhood stabilization grants to acquire land and property; to demolish or rehabilitate abandoned properties; and/or to offer downpayment and closing cost assistance to low- to moderate-income homebuyers (household incomes may not exceed 120 percent of area median income). In addition, these grantees can create "land banks" to assemble, temporarily manage, and dispose of vacant land for the purpose of stabilizing neighborhoods and encouraging re-use or redevelopment of urban property.

HUD will also issue specific rules that will assist communities in the administration of this new program and to ensure, as Congress directed, that these grant funds be obligated for specific activities within 18 months (before May 2010).

HUD is encouraging local governments receiving direct grants to coordinate with each other, and with their state governments, to make most effective use of available funds.

The Neighborhood Stabilization Program also seeks to prevent future foreclosures by requiring each NSP-assisted homebuyer to receive and complete at least 8 hours of homebuyer counseling from a HUD-approved housing counseling agency before obtaining a mortgage loan. The grantee must also ensure that the homebuyer obtains a mortgage loan from a lender who agrees to comply with the bank regulators' guidance for non-traditional mortgages.

Nature of Program

HUD awards grants to states and local jurisdictions to stabilize communities hardest hit by foreclosures and delinquencies.

Neighborhood Stabilization Program grantees (states and local governments) will each develop their own programs and funding priorities. However, NSP grantees must use at least 25 percent of the funds appropriated for the purchase and redevelopment of abandoned or foreclosed homes or residential properties that will be used to house individuals or families whose incomes do not exceed 50 percent of the area median income. In addition, all activities funded by NSP must benefit low- and moderate-income persons whose income does not exceed 120 percent of area median income. Activities may not qualify under NSP using the broader "prevent or eliminate

slums and blight" or "address urgent community development needs" objectives of the CDBG program.

Other Neighborhood Stabilization Funding Provisions:

- No state will receive less than 19.5 million;
- The most funds will go to areas most in need;

Eligible Activities of Neighborhood Stabilization Program:

- Establish financing mechanisms for purchase and redevelopment of foreclosed homes and residential properties;
- Purchase and rehabilitate homes and residential properties that have been abandoned or foreclosed;
 - Properties must be purchased at a discount from the current market appraised value;
 - Every property purchased with NSP funds must be priced at least 5% below current appraised value; and
 - Grantees must achieve an average purchase price of 10 or 15 % below appraised value.
 - All purchased properties must be rehabilitated to comply with laws, codes, and other requirements relating to housing safety, quality, habitability;
 - Rehabilitation may include improvements to increase the energy efficiency or conservation or provide a renewable energy source;
- Establish land banks for foreclosed homes;
- Demolish blighted structures.
- Redevelop demolished or vacant properties

Other Program Provisions of Neighborhood Stabilization Program:

- To receive Neighborhood Stabilization Program funding, each CDBG grantee listed in Attachment A must submit an action plan substantial amendment to HUD in accordance with this notice by, December 1, 2008.
- For five years, profits from the sale, rental, redevelopment, rehabilitation of properties can be reinvested into additional activities consistent with this legislation. After five years, all profits will be returned to the Treasury;
- Generally the funds will be treated as Community Development Block Grants (CDBG), and the requirements of that program will apply;
- Eminent domain will not be used unless it is employed only for a public use that is an economic development use that does not primarily benefit private entities;
- Requires compliance with Uniform Relocation Act in terms of appraisals and relocation;
- Each Neighborhood Stabilization Program grantee receiving an allocation under this program must submit an action plan amendment describing the intended use of funds by December 1, 2008 and all funds must be used within the statutory deadline of 18 months from receipt of the funds;
- HUD is using the Disaster Recovery Grant Reporting (DRGR) system to monitor NSP funds and grantees will be required to use DRGR for action plan and performance report submissions to HUD. Citizen participation will be required under the NSP, but the citizen comment period for action plans will be limited to 15 days;

- Some jurisdictions may choose to apply for less than their full allocation amount, which will allow the balance of their grants to pass to the NSP administrator at the state level.
- Any entitlement community eligible to receive an NSP grant may instead make a request for a joint NSP program with its state
- A jurisdiction may choose to apply for its entire grant, and then enter into a subrecipient agreement with another jurisdiction or nonprofit entity to administer the grant.
- HUD will recapture and reallocate funds not committed within 18 months of receipt, following its usual CDBG procedures.
- Sale prices of residential properties purchased, redeveloped or otherwise sold for a primary residence can't exceed the cost of acquiring and rehabilitating the property.
 - Sales and closing costs as well as related activity delivery costs are eligible NSP redevelopment or rehab costs.
 - The costs of boarding up a property, lawn mowing or maintaining a property in a static condition are not eligible costs for the purpose of the calculation.

Definitions Used Within the Neighborhood Stabilization Program:

- *Abandoned.* A home is abandoned when mortgage or tax foreclosure proceedings have been initiated for that property, no mortgage or tax payments have been made by the property owner for at least 90 days, AND the property has been vacant for at least 90 days.
- *Blighted structure.* A structure is blighted when it exhibits objectively determinable signs of deterioration sufficient to constitute a threat to human health, safety, and public welfare.
- *CDBG funds.* CDBG funds means, in addition to the definition at 24 CFR 570.3, grant funds distributed under this notice.
- *Current market appraised value.* The current market appraised value means the value of a foreclosed upon home or residential property that is established through an appraisal made in conformity with the appraisal requirements of the URA at 49 CFR 24.103 and completed within 60 days prior to an offer made for the property by a grantee, subrecipient, developer, or individual homebuyer.
- *Foreclosed.* A property “has been foreclosed upon” at the point that, under state or local law, the mortgage or tax foreclosure is complete. HUD generally will not consider a foreclosure to be complete until after the title for the property has been transferred from the former homeowner under some type of foreclosure proceeding or transfer in lieu of foreclosure, in accordance with state or local law.
- *Land bank.* A land bank is a governmental or nongovernmental nonprofit entity established, at least in part, to assemble, temporarily manage, and dispose of vacant land for the purpose of stabilizing neighborhoods and encouraging re-use or redevelopment of urban property. For the purposes of the NSP program, a land bank will operate in a specific, defined geographic area. It will purchase properties that have been abandoned or foreclosed upon and maintain, assemble, facilitate redevelopment of, market, and dispose of the land-banked properties. If the land bank is a governmental entity, it may also maintain abandoned or foreclosed property that it does not own, provided it charges the owner of the property the full cost of the service or places a lien on the property for the full cost of the service.

- *Revenue for the purposes of section 2301(d)(4)*. Revenue has the same meaning as program income, as defined at 24 CFR 570.500(a) with the modifications in this notice.
- *Subrecipient*. Subrecipient shall have the same meaning as at the first sentence of 24 CFR 570.500(c). This includes any nonprofit organization (including a unit of general local government) that a state awards funds to.
- *Use for the purposes of section 2301(c)(1)*. Funds are used when they are obligated by a state, unit of general local government, or any subrecipient thereof, for a specific NSP activity; for example, for acquisition of a specific property. Funds are obligated for an activity when orders are placed, contracts are awarded, services are received, and similar transactions have occurred that require payment by the state, unit of general local government, or subrecipient during the same or a future period. Note that funds are not obligated for an activity when subawards (e.g., grants to subrecipients or to units of local government) are made.

NEIGHBORHOOD STABILIZATION PROGRAM ALLOCATIONS

<u>State</u>	<u>Grantee Name</u>	<u>NSP Grant Amount</u>
AK	ALASKA STATE PROGRAM	\$19,600,000
AL	ALABAMA STATE PROGRAM	\$37,033,031
AL	BIRMINGHAM	\$2,580,214
AL	JEFFERSON COUNTY	\$2,237,876
AR	ARKANSAS STATE PROGRAM	\$19,600,000
AZ	PHOENIX	\$39,478,096
AZ	ARIZONA STATE PROGRAM	\$38,370,206
AZ	MARICOPA COUNTY	\$9,974,267
AZ	MESA	\$9,659,665
AZ	TUCSON	\$7,286,911
AZ	GLENDALE	\$6,184,112
AZ	PIMA COUNTY	\$3,086,867
AZ	AVONDALE CITY	\$2,466,039
AZ	CHANDLER	\$2,415,100
AZ	SURPRISE TOWN	\$2,197,786
CA	CALIFORNIA STATE PROGRAM	\$145,071,506
CA	RIVERSIDE COUNTY	\$48,567,786
CA	LOS ANGELES	\$32,860,870
CA	SAN BERNARDINO COUNTY	\$22,758,188
CA	SACRAMENTO COUNTY	\$18,605,460
CA	LOS ANGELES COUNTY	\$16,847,672
CA	SACRAMENTO	\$13,264,829
CA	STOCKTON	\$12,146,038
CA	MORENO VALLEY	\$11,390,116
CA	KERN COUNTY	\$11,211,385
CA	FRESNO	\$10,969,169
CA	STANISLAUS COUNTY	\$9,744,482
CA	SAN DIEGO	\$9,442,370
CA	SAN JOAQUIN COUNTY	\$9,030,385
CA	BAKERSFIELD	\$8,982,836
CA	SAN BERNARDINO	\$8,408,558
CA	OAKLAND	\$8,250,668
CA	MODESTO	\$8,109,274
CA	PALMDALE	\$7,434,301
CA	FRESNO COUNTY	\$7,037,465
CA	LANCASTER	\$6,983,533
CA	RIVERSIDE	\$6,581,916
CA	CONTRA COSTA COUNTY	\$6,019,051
CA	FONTANA	\$5,953,309
CA	SANTA ANA	\$5,795,151
CA	SAN JOSE	\$5,628,283
CA	RIALTO	\$5,461,574
CA	VICTORVILLE	\$5,311,363

CA	SAN DIEGO COUNTY	\$5,144,152
CA	LONG BEACH	\$5,070,310
CA	HESPERIA	\$4,590,719
CA	ANTIOCH	\$4,049,228
CA	CORONA	\$3,602,842
CA	POMONA	\$3,530,825
CA	RICHMOND	\$3,346,105
CA	ORANGE COUNTY	\$3,285,926
CA	COMPTON	\$3,242,817
CA	APPLE VALLEY	\$3,064,836
CA	HEMET	\$2,888,473
CA	CHULA VISTA	\$2,830,072
CA	ONTARIO	\$2,738,309
CA	VALLEJO	\$2,657,861
CA	ANAHEIM	\$2,653,455
CA	ELK GROVE	\$2,389,651
CA	VISALIA	\$2,388,331
CA	RANCHO CUCAMONGA	\$2,133,397
CA	ALAMEDA COUNTY	\$2,126,927
CO	COLORADO STATE PROGRAM	\$34,013,566
CO	DENVER	\$6,060,170
CO	ADAMS COUNTY	\$4,600,211
CO	AURORA	\$4,474,097
CO	COLORADO SPRINGS	\$3,904,989
CT	CONNECTICUT STATE PROG	\$25,043,385
DC	WASHINGTON	\$2,836,384
DE	DELAWARE STATE PROGRAM	\$19,600,000
FL	FLORIDA STATE PROGRAM	\$91,141,478
FL	MIAMI-DADE COUNTY	\$62,207,200
FL	ORANGE COUNTY	\$27,901,773
FL	PALM BEACH COUNTY	\$27,700,340
FL	JACKSONVILLE-DUVAL	\$26,175,317
FL	PASCO COUNTY	\$19,495,805
FL	HILLSBOROUGH COUNTY	\$19,132,978
FL	LEE COUNTY	\$18,243,867
FL	BROWARD COUNTY	\$17,767,589
FL	POLK COUNTY	\$14,586,258
FL	TAMPA	\$13,600,915
FL	PORT ST LUCIE	\$13,523,132
FL	MIAMI	\$12,063,702
FL	ST PETERSBURG	\$9,498,962
FL	MIRAMAR	\$9,312,658
FL	PINELLAS COUNTY	\$8,063,759
FL	HOLLYWOOD	\$7,534,603
FL	COLLIER COUNTY	\$7,306,755
FL	SARASOTA COUNTY	\$7,140,861

FL	CAPE CORAL	\$7,065,484
FL	SEMINOLE COUNTY	\$7,019,514
FL	MIAMI GARDENS CITY	\$6,866,119
FL	ORLANDO	\$6,730,263
FL	DELTONA	\$6,635,909
FL	MARION COUNTY	\$6,324,055
FL	HIALEAH	\$5,385,046
FL	MANATEE COUNTY	\$5,283,122
FL	BREVARD COUNTY	\$5,269,667
FL	VOLUSIA COUNTY	\$5,222,831
FL	PALM BAY	\$5,208,104
FL	TAMARAC	\$4,772,218
FL	ESCAMBIA COUNTY	\$4,565,918
FL	PEMBROKE PINES	\$4,398,575
FL	POMPANO BEACH	\$4,366,157
FL	WEST PALM BEACH	\$4,349,546
FL	LAUDERHILL	\$4,293,288
FL	FT LAUDERDALE	\$3,700,096
FL	SUNRISE	\$3,494,986
FL	CORAL SPRINGS	\$3,378,142
FL	LAKE COUNTY	\$3,136,967
FL	BOYNTON BEACH	\$2,963,311
FL	HOMESTEAD CITY	\$2,887,010
FL	NORTH MIAMI	\$2,847,089
FL	KISSIMMEE	\$2,371,749
FL	FT MYERS	\$2,297,318
FL	MARGATE	\$2,106,555
FL	PLANTATION	\$2,016,309
FL	LAKELAND	\$2,005,781
FL	DEERFIELD BEACH	\$2,005,699
GA	GEORGIA STATE PROGRAM	\$77,085,125
GA	DE KALB COUNTY	\$18,545,013
GA	ATLANTA	\$12,316,082
GA	GWINNETT COUNTY	\$10,507,827
GA	FULTON COUNTY	\$10,333,410
GA	CLAYTON COUNTY	\$9,732,126
GA	COBB COUNTY	\$6,889,134
GA	COLUMBUS-MUSCOGEE	\$3,117,039
GA	AUGUSTA	\$2,473,064
GA	SAVANNAH	\$2,038,631
HI	HAWAII STATE PROGRAM	\$19,600,000
IA	IOWA STATE PROGRAM	\$21,607,197
ID	IDAHO STATE PROGRAM	\$19,600,000
IL	CHICAGO	\$55,238,017
IL	ILLINOIS STATE PROGRAM	\$53,113,044
IL	COOK COUNTY	\$28,156,321

IL	DU PAGE COUNTY	\$5,176,438
IL	WILL COUNTY	\$5,160,424
IL	LAKE COUNTY	\$4,600,800
IL	JOLIET	\$3,531,810
IL	MCHENRY COUNTY	\$3,085,695
IL	AURORA	\$3,083,568
IL	KANE COUNTY	\$2,576,369
IL	ROCKFORD	\$2,287,004
IL	ST CLAIR COUNTY	\$2,262,015
IL	ELGIN	\$2,159,623
IL	CICERO	\$2,078,351
IN	INDIANA STATE PROGRAM	\$83,757,048
IN	INDIANAPOLIS	\$29,051,059
IN	FORT WAYNE	\$7,063,956
IN	LAKE COUNTY	\$5,738,024
IN	SOUTH BEND	\$4,098,521
IN	HAMMOND	\$3,860,473
IN	GARY	\$3,836,758
IN	EVANSVILLE	\$3,605,204
IN	HAMILTON COUNTY	\$2,343,868
IN	ELKHART	\$2,251,346
IN	KOKOMO	\$2,181,088
IN	ANDERSON	\$2,141,795
IN	MUNCIE	\$2,007,356
KS	KANSAS STATE PROGRAM	\$20,970,242
KY	KENTUCKY STATE PROGRAM	\$37,408,788
KY	LOUISVILLE	\$6,973,721
LA	LOUISIANA STATE PROGRAM	\$34,183,994
LA	BATON ROUGE	\$2,308,848
LA	NEW ORLEANS	\$2,302,208
MA	MASSACHUSETTS STATE PROGRAM	\$43,466,030
MA	BOSTON	\$4,230,191
MA	SPRINGFIELD	\$2,566,272
MA	WORCESTER	\$2,390,858
MA	BROCKTON	\$2,152,979
MD	MARYLAND STATE PROGRAM	\$28,778,469
MD	PRINCE GEORGES COUNTY	\$10,883,234
MD	BALTIMORE	\$4,112,239
MD	BALTIMORE COUNTY	\$2,596,880
ME	MAINE STATE PROGRAM	\$19,600,000
MI	MICHIGAN STATE PROGRAM	\$98,653,915
MI	DETROIT	\$47,137,690
MI	WAYNE COUNTY	\$25,909,153
MI	OAKLAND COUNTY	\$17,383,776
MI	MACOMB COUNTY	\$9,765,375
MI	GENESEE COUNTY	\$7,506,343

MI	GRAND RAPIDS	\$6,187,686
MI	LANSING	\$5,992,160
MI	WARREN	\$5,829,447
MI	FLINT	\$4,224,621
MI	KENT COUNTY	\$3,912,796
MI	PONTIAC	\$3,542,002
MI	SOUTHFIELD	\$3,241,457
MI	REDFORD	\$3,041,364
MI	WASHTENAW COUNTY	\$3,024,719
MI	TAYLOR	\$2,495,056
MI	STERLING HEIGHTS	\$2,454,961
MI	DEARBORN	\$2,436,246
MI	LINCOLN PARK	\$2,417,688
MI	CANTON TWP	\$2,182,988
MI	CLINTON TWP	\$2,147,608
MI	WESTLAND	\$2,061,722
MI	WATERFORD TOWNSHIP	\$2,014,489
MN	MINNESOTA STATE PROGRAM	\$38,849,929
MN	MINNEAPOLIS	\$5,601,967
MN	ST PAUL	\$4,302,249
MN	HENNEPIN COUNTY	\$3,885,729
MN	DAKOTA COUNTY	\$2,765,991
MN	ANOKA COUNTY	\$2,377,310
MO	MISSOURI STATE PROGRAM	\$42,664,187
MO	ST LOUIS COUNTY	\$9,338,562
MO	KANSAS CITY	\$7,323,734
MO	ST LOUIS	\$5,532,792
MS	MISSISSIPPI STATE PROG	\$43,151,914
MS	JACKSON	\$3,116,049
MT	MONTANA STATE PROGRAM	\$19,600,000
NC	NORTH CAROLINA STA PROG	\$52,303,004
NC	CHARLOTTE	\$5,431,777
ND	NORTH DAKOTA STATE PROG	\$19,600,000
NE	NEBRASKA STATE PROGRAM	\$19,600,000
NH	NEW HAMPSHIRE STATE PROGRAM	\$19,600,000
NJ	NEW JERSEY STATE PROGRAM	\$51,470,620
NJ	NEWARK	\$3,406,849
NJ	UNION COUNTY	\$2,601,755
NJ	PATERSON	\$2,266,641
NJ	JERSEY CITY	\$2,153,431
NJ	BERGEN COUNTY	\$2,096,194
NM	NEW MEXICO STATE PROGRAM	\$19,600,000
NV	NEVADA STATE PROGRAM	\$24,287,240
NV	CLARK COUNTY	\$22,829,062
NV	LAS VEGAS	\$14,775,270
NV	NORTH LAS VEGAS	\$6,837,736

NV	HENDERSON	\$3,205,044
NY	NEW YORK STATE PROGRAM	\$54,556,464
NY	NEW YORK CITY	\$24,257,740
NY	NASSAU COUNTY	\$7,767,916
NY	SUFFOLK COUNTY	\$5,681,443
NY	ISLIP TOWN	\$3,720,392
NY	BABYLON TOWN	\$2,170,909
NY	ORANGE COUNTY	\$2,163,744
OH	OHIO STATE PROGRAM	\$116,859,223
OH	COLUMBUS	\$22,845,495
OH	CLEVELAND	\$16,143,120
OH	TOLEDO	\$12,270,706
OH	CUYAHOGA COUNTY	\$11,212,447
OH	AKRON	\$8,583,492
OH	CINCINNATI	\$8,361,592
OH	HAMILTON COUNTY	\$7,970,490
OH	MONTGOMERY COUNTY	\$5,988,000
OH	DAYTON	\$5,582,902
OH	FRANKLIN COUNTY	\$5,439,664
OH	BUTLER COUNTY	\$4,213,742
OH	STARK COUNTY	\$4,181,673
OH	SUMMIT COUNTY	\$3,767,144
OH	CANTON	\$3,678,562
OH	LAKE COUNTY	\$3,402,859
OH	LORAIN	\$3,031,480
OH	YOUNGSTOWN	\$2,708,206
OH	EUCLID	\$2,580,464
OH	ELYRIA	\$2,468,215
OH	HAMILTON CITY	\$2,385,315
OH	SPRINGFIELD	\$2,270,009
OH	MIDDLETOWN	\$2,144,379
OK	OKLAHOMA STATE PROGRAM	\$29,969,459
OK	OKLAHOMA CITY	\$2,882,282
OR	OREGON STATE PROGRAM	\$19,600,000
PA	PENNSYLVANIA STATE PROGRAM	\$59,631,318
PA	PHILADELPHIA	\$16,832,873
PA	ALLEGHENY COUNTY	\$5,524,950
PA	ALLENTOWN	\$2,113,456
PA	YORK COUNTY	\$2,017,253
PA	PITTSBURGH	\$2,002,958
PR	PUERTO RICO STATE PROGRAM	\$19,600,000
RI	RHODE ISLAND STATE PROGRAM	\$19,600,000
SC	SOUTH CAROLINA STATE PROGRAM	\$44,673,692
SC	GREENVILLE COUNTY	\$2,262,856
SC	RICHLAND COUNTY	\$2,221,859
SD	SOUTH DAKOTA STATE PROGRAM	\$19,600,000

TN	TENNESSEE STATE PROGRAM	\$49,360,421
TN	MEMPHIS	\$11,506,415
TN	NASHVILLE-DAVIDSON	\$4,051,398
TN	SHELBY COUNTY	\$2,752,708
TN	KNOXVILLE	\$2,735,980
TN	CHATTANOOGA	\$2,113,727
TX	TEXAS STATE PROGRAM	\$101,996,848
TX	HARRIS COUNTY	\$14,898,027
TX	HOUSTON	\$13,542,193
TX	SAN ANTONIO	\$8,635,899
TX	DALLAS	\$7,932,555
TX	FORT WORTH	\$6,307,433
TX	DALLAS COUNTY	\$4,405,482
TX	TARRANT COUNTY	\$3,293,388
TX	EL PASO	\$3,032,465
TX	HIDALGO COUNTY	\$2,867,057
TX	FORT BEND COUNTY	\$2,796,177
TX	GRAND PRAIRIE	\$2,267,290
TX	MESQUITE	\$2,083,933
TX	ARLINGTON	\$2,044,254
TX	GARLAND	\$2,040,196
UT	UTAH STATE PROGRAM	\$19,600,000
VA	VIRGINIA STATE PROGRAM	\$38,749,931
VA	PRINCE WILLIAM COUNTY	\$4,134,612
VA	FAIRFAX COUNTY	\$2,807,300
VT	VERMONT STATE PROGRAM	\$19,600,000
WA	WASHINGTON STATE PROGRAM	\$28,159,293
WI	WISCONSIN STATE PROGRAM	\$38,779,123
WI	MILWAUKEE	\$9,197,465
WV	WEST VIRGINIA STATE PROGRAM	\$19,600,000
WY	WYOMING STATE PROGRAM	\$19,600,000
XX	INSULAR AREAS	\$1,144,289