VIHFA

VIRGIN ISLANDS
Housing Finance Authority

CDBG- MIT MONTHLY STATUS REPORT

AUGUST 2026

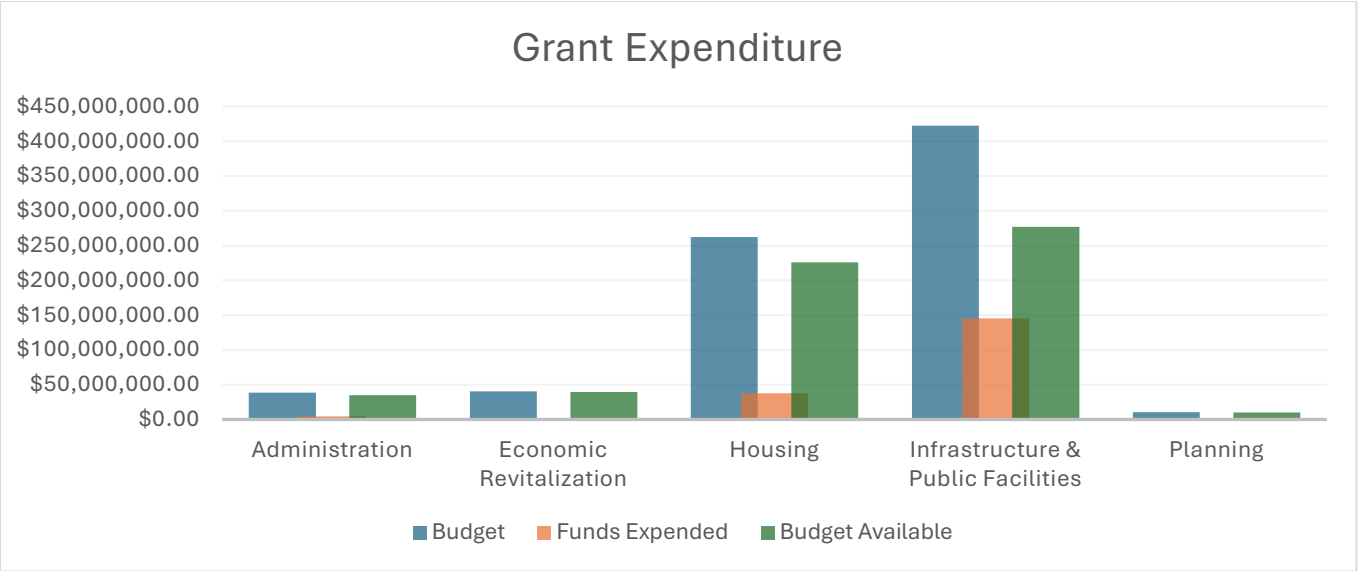
09/04/2026

VIRGIN ISLANDS HOUSING FINANCE AUTHORITY

RECOVERY & RESILIENCE DIVISION

CDBG-MITIGATION AT A GLANCE

Financial Progress



Grant Fund Disbursement	Budget	Funds Expended	Budget Available	% Expended
Administration	$38,709,400.00	$4,338,031.59	$34,371,368.41	11%
Economic Revitalization	$38,870,740.00	$875,779.19	$39,412,814.81	2%
Housing	$248,361,126.00	$37,721,489.02	$224,621,782.98	14%
Infrastructure & Public Facilities	$422,218,874.00	$145,142,875.49	$277,098,088.13	34%
Planning	$10,627,860.00	$593,617.98	$10,047,257.52	6%
Total	**$774,188,000.00**	**$188,208,815.48**	**$585,979,184.52**	**24%**

Projects Progress

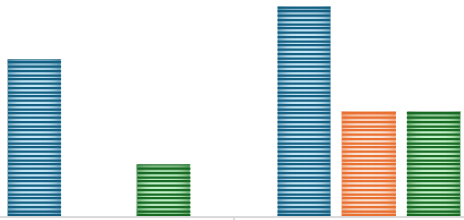
	Forecasted	Obligated	Approved	Closed/ Completed	Total
Housing	7	2	3		12
Infrastructure & Public Facilities	5	3	2		10
Economic Resilience & Revitalization	2	22	3		27

	Application Review	Environmental / Regulatory	In Progress	Closed/ Completed	Total
All Projects	4	14	8	1	27

Housing

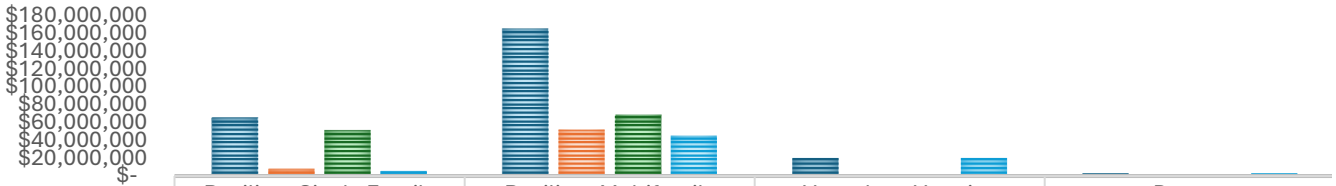
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PROGRAM DETAIL



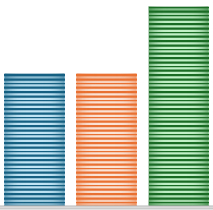
	Resilient Single Family	Resilient Multi Family	Homeless Housing	Buyout
Forecasted Projects	3	4	0	0
Obligated Projects	0	2	0	0
Approved Projects	1	2	0	0

BUDGET DETAIL



	Resilient Single Family	Resilient Multifamily	Homeless Housing	Buyout
Total Budget	$65,874,361	$165,572,126	$20,475,368	$3,180,000
Approved	$8,250,000	$51,755,945	$-	$-
Obligated	$51,478,325	$68,816,181	$-	$-
Unobligated	$6,146,036	$45,000,000	$20,475,368	$3,180,000

PROJECT PROGRESS



	Project Progress
Application	2
Regulatory	2
In Progress	3
Completed	0

FINANCIAL PROGRESS: APPROVED VS EXPENDED



	FINANCIAL PROGRESS
Approved	$69,833,620.00
Expended	$36,544,356.00
Remaining	$33,289,264.00

Projects Monthly Update:

Overview

**This overview includes projects with active applications that are under review, undergoing environmental review, approved, or currently in progress. Forecasted projects with no active applications are not represented below.*

Application Review	Environmental Review	Capacity Assessment	In Progress	Completed
2	2	0	3	0

Project	Total Project Cost	Expended to Date
Lovenlund Phase 1	$20,571,055.00	$16,209,806.26
Bellevue Village & Calabash Boom	$27,798,987.00	$21,467,877.58
Main Street Homes	$4,730,000.00	Not Started-Application Approved; Environmental Review
Residences at 340 North	$7,500,000.00	$43,805.18
Hill Street Apartments	$9,233,578.00	Not Started- Application Approved; Environmental Review

Monthly Update

Lovenlund Phase 1

Status:	In Progress
Project Description:	This Program will be established to increase homeownership opportunities for residents of low-to moderate income at or below 80%AMI and to provide workforce housing for those with income levels between 80%-120% of AMI. This project also consists of 99 units. Providing a broader income spectrum will have the benefit of decreasing the concentration of poverty and helping to provide work-force housing for those who would otherwise not be able to reach the desire of homeownership.
Period of Performance:	12/19/2024 to 2/23/2028
CDBG-MIT Funded Project Cost:	$20,571,055.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$16,209,806.26
Progress:	No Homeownership conversion activity recorded this month. 68% Overall Construction Complete 73% of Project Funds Drawn
Monthly Update:	Lovenlund Phase 1 is in progress and is reported at 68% construction completion. Common area improvements are 85% complete, including installation of an air-conditioning unit in the community fitness center. Building rehabilitation is 50% complete. Reported work includes replacement of soffit and guttering with reconnection to existing downspouts (completed at the time of reporting), window reinstallation, exterior painting, and ongoing door, lighting, signage, and pool-related work. Termite inspections were completed, and evidence of subterranean termite mud tubes was identified at Buildings 4 and 9.

Bottlenecks / Dependencies / Issues:
The contractor is working with the paint supplier to resolve discrepancies in the approved exterior paint colors caused by faulty calibration of the supplier's previous paint-mixing equipment. NOTE: KPIs updated to reflect issues reported.
Next Milestone:
The critical path remains completion of window and door renovations, exterior painting and repairs, exterior electrical fixtures and signage, and pool repairs.

Performance Measures:

(additional construction activity listed in the narrative)					
Key Activity	Performance Goal	Key Performance Indicators	Start Date	Monthly Performance Value	To Date Performance
Complete Exterior of Rehabilitation of 99/ 10 Buildings Units	**Roof Retrofitting**	Retrofit 3 Roofs in Q1/ Retrofit 3 Roofs in Q2/ Retrofit 4 Roofs in Q3	February 2026	0 building in Progress	10 buildings Completed
	Replace Doors & Door Frames	Replace doors in 3 Buildings in Q1/ Replace doors in 3 Buildings in Q2/ Replace doors in 43 Buildings in Q3	February 2026	0 buildings in Progress	10 buildings Completed
	Windows Reinstalments	Reinstall windows in 3 Buildings in Q1/Reinstall windows in 3 Buildings in Q2/Reinstall windows in 4 Buildings in Q31/	February 2026	5 buildings in Progress	5 buildings Completed
	Buildings Painted	Paint 3 Buildings in Q1/Paint 3 Buildings in Q2/ Paint 3 Buildings in Q3/	February 2026	10 Buildings in Progress	0 Buildings Completed
	Gutter Replacement	Replace Gutters on 3 Buildings in Q1/Replace Gutters on 3 Buildings in Q2/Replace Gutters on 3 Buildings in Q3/	February 2026	0 buildings in Progress	10 buildings Completed

	Alternative Energy Installed	Install Alternative Energy on 3 Buildings in Q2/ Install Alternative Energy on 4 Buildings in Q3/ Install Alternative Energy on 3 Buildings in Q4	April 2026	0 in progress	0 Completed

Calabash Boom and Bellevue Village

Status:	In Progress
Project Description:	These properties will undergo renovations that include property enhancements aimed at risk of mitigation, reducing damage to and loss of property and resilience against future disasters. Bellevue Village consists of 72 units and Calabash Boom which consists of 48 units. This Program will be established to increase homeownership opportunities for residents of low-to moderate income at or below 80%AMI and to provide workforce housing for those with income levels between 80%-120% of AMI.
Period of Performance:	12/19/2024 to 2/23/2028
CDBG-MIT Funded Project Cost:	$27,798,987.00
Funds Expended This Month:	$254,724.42
Funds Expended to Date:	$21,467,877.58
Progress:	5% Homeownership Conversion 72% of Project Funds Drawn Bellevue Village: 48% Construction Complete Calabash Boom: 50% Construction Complete Homeownership conversion activity continued at both developments.
Monthly Update:	Bellevue Village remains in progress and is reported at 48% construction completion. Developer monthly reporting identifies 48 buildings comprising 72 units in active rehabilitation. Current work includes replacement of exterior doors at Buildings 20 through 29 and Building 33, exterior painting at Buildings 10, 11, and 25 through 27, and installation of new water pumps at all buildings. Homeownership outreach remains in progress. The latest spreadsheet update reports 51 tenants moving forward, 13 tenants in the application phase, 27 tenants qualifying for homeownership, 11 tenants receiving a homeownership certificate, 12 tenants in credit counseling, 16 tenants opting not to pursue homeownership, and one tenant not qualifying. Calabash Boom remains in progress and is reported at 50% construction completion. New entry doors were installed at all units, guttering was replaced at Building 8, and termite inspections were completed for all buildings. Evidence of subterranean termite mud tubes was identified at Buildings 1, 2, 4, and 7 and at the community center. Remediation is planned before interior repairs begin.

Homeownership outreach remains in progress. The latest spreadsheet update reports 30 tenants moving forward, eight tenants qualifying for homeownership, one tenant not qualifying, 14 tenants in credit counseling, and 13 tenants opting not to pursue homeownership.

Bottlenecks / Dependencies / Issues:
No project blockers were identified in the latest spreadsheet updates for Bellevue Village or Calabash Boom. Budget and HUD eligibility were reported as on track.

Performance Measures:

Bellevue Village
(additional construction activity listed in the narrative)

Key Activity	Performance Goal	Key Performance Indicators	Start Date	Monthly Performance Value	To Date Performance
Complete Exterior Rehabilitation of 36 Duplex Buildings – *Based on findings of the Property Condition Assessment*	Roof Retrofitting	Retrofit 2 Buildings in Q1/ Retrofit 10 Buildings in Q2/ Retrofit 10 Buildings in Q3/ Retrofit 6 Buildings in Q4	February 2026	0 Buildings Completed	0 Buildings Completed
	Replace Doors & Door Frames	Replace Doors & Door Frames 12 Buildings in Q1/ Replace Doors & Door Frames 12 Buildings in Q2/ Replace Doors & Door Frames 12 Buildings in Q3	February 2026	8 Buildings in Progress	10 Buildings Completed
	Buildings Painted	Paint 12 Buildings in Q2/ Paint 12 Buildings in Q3/ Paint 12 Buildings in Q4	February 2026	4 Buildings in Progress	8 Buildings Completed
	Hurricane Shutter Replacement	Hurricane Shutter Replacement in 2 buildings Q2/ Hurricane Shutter Replacement in 10 buildings Q3/ Hurricane Shutter Replacement in 12 buildings Q3/ Hurricane Shutter Replacement in 10 buildings Q4	February 2026	0 Buildings Completed	0 Buildings Completed

	Alternative Energy Installed	Install Alternative Energy on 10 Buildings	April 2026	0 Buildings Completed	0 Buildings Completed
Calabash Boom *(additional construction activity listed in the narrative)*					
Key Activity	Performance Goal	Key Performance Indicators	Start Date	Monthly Performance Value	To Date Performance
Complete Exterior Rehabilitation of 8 Units – *Based on findings of the Property Condition Assessment*	Roof Retrofitting	Retrofit 2 Buildings in Q1/ Retrofit 3 Buildings in Q2/ Retrofit 3 Buildings in Q3	February 2026	7 Buildings in Progress	4 Buildings Completed
	Replace Doors & Door Frames	Replace Doors & Door Frames 12 Buildings in Q1/ Replace Doors & Door Frames 12 Buildings in Q2/ Replace Doors & Door Frames 12 Buildings in Q3	February 2026	0 Buildings in Progress	11 Buildings Completed * *All buildings, not just those mentioned in the property condition assessment*
	Buildings Painted	Paint 4 Buildings in Q2/ Paint 4 Buildings in Q3	February 2026	11 Buildings in Progress	0 Buildings Completed
	Gutter Replacement	Gutter Replacement in 2 buildings Q1/ Gutter Replacement in 2 buildings Q2/ Gutter Replacement in 2 buildings Q3	February 2026	6 Buildings in Progress	5 Buildings Completed
	Alternative Energy Installed	100% of Alternative Energy Installed	March 2026	0 Buildings in Progress	0 Buildings Completed

Main Street Homes

Status: (in Progress, hold)	Environmental Review
Project Description:	**9** Rehabilitation units in downtown STT.
Expected Project Outcome(s):	Affordable housing for the LMI population.
Period of Performance: (Start and End Date)	10/1/2025-10/31/2027

Grant Funded Project Cost: (include ADC)	$3,694,354.48
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Monthly Update:	Based on the status of this project there are no updates for the month of August. Historic Preservation Commission approval was received for the A&E drawings and renderings. A CZM waiver was obtained and building permits were received. **Bottlenecks / Dependencies / Issues:** Funding approval is pending, and the project is on hold due to the HUD suspension. Next Milestone: Advance remaining environmental and funding-approval actions when authorized.
Performance Measures:	To be determined upon executed agreement

The Residences at 340 North

Status: (in Progress, hold)	In Progress
Project Description:	New Construction/ Homeownership (80 Units- Phase 1: 33 Units)
Expected Project Outcome(s):	New Construction, broken into phases. Phase 1 will consist of 33 units.
Period of Performance: (Start and End Date)	10/1/2025-10/31/2027
Grant Funded Project Cost: (include ADC)	$7,500,000.00
Funds Expended This Month:	$17,500.00
Funds Expended To Date:	$43,805.18
Progress: (%)	0%
Monthly Update:	The Residences at 340 North continued to advance through pre-development activities during the reporting period. A significant milestone was achieved with receipt of the project's building permit from DPNR, positioning the project for advancement into implementation activities. Procurement efforts remained underway throughout the reporting period; however, no procurement actions were executed. The Request for Proposals was completed during a previous reporting cycle, and the next procurement phase will require issuance of an Invitation for Bids to facilitate site-clearing activities. Project progression has been impacted by the current HUD suspension. Program staff are awaiting guidance from Legal regarding how to proceed before advancing the project into its next phase. Additionally, AC Development submitted three pre-development draw requests through EM Grants totaling approximately $73,000, which are currently under review. **Bottlenecks / Dependencies:**

	The primary project dependency is the ongoing HUD suspension and the associated need for legal guidance regarding allowable next steps. While the building permit has been received from DPNR and procurement efforts remain underway, advancement into the next phase, including issuance of the Invitation for Bids and site-clearing activities, depends on resolution of the HUD-related issues and direction from Legal.
Performance Measures:	No measures reported as project implementation underway.

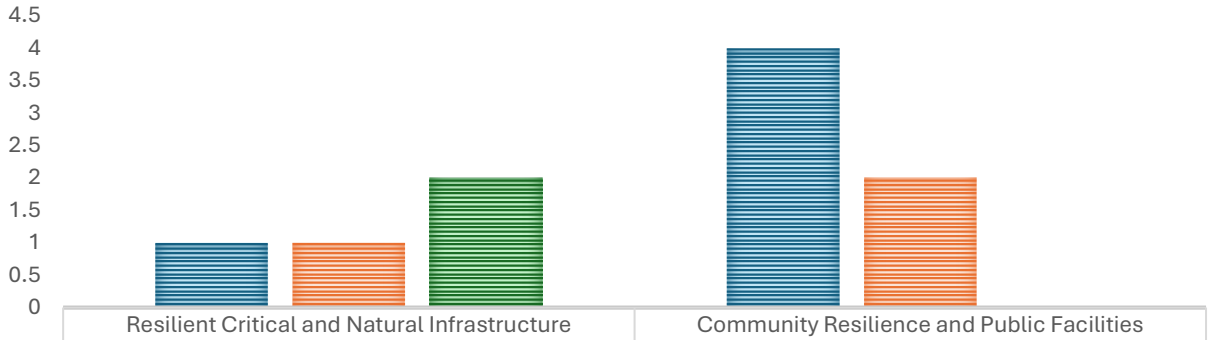
Hill Street Residences

Status: (in Progress, hold)	Environmental Review
Project Description:	Multifamily Units, Rehabilitation/New Construction
Expected Project Outcome(s):	TBD
Period of Performance: (Start and End Date)	TBD
Grant Funded Project Cost: (include ADC)	$9,233,578 .00
Funds Expended This Month:	$0.00
Funds Expended To Date:	$0.00
Progress: (%)	0%
Monthly Update:	Project Update (Narrative): The application is reported as 100% complete. A signed CENST was received on July 10, 2026 and provided to the applicant and Planning and Construction. A task-order request for A&E design services was drafted and submitted for review, processing, and assignment to an A&E firm. The draft agreement is in progress, and the project meets budget and HUD eligibility requirements. **Bottlenecks / Dependencies / Issues:** The project is currently on hold and cannot continue procurement activities for A&E and environmental services due to the HUD suspension. Next Milestone: Issue the A&E task order and advance preliminary design when procurement activity is authorized.
Performance Measures:	To be determined upon completion of environmental review and executed agreement.

Infrastructure

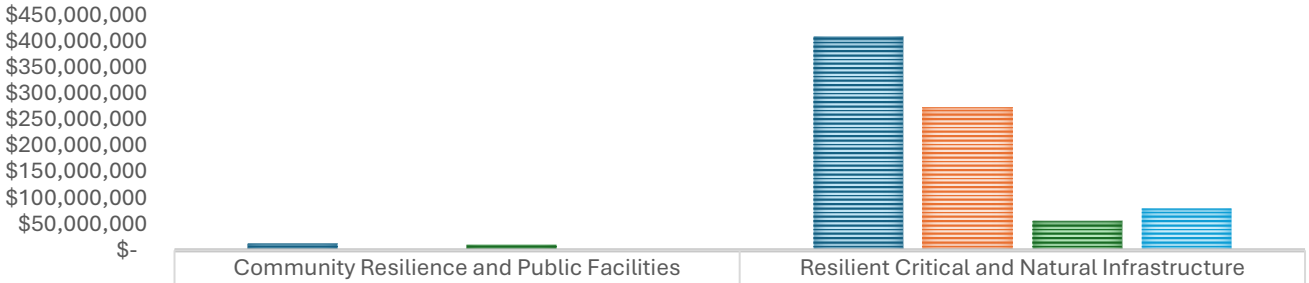
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PROGRAM DETAIL



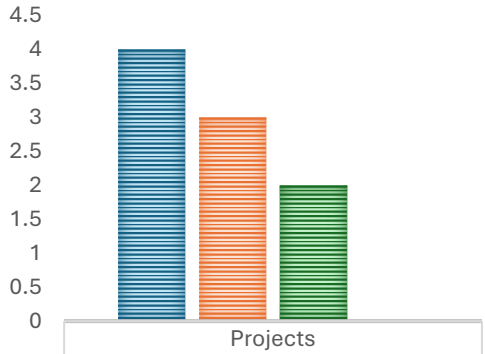
	Resilient Critical and Natural Infrastructure	Community Resilience and Public Facilities
Forecasted	1	4
Obligated	1	2
Approved	2	0

FINANCIAL DETAIL



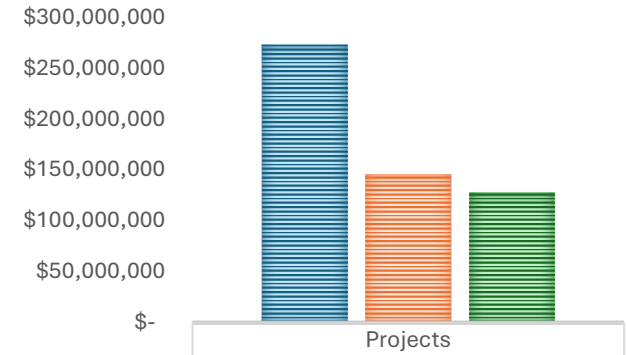
	Community Resilience and Public Facilities	Resilient Critical and Natural Infrastructure
Total Budget	$13,169,937	$409,048,937
Approved		$273,025,000
Obligated	$10,920,118	$55,749,819
Unobligated	$2,249,819	$80,274,118

PROJECT PROGRESS



	Projects
Application	4
Regulatory	3
In Progress	2
Completed	0

FINANCIAL PROGRESS: APPROVED VS EXPENDED



	Projects
Total Approved	$273,025,000
Expended	$145,142,875
Remaining	$127,882,125

Monthly Project Update

Overview

**This overview includes projects with active applications that are under review, undergoing environmental review, approved, or currently in progress. Forecasted projects with no active applications are not represented below.*

Application Review	Environmental Review	Capacity Assessment	In Progress	Close out	Complete
2	5	0	2	0	

Project	Project Cost	Expended to Date
Propane Supply Infrastructure	$ 148,625,000.00	$ 145,119,064.25
Veterans Drive Mitigation Project Phase 2	$ 124,400,000.00	$23,811.24
St. Thomas Abattoir Rehabilitation	$2,102,635.00	Not Started- Environmental Review
Roots and Wings Enhancing Resilience of Children	$599,588.00	Not Started- Environmental Review
STEEMCC REACH USVI Expansion	$3,468,850.00	Not Started- Environmental Review
From Crisis to Opportunity - JFL	$827,870.00	Not Started- Environmental Review
Catholic Charities Rita Schuster Shelter	$297,500.00	Not Started- Application Review
Catholic Charities Bethlehem Shelter	$430,704.00	Not Started- Application Review
Alexander Theater Shelter and Safe Room	$4,633,177.00	Not Started- Environmental Review

Monthly Update

Propane Supply Infrastructure Acquisition

Status: (in Progress, hold)	In Progress
Project Description:	A covered project to acquire, maintain access to, and use of the USVI Propane Supply Infrastructure. Project activities address the risk to Energy Lifelines as identified in the Mitigation Needs Assessment.
Expected Project Outcome(s):	Acquisition and operational control of the USVI Propane Supply Infrastructure.
Period of Performance: (Start and End Date)	7/2/2024 to 7/3/2035
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$145,000,000.00
Grant Funded Project Cost: (include ADC)	$173,221.937.00 corrected
Funds Expended This Month:	$654.92

Funds Expended to Date:	$ 145,119,064.25
Progress: (%)	98% based on expenditure expended
Project Update:	Monthly Status Reports are currently under review. Desktop monitoring concluded in June 2026 and is pending issuance of the formal monitoring report. The fuel reserve planning reports for January through October were added to the Monthly Status Report on August 20, 2026, bringing this critical operating report current. The Program recognizes that although the June 2026 Monthly Status Report was uploaded to the EmGrants portal with the supporting operational reports, it was not advanced electronically. The Program is following up with WAPA to submit the electronic report. Accordingly, the 59.28% KPI shown below reflects a one-month variance in monitoring compliance, with 24 of 25 monthly monitoring reports met. Fuel reserve planning compliance is current, with 25 of 25 monthly reports met. **Last Site Visit:** • St. Thomas Facility: Conducted on January 13, 2026 • St. Croix Facility: Conducted on January 22, 2026
Performance Measures:	KPI / KPI % of Project / Met, Unmet / 59.28% Acquisition / 50% / Met / 50% Fuel Reserve Compliance, (25 Months) / 25% / Met / 4.7% Monitoring Compliance (24 Months) / 25% / Unmet / 4.5%

Veterans Drive Mitigation Project Phase 2

Status: (in Progress, hold)	In Progress
Project Description:	A covered project to increase resilience to disasters and reduce the long-term risk of loss of life, injury, damage to and loss of property, by providing: (1) management of stormwater improvements to improve water flow, minimize erosion and pollution; (2) modernize drainage infrastructure to exceed design standards to reduce current and future flooding risks; (3) hardened sea wall infrastructure to improve the resiliency of the roadway and waterfront corridor.
Expected Project Outcome(s):	Hardened seawall, modernized drainage, and improved traffic/pedestrian control.
Period of Performance: (Start and End Date)	4/2/25 to 4/30/29
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$197,400,000.00 All sources $124,400,000.00 MIT
Grant Funded Project Cost: (include ADC)	$148,996,937.00
Funds Expended This Month:	$2,015.53
Funds Expended to Date:	$23,811.24
Progress: (%)	7% based on project activity

Project Update

Veterans Drive Mitigation Project Phase 2 continues to advance; however, several pre-implementation requirements remain outstanding before significant CDBG-MIT costs can be charged. DPW advised that it has finalized and accepted the Attorney General's comments on the Memorandum of Understanding (MOU) with the U.S. Coast Guard. The revised draft is expected to be shared with the U.S. Coast Guard for review. Due to recent leadership changes, an updated Delegation of Authority was provided to Jomo McClean for execution, and he will coordinate orientation activities for new personnel. Once the MOU is finalized, Eastern Federal Lands Highway (EFLH) will reassess procurement activities and update project milestones accordingly.

No new information was received regarding the delayed MOU, which was previously expected to be completed by mid-August 2026. The Program also requested an update on the procurement package. DPW continues to use other funding sources before CDBG-MIT funds, which may delay major CDBG-MIT expenditures until later in the project. An updated schedule remains necessary to align project milestones, procurement activity, and expenditure planning.

Policy review also remains pending. DPW submitted the remaining required Subrecipient Agreement policies on June 29, 2026; however, no update has been received from the Compliance and Monitoring Team regarding its review. Follow-up was conducted through Teams chat, and additional follow-up will be made by email. Coordination remains ongoing, including resolution of comments on the Fraud, Waste, and Abuse Policy.

Following HUD's July 20, 2026 suspension notice, VIHFA continues to seek clarification and pursue an appeal while monitoring guidance related to project implementation and grant activities.

Dependencies / Bottlenecks / Delays

Outstanding items affecting project implementation include: finalization and execution of the USCG/GVI/EFLH MOU; receipt of an updated Delegation of Authority and orientation coordination for new personnel; EFLH reassessment of procurement activities and updated project milestones after MOU finalization; Program receipt of the procurement package update; receipt of an updated DPW project schedule; pending Compliance and Monitoring review of submitted policies, including unresolved comments on the Fraud, Waste, and Abuse Policy; DPW's planned use of other funding sources before CDBG-MIT funds; and potential impacts from HUD's July 20, 2026 notice of funding suspension and pending guidance.

Performance Measures:

Performance Measure	**KPI**	**Monthly Performance Value**
Linear feet of improvement	*Pending*	*Construction Pending*
% of Project Completion	7%	Met
% of Expenditure	0%	Met

St. Thomas Abattoir Rehabilitation

Status: (in Progress, hold)	Environmental Review
Project Description:	Rehabilitation and build out of the structure of the St. Thomas Abattoir to bring it back into operations.
Expected Project Outcome(s):	A repaired structure that can be used to process federally compliant animal processing.
Period of Performance: (Start and End Date)	To Be Determined
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$2,518,000.00
Grant Funded Project Cost: (include ADC)	Pending application approval
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	10% based on project milestones
Project Update	The project began with environmental and procurement activities advancing, including preparation for the Phase I Environmental Assessment, lead testing, and asbestos testing. Beginning July 20, the HUD suspension halted procurement and most application activities; only environmental consultations with local agencies continued through August 20. In the week of August 7, a potential supplemental funding source emerged in the when USDA Rural Development confirmed $740,000 toward Virgin Islands Department of Agriculture's (VIDA) earlier $1.2 million renovation proposal. However, VIDA must formally apply to access the funds. Overall: The project remains on hold pending resolution of the HUD suspension, with a possible USDA award covering 61.7% of the proposed amount and leaving a $460,000 funding gap. **Dependencies / Bottlenecks / Delays:** Project advancement remains dependent on completion of the Phase I Environmental Site Assessment, procurement of lead and asbestos testing services, completion of required consultation reviews, and completion of the capacity assessment. The current HUD suspension may also affect the timing of project advancement, procurement authorization, and application readiness.
Performance Measures:	To be determined upon execution of agreement.

St. Thomas East End Medical Center REACH USVI Expansion

Status: (in Progress, hold)	Application Review
Project Description:	Project intends to address healthcare accessibility on St. Thomas during hurricanes using medical transportation vans for patients in need.

Expected Project Outcome(s):	The purchase and customization of 3 mobile medical vans throughout the St. Thomas/St. John District.
Period of Performance: (Start and End Date)	TBD to 7/03/2035
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$3,468,850.00
Grant Funded Project Cost: (include ADC)	Pending application
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	10% based on project milestones
Project Update:	Part 58 has been fully drafted; however, due to the HUD suspension, environmental review activities cannot advance for projects without fully executed Subrecipient Agreements (SRAs). As a result, further environmental review activities for this project are currently on hold. **Dependencies / Bottlenecks / Delays** The HUD suspension.
Performance Measures:	To be determined upon execution of an agreement.

From Crisis to Opportunity - Enhancing Basic Medical Care Available on St. Croix

Status: (in Progress, hold)	Environmental Review
Project Description:	This project addresses the medical and health lifeline by purchasing and installing a fluoroscopy machine. The fluoroscopy machine will provide immediate medical results allowing better medical treatment and lower mortality rates.
Expected Project Outcome(s):	The purchase and installation of one fluoroscopy machine in Juan F. Luis Hospital on St. Croix.
Period of Performance: (Start and End Date)	TBD to 7/03/2035
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$822,870.20
Grant Funded Project Cost: (include ADC)	Pending obligation
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	Part 58 is 100% drafted; however, due to the HUD suspension, environmental review activities cannot proceed for projects without a fully executed Subrecipient Agreement (SRA). As a result, environmental review activities for this project are currently on hold. **Dependencies/Bottlenecks/Delays:** The HUD suspension.

Performance Measures:	To be determined upon execution of agreement

Roots and Wings Enhancing Resilience of Children

Status: (in Progress, hold)	Application Review
Project Description:	The purpose of the project is to create an exhibit to educate the community on hurricane preparedness.
Expected Project Outcome(s):	An educational exhibit about hurricanes specifically targeting residents.
Period of Performance: (Start and End Date)	TBD to 7/03/2035
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$599,588.00
Grant Funded Project Cost: (include ADC)	$599,588.00
Funds Expended This Month:	$0.00
Funds Expended To Date:	$0.00
Progress: (%)	0%
Project Update:	Environmental review has been initiated, but the site inspection and remaining review activities are on hold due to the HUD suspension. Projects without fully executed Subrecipient Agreements (SRAs) are subject to these restrictions, preventing further progress at this time. **Dependencies/Bottlenecks/Delays:** The HUD suspension.
Performance Measures:	To be determined upon execution of agreement

Alexander Theater Shelter & Safe Room: Resilient Disaster Protection

Status: (in Progress, hold)	Environmental Review
Project Description:	The project attempts to enhance emergency preparedness by constructing a shelter/safe room in Christiansted, St. Croix. These shelters will be within walking distance of LMI communities where services such as emergency resources, critical communication, and emergency shelter.
Expected Project Outcome(s):	The construction of a FEMA compliant shelter in Christiansted.
Period of Performance: (Start and End Date)	TBD to 7/03/2035
Grant Source : (DR, MIT, EGrid)	MIT

Total Project Cost: (all funding sources)	$21,311,827.89
Grant Funded Project Cost: (include ADC)	$4,957,499.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update	The applicant submitted a revised environmental review on July 3, 2026. Remaining environmental actions include final review and approval of the environmental file, completion of required public notices, and submission of the Request for Release of Funds (RROF) to HUD in support of the AUGF. These activities are currently affected by the HUD suspension and may be delayed pending further guidance. **Dependencies/Bottlenecks/Delays:** The HUD suspension.
Performance Measures:	To be determined upon execution of agreement

Rita Schuster Resource Center Renovations

Status: (in Progress, hold)	Application Review (returned)
Project Description:	This project intends to provide Catholic Charities VI (CCVI) with the facilities necessary to provide the homeless and underserved population with safe and comfortable shelter during and after storms. The project will be a renovation and improvement of a CCVI facility in Friedenstahl.
Expected Project Outcome(s):	A newly renovated public resource center and shelter available to the underserved community.
Period of Performance: (Start and End Date)	TBD to 7/03/2035
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$297,500.00
Grant Funded Project Cost: (include ADC)	$312,375.00
Funds Expended This Month:	$0.00
Funds Expended To Date:	$0.00
Progress: (%)	0%
Project Update	**Project Update Narrative:** The application is awaiting resubmission from the subrecipient. Based on current guidance, it appears that the project eligibility determination may be permitted to proceed despite the HUD suspension; however, clarification is being sought to confirm whether these activities may continue. **Dependencies/Bottlenecks/Delays:** Application resubmission and HUD suspension.

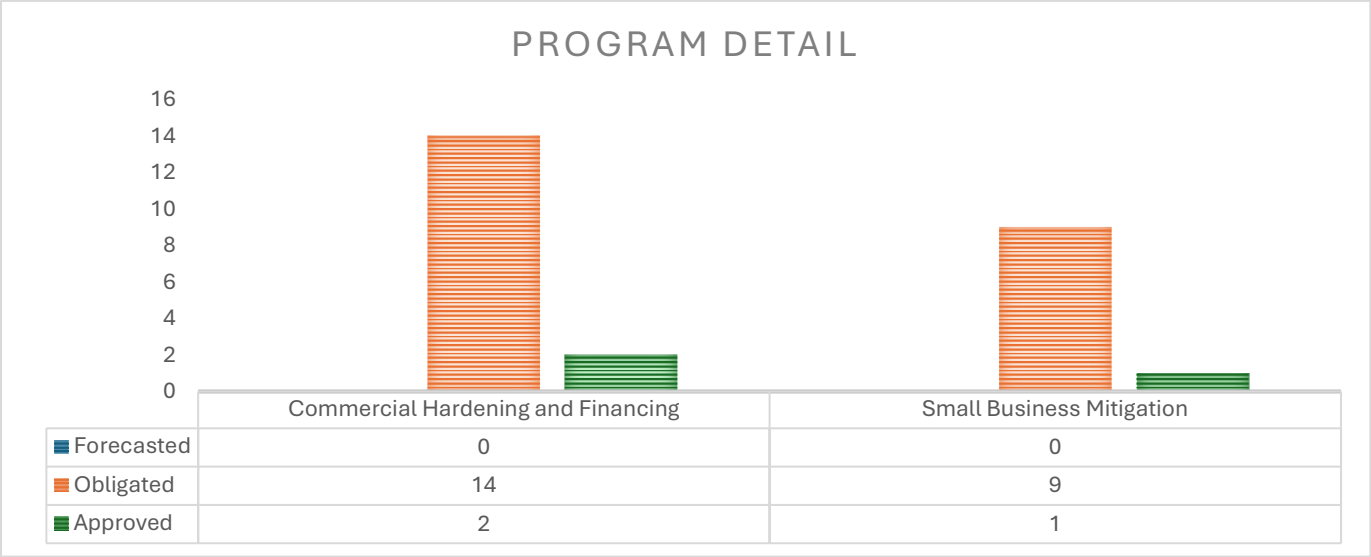
Performance Measures:	To be determined upon executed agreement.

Bethlehem Shelter Renovation

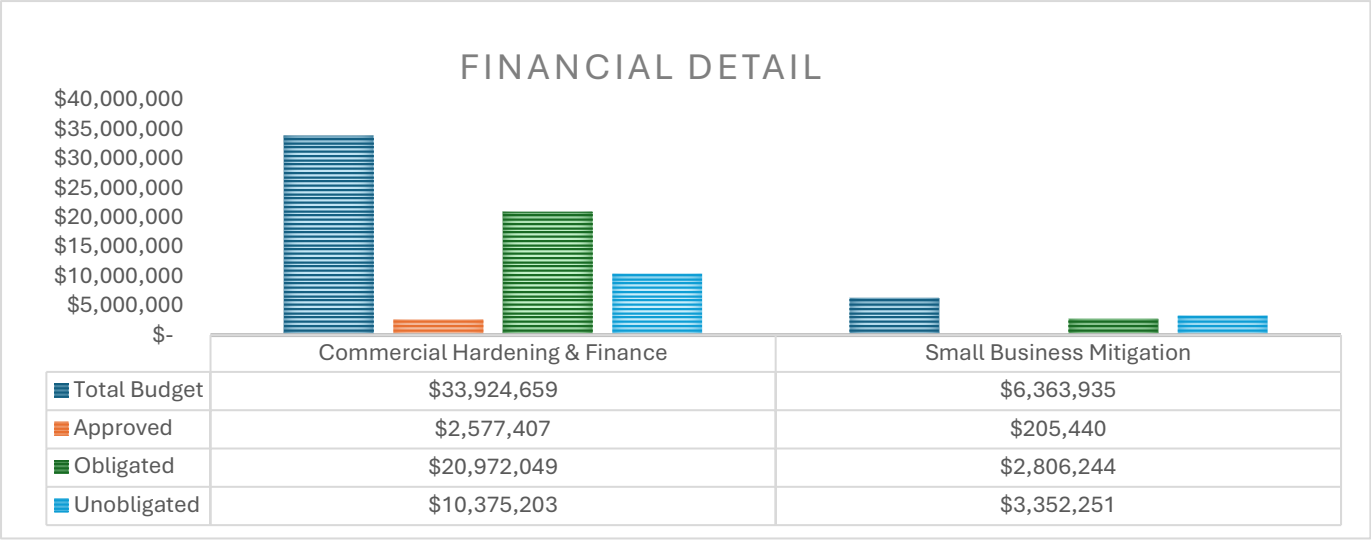
Status: (in Progress, hold)	Application Review (Returned)
Project Description:	This project intends to provide Catholic Charities VI (CCVI) with the facilities necessary to provide the homeless and underserved population with safe and comfortable shelter during and after storms. The project will be a renovation and improvement of a CCVI facility in Hospital Ground.
Expected Project Outcome(s):	A newly renovated homeless shelter available to the underserved community.
Period of Performance: (Start and End Date)	TBD to 7/03/2035
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$430,704.00
Grant Funded Project Cost: (include ADC)	$452,239.00
Funds Expended This Month:	$0.00
Funds Expended To Date:	$0.00
Progress: (%)	0%
Project Update	The application is awaiting resubmission from the subrecipient. Based on current guidance, it appears that the project eligibility determination may be permitted to proceed despite the HUD suspension; however, clarification is being sought to confirm whether these activities may continue. **Dependencies/Bottlenecks/Delays:** The application resubmittal and HUD suspension.
Performance Measures:	To be determined upon executed agreement.

Economic Revitalization & Resilience

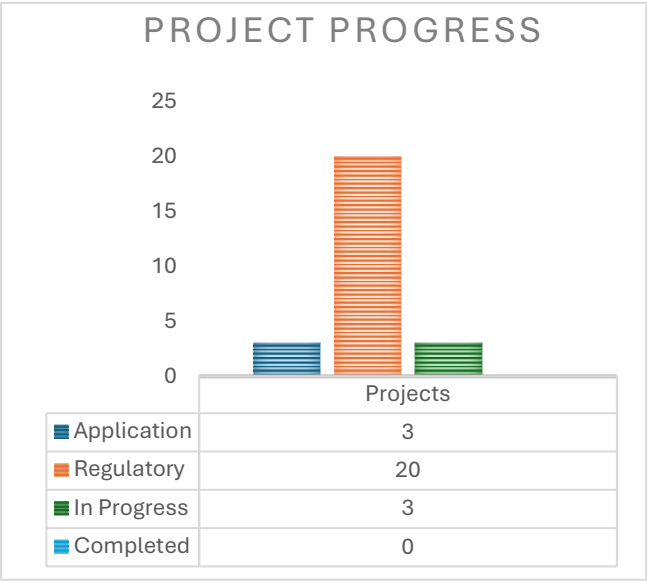
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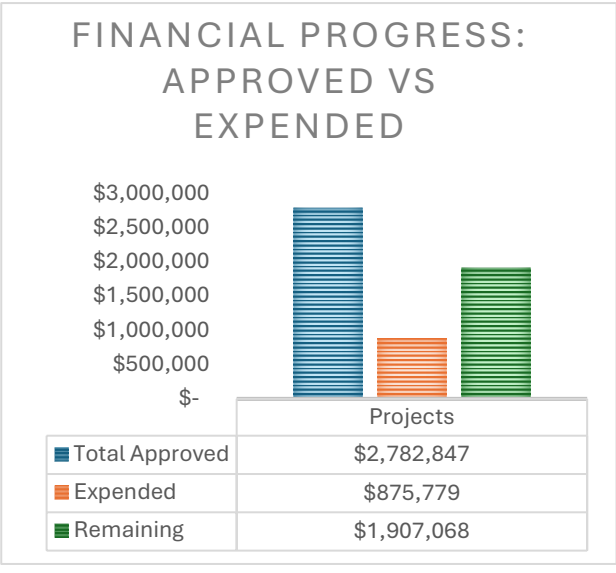
	Commercial Hardening and Financing	Small Business Mitigation
Forecasted	0	0
Obligated	14	9
Approved	2	1



	Commercial Hardening & Finance	Small Business Mitigation
Total Budget	$33,924,659	$6,363,935
Approved	$2,577,407	$205,440
Obligated	$20,972,049	$2,806,244
Unobligated	$10,375,203	$3,352,251



	Projects
Application	3
Regulatory	20
In Progress	3
Completed	0



	Projects
Total Approved	$2,782,847
Expended	$875,779
Remaining	$1,907,068

Monthly Project Update

Overview

**This overview includes projects with active applications that are under review, undergoing environmental review, approved, or currently in progress. Forecasted projects with no active applications are not represented below.*

Application Review	Environmental Review	Capacity Assessment	In Progress	Closeout	Completed
4	20	0	2	0	1

Project	Project Cost	Expended to Date
Commercial Hardening & Finance Project	$ 33,924,659.00	$749,439.44
Small Business Mitigation Project	$ 6,363,935.00	$126,339.75

Monthly Update

St. Croix Women's Coalition

Status:	In Progress - Environmental Project 1 (Crisis Center): Complete Project 2 (Emergency Shelter): Environmental Review
Project Description:	Project 1: Exterior Hardening (weatherproofing), Paint exterior of building, gazebo, and property wall with high quality, moisture-resistant paint, Install three (3) new solar light fixtures on the existing poles in the parking. Repair water-damaged exterior buildings, gazebos, and the property wall with high-quality. Project 2: Emergency Shelter- Painting of exterior including the main house, manager apartment, along with ADA apartment, and offices with high-quality moisture resistant paint. Removal of rotten windows and existing doors and shutters. Installing new window door stills and PVC shutters to exterior windows and doors of the main house.
Expected Project Outcome(s):	Enhancing the facility's ability to offer continuous, high-quality service to vulnerable populations seeking assistance.
Period of Performance: *(Start and End Date)*	April 1st – December 31st, 2026

Grant Source : (DR, MIT, EGrid)	**MIT**
Total Project Cost: *(all funding sources)*	$151,108.00
Grant Funded Project Cost: *(include ADC)*	$ 161,686.00
Funds Expended This Month:	$ 0.00
Funds Expended to Date:	$51,967.94
Progress: (%)	Project 1: 100% Project 2: 0%
Project Update:	As of August 2026, the procurement of project 2 of the Emergency Shelter is on paused due to HUD's suspension letter dated July 20th. The Environmental Unit submitted the project's bid package on July 10th. **Dependencies/Bottlenecks/Delays:** The recent HUD suspension has delayed the procurement of environmental services for Women's Coalition of St. Croix Emergency Shelter Project.

	Performance Goal	**Key Performance Indicators**	**Monthly Performance Value**	**To Date Performance**
Performance Measures: Project 1	Bids & Contracts Finalization	Finalize bids; execute contracts; procure goods	20% Project Completion	Completed
	Exterior Repairs & Installations	Paint exterior and install exterior solar lighting fixtures	85% Project Completion	Completed
	Final Inspection & Payment	Complete inspection and issue final payment	95% Project Completion	Final inspection completed
	Project Closeout	Complete final inspections and close out	100% Project Completion	Final inspection completed, close out pending.
Performance Measures: Project 2	Bids & Contracts Finalization	Finalize bids; execute contracts; procure goods	20% Project Completion	Pending
	Exterior Repairs & Installations	Paint exteriors of the main house, manager apartment (including ADA apartment), and offices; remove and replace rotting window/door sills, doors, and shutters; install new window/door sills and PVC shutters on the main house.	85% Project Completion	Pending
	Final Inspection & Payment	Complete inspection and issue final payment	95% Project Completion	Pending
	Project Closeout	Complete final inspections and close out	100% Project Completion	Pending

Royal Systems, LLC

Status:	In Progress
Project Description:	Exterior Hardening (weatherproofing), LMR Network & Communication, Emergency Power solar energy, and Commercial Standby Generator
Expected Project Outcome(s):	Ensuring business resilience and continuity of essential services during emergencies.
Period of Performance: *(Start and End Date)*	July 14, 2025 – July 14, 2027
Grant Source : (DR, MIT, EGrid)	**MIT**
Total Project Cost: *(all funding sources)*	$2,247,797.00
Grant Funded Project Cost: *(include ADC)*	$2,405,143.00
Funds Expended This Month:	$ 0.00
Funds Expended to Date:	$544,412.04
Progress: (%)	25%
Project Update:	The amended SRA, including special environmental conditions, pending VIHFA execution. The original RFP issued in May 2026 for the fuel tanks was due July 24th. The battery installation RFP has closed, vendor selection and contract execution has been paused due to July 20th, 2026, and the HUD issued directive has paused all new procurements. The directive affects the procurements for solar, fixed-rate transportation, and selection of a construction contractor. The project's prime generators arrived in the port of St. Thomas week of August 7, 2026.

Performance Measures:

Performance Goal	Key Performance Indicators	Monthly Performance Value	To Date Performance
Ordering and Procuring of Equipment and Services	Project Management, UPS Emergency System, Fuel Tank, Generators, Solar Panels, A&E Services, Security System, Transfer Switch	20% Project Completion	40% Project Completion
Site Preparation	Prepare the site for installation: Completion of site plans, survey, and agreements	25% Project Completion	50% Project Completion
Equipment Mobilization	Mobile heavy-duty crane to the site, fixed rate transportation.	0% Project Completion	0% Project Completion
Installation of Equipment	Install fuel storage tank, transfer switch, security system, generator, solar panels	0% Project Completon	0% project completion
Equipment Mobilization	Mobile heavy-duty crane to the site, fixed rate transportation.	0% Project Completion	0% Project Completion
Inspection and Certification	Inspect and certify all installations	0% Project Completion	10% Project Completion
Installation of Equipment	Install fuel storage, transfer switch, security system, generators, solar panels	0% Project Completion	0% Project Completion

Training	Train personnel on the operation of the installed system	0% Project Completion	0% Project Completion
Project Wrap and Closure	Complete and close the project: Project closure reports, final inspections,	0% Project Completion	0% Project Completion

Our Town Frederiksted

Status:	In Progress – Environmental Review
Project Description:	Exterior Hardening (weatherproofing), installation of exterior storm windows and doors, emergency power solar energy for commercial facilities
Expected Project Outcome(s):	This revitalization project will contribute to economic development by creating job opportunities for LMI households within the area, stimulating local businesses, and attracting investment. By fostering economic growth and diversification, the project will also provide emergency power during natural or man-made disasters, provide communications and security resilience.
Period of Performance: (Start and End Date)	August 1, 2026 – February 31, 2028, amended period of performance
Grant Source : (DR, MIT, EGrid)	**MIT**
Total Project Cost: *(all funding sources)*	$3,500,000.00
Grant Funded Project Cost: *(include ADC)*	$3,745,000.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	As of August 2026, the HUD July 20th suspension has impacted the procurement of environmental services. Thus, project activities have been delayed. **Dependencies/Bottlenecks/Delays**: HUD July 20th suspension notice has paused project activities.

VI Aqua Farm

Status:	In Progress
Project Description:	Installation of security fencing to secure crops and resources, food security.
Expected Project Outcome(s):	Provide a safe environment for producing high-quality produce, eggs, and livestock, for the local community
Period of Performance: (Start and End Date)	April 1, 2026 – September 3, 2026, amended period of performance
Grant Source : (DR, MIT, EGrid)	**MIT**
Total Project Cost*: (all funding sources)*	$192,000.00

Grant Funded Project Cost: *(include ADC)*	$205,440.00
Funds Expended This Month:	$16,000.00
Funds Expended to Date:	$84,700.00
Progress: (%)	50%
Project Update:	August 3, 2026, fencing installation resumed. A stop work was issued for the following: (1) RIECH, LLC (vendor for parcel vegetation clearance) communicated to VI Aqua Farm parcel clearing activities were completed Programs verified land clearance activities were completed. (2) A change order No. 00002 was submitted to the Program and beneficiary. Change Order No. 00002 discusses the clearance of the parcel, SF General Maintenance (erection and installation of security fencing) reported the drainage area on the land should not have a chain-link fencing. Due to the possibility of heavy flooding. A welded plate fence gate should be installed. Which mitigates possible flooding due to storm rain, and it also protects the commercial chain link fence. A change order No. 00001 was approved due to only being project time extension at no additional cost. The cost of the change order No. 0002 is $7,620.22 (3). The program staff subrecipient wanted to review and ensure the recommended standard commercial material was being used for the chain link fence. **Dependencies/Bottlenecks/Delays**: Due to July 20th HUD suspension the change order No. 00002 cannot be processed because it involves an increase in project costs requiring budgetary approval.

Performance Measures:

Performance Goal	Key Performance Indicators	Monthly Performance Value	To Date Performance
Phase 1: Ordering and Receiving Materials	Purchasing and Delivering of Fencing Materials to Job Site	25% Project Completion	70% Project Completion
Phase 2: Removal Old Fencing	Removal of Old Fencing for pastures 1-4.	0% Project Completion	100% Project Completion
Phase 3: Installation of Fencing	Installation of Fencing for pastures 1-4	15% Project Completion	40% Project Completion

Sunset Laundromat

Status:	In Progress – Environmental Review
Project Description:	Exterior Hardening (weatherproofing), installation of exterior storm windows and doors, emergency power solar energy for commercial facilities
Expected Project Outcome(s):	The amended application project scope of work: Emergency power solar energy installation and installation of building signage.
Period of Performance: (Start and End Date)	July 1, 2026 - February 28, 2027; amended period of performance
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$53,000.00
Grant Funded Project Cost: *(include ADC)*	$56,710.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	As of August 2026, there are two (2) approved project applications for this applicant (CDBG-DR and CDB-MIT). VIHFA's selected vendor is completing the environmental assessment of CDBG-DR project slated to end August 31, 2026. **Dependencies/Bottlenecks/Delays**: July 20th HUD suspension of procurement processing.

Galleon House

Status:	In Progress – Environmental Review
Project Description:	Exterior Hardening (weatherproofing), installation of exterior storm windows and doors, Emergency Power solar energy, and Commercial Standby Generator.
Expected Project Outcome(s):	Completion of weatherproofing, installation of exterior storm windows and doors, emergency power solar energy and EGU installation and commissioning
Period of Performance: (Start and End Date)	July 1, 2026 – March 31, 2027, amended period of performance

Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$194,000.00
Grant Funded Project Cost: *(include ADC)*	$213,400.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	Historical pricing needed to initiate procurement was delayed but received on July 26, 2026. However, procurement of the environmental services remains on hold due to the HUD suspension issued on July 20, 2026. **Dependencies/Bottlenecks/Delays**: The suspension has delayed the services necessary to complete the Environmental Review.

Hotel 1829

Status:	In Progress – Environmental Review
Project Description:	Exterior Hardening light-masonry repair, weatherization painting, installation of exterior storm windows and doors, Emergency Power solar energy, and Commercial Standby Generator.
Expected Project Outcome(s):	Completion of exterior hardening, installation of storm window, solar power and EGU commissioning.
Period of Performance: (Start and End Date)	August 1- March 31, 2027, amended period of performance
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$1,100,000.00
Grant Funded Project Cost: *(include ADC)*	$1,210,000.00
Funds Expended This Month:	$0.00

Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	Prior to HUD's July 20th suspension, the applicant elected to procure the required environmental services independently in order to accelerate the process and facilitate the timely completion of the environmental assessment. Subsequently, the amended Subrecipient Agreement (SRA), which incorporated all applicable special conditions, was provided to the applicant for review and concurrence. Due to the suspension, both the procurement of environmental services and execution of the SRA amendment have been placed on hold. **Dependencies/Bottlenecks/Delays**: Environmental assessment and amended project Subrecipient Agreement.

HSR Communications

Status:	In Progress
Project Description:	Installation of solar energy, commercial standby generator, and reinforcing telecommunication tower
Expected Project Outcome(s):	Solar energy and EGU installation and commissioning. Completion of telecommunication tower reinforcement
Period of Performance: (Start and End Date)	December 1st, 2026 to August 1st, 2027
Grant Source: (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$321,300.00
Grant Funded Project Cost: *(include ADC)*	$353,430.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	During the prior reporting period, the subrecipient worked closely with program staff to advance the amendment process. In-person technical assistance supported completion of the amended application,

	including preparation of an Independent Cost Estimate (ICE) for the revised scope of work and clarification of a submitted quote. Following receipt of the requested information and application revisions, a final technical assistance session was conducted on July 17, 2026. The finalized application subsequently completed program and management review and was approved. On July 20, 2026, the project was placed on hold pursuant to the HUD suspension notice. **Dependencies/Bottlenecks/Delays**: Part 58 environnemental assessment

St. Thomas Rescue

Status:	In Progress – Environmental Review
Project Description:	Exterior weatherization hardening, hurricane impact-resistant doors and windows, and security fencing. Including the installation of a 60KW generator and a 19.4-28.6 KW solar system for emergency power, a 25ft building communications tower, and a 4k security system.
Expected Project Outcome(s):	Completion of weatherizing, installation of door, windows and security fencing. Installation and commissioning of EGU, solar system, communication tower and security system.
Period of Performance: (Start and End Date)	As of July 2026, the amended period performance start date was September 1st, 2026-August 15th, 2027.
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$787,408.00
Grant Funded Project Cost: *(include ADC)*	$866,144.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	In the months of June and until July 20th, 2026, technical assistance was provided to the applicant to amend the project's scope of work. The amended scope of work was based on the Environmental Unit's request for a detailed narrative of the project. The Deputy Director and applicant completed the requested information including a new detailed Independent Cost Estimate. The project had begun an initial Environmental Review. However, due to the July 20th HUD suspension notice, all project activities are now on hold.

Lunmus Baptist: Seed to Soul Farm	
Status:	In Progress – Environmental Review
Project Description:	Installation of security fencing.
Expected Project Outcome(s):	Procurement and installation of security fencing
Period of Performance: (Start and End Date)	April 1st, 2025 – May 31st,2025 an updated project schedule timeline will be determined upon completion of environmental review
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$159,098.00
Grant Funded Project Cost*: (include ADC)*	$170,235.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	As of August 2026, the July 20th HUD suspension notice has paused the environmental review process. Testing for this project includes Completion of a Phase I Environmental Site Assessment, Federal Flood Risk Management Standard review, and wetlands protection testing. VIHFA had anticipated completing the environmental review in Q3 2026, however, the suspension notice has delayed project activity.

G& D Seafood

Status:	In Progress – Environmental Review
Project Description:	Installation of a solar energy solution and a commercial standby generator.
Expected Project Outcome(s):	Installation and commissioning of solar and EGU
Period of Performance: (Start and End Date)	April 1st, 2025 – September 30th, 2025, an updated project schedule timeline will be determined upon completion of environmental review
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$252,110.00

Grant Funded Project Cost: *(include ADC)*	$269,758.00
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	The project advanced during the reporting period with completion of the environmental review and project inspection on July 15, 2026. Following inspection, required testing remains the next critical step and is scheduled for completion by August 31, 2026, positioning the project to move forward toward the next phase of implementation.

Rockmart Food Wholesaler

Status:	In Progress – Environmental Review
Project Description:	Purchase and installation of refrigerated perishable and dry storage capacity and satellite internet capabilities.
Expected Project Outcome(s):	Installation and commissioning of EGU and satellite internet service
Period of Performance: (Start and End Date)	October 1st, 2026 –December 30th, 2026, an updated project schedule timeline will be determined upon completion of environmental review.
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: *(all funding sources)*	$177,758.99
Grant Funded Project Cost: *(include ADC)*	$190,202.10
Funds Expended This Month:	$0.00
Funds Expended to Date:	$0.00
Progress: (%)	0%
Project Update:	An Environmental site visit for Rockmart's project location #2, was scheduled on August 24, 2026. However, the meeting is now being rescheduled for September 2026. Rockmart's approved project application consists of two site locations; Project Location #1 74 A Estate Contant-Rockmart Warehouse\Grocery Store and Project Location #2 Parcel No. SA Estate Submarine Base, No. 6 Southside Quarter, St Thomas Virgin Islands.

Planning

Accessible Resilient Community Infrastructure in the Virgin Islands Planning (ARCIVI)

Status:	In Progress – Environmental Review
Project Description:	Planning and design for resilient, accessible coastal park improvements across four Territorial Parks sites, including community engagement, monitoring, design, permitting, and nature-based solutions to strengthen disaster resilience, reduce erosion and stormwater risks, and improve equitable public access.
Expected Project Outcome(s):	Resilient, accessible coastal park plans
Period of Performance: (Start and End Date)	To Be Determined
Grant Source : (DR, MIT, EGrid)	MIT
Total Project Cost: (all funding sources)	$438,000.00
Grant Funded Project Cost: (include ADC)	$481,800.00
Funds Expended This Month:	$0.00
Funds Expended To Date:	$0.00
Progress: (%)	0%
Project Update	There is no new update on this project due to the July 20th HUD suspension. The project application has been approved, pending capacity and environmental assessment including development and issuance of the subrecipient agreement. **Dependencies / Bottlenecks / Delays** Activities are dependent on the outcome of the HUD funding suspension.
Performance Measures:	To be determined upon execution of an agreement