



DEPARTMENT OF COMMUNITY DEVELOPMENT SERVICES

Grants Management Division

m e m o r a n d u m

TO: Bruce K. Walden, Chief Administrative Office

FROM: Elizabeth H. Tyler, AICP, City Planner/Director

DATE: March 10, 2005

SUBJECT: **Amendments to the City of Urbana and Urbana/Champaign/Champaign County HOME Consortium FY 2003-2004 Annual Action Plan and FY 2004-2005 Annual Action Plan**

Description

Staff has identified a number of necessary amendments that need to be made to the CDBG and HOME Programs referenced in the FY 2003-2004 and FY 2004-2005 Annual Action Plans (AAP):

Issues

The principal issue is to determine that the proposed amendments to the Annual Action Plans referenced above meet the approval of the Urbana City Council and for the Urbana City Council to adopt the ordinance authorizing these amendments.

Background

The Urbana City Council approved the FY 2003-2004 and FY 2004-2005 Annual Action Plans. The proposed amendments are necessary to account for fiscal and administrative changes that occurred since the initial approval of the Annual Action Plans.

The first amendment concerns Family Service of Champaign County. Enclosed is a January 11, 2005 letter from Family Service of Champaign County. The letter indicates that Family Service has an interest in changing their project's scope of work from making ADA-related improvements to their restroom facilities to replacing windows in their facility. The letter states that the proposed change is due to the lack of funding to complete the restroom improvement project.

To incorporate this proposed change, the current language in the 2004-2005 Annual Action Plan would be amended as provided below:

3. Family Service of Champaign County Center Restroom Facility Improvements (FY 04-05)

Funds will be used to replace windows ~~renovate and make ADA provisions to the restroom facilities~~ at the Family Service facility.

\$12,000 (\$12,000 NG)

Specific Objective A-3

Citation – [24CFR 570.201 (c)]

Environmental – ENVIRONMENTAL ASSESSMENT

NOTE: Davis Bacon Labor Requirements

The next amendment concerns the City's Transitional Housing Program. For a number of years the Transitional Housing Program has operated on a very limited budget, with very little annual increases. The limited budget is due to the fact that funding for the program is from the Public Service portion of the Community Development Block Grant program. The Public Service funding is limited to only 15% of the annual CDBG grant award. This tight budget has resulted in some deferred maintenance to the 3 units owned by the City of Urbana and 2 units leased to Urbana by Carle Hospital.

This year it seems that the City will realize a significant cost saving in operating the Neighborhood Cleanup Program. This program is also included in the Public Service part of the CDBG budget. Estimates for the Spring and Fall Cleanups were around \$15,000. However, the Spring Cleanup only cost \$3,300. The lower price is due to the low bid provided by Central Waste and the utilization of their transfer station on N. Lincoln in Urbana. Staff plans to reserve \$5,000 for the Fall Cleanup. This provides a savings of \$6,700. Staff recommends that this funding be reallocated to the Transitional Housing Program to help address deferred maintenance items. These items include heating and air conditioning, appliances, interior/exterior and structural concerns.

To incorporate this proposed change, the current language in the 2004-2005 Annual Action Plan would be amended as provided below:

1. Transitional Housing for Homeless Families With Children (FY 04-05)

Funds will be contributed to the City of Urbana's transitional housing program. Five dwellings are available for homeless families with children. Rent receipts will be another source of revenue. Properties acquired by the City through a federal funding source will be properly mowed and cleaned according to city ordinance as long as they are the responsibility of the City.

\$29,000 (personnel)

~~\$17,000~~ \$23,700 (programming)

~~\$46,000~~ **\$52,700** (~~\$46,000~~ **\$52,700** NG)

Specific Objective A-1 & C-1

Citation - [24 CFR 570.201(b)&(e)]

Environmental - EXEMPT

3. Neighborhood Cleanup (FY 04-05)

One-day neighborhood cleanup activities will be held in fall 2004 and spring 2005 in the Community Development Target Area. Activities will include disposal of junk, debris and recyclable metal. The program will be co-sponsored by the UCAP Committee.

~~\$21,000~~ **\$8,300** (~~\$15,000~~ **\$8,300 NG**; ~~\$6,000 CD Sink~~)

Specific Objectives J-1 & L-2

Citation - [24 CFR 570.201(e)

Environmental - EXEMPT

The FY 2003-2004 Annual Action Plan provided United Citizens and Neighbors (UCAN) funding for a housing rehabilitation/resale project. UCAN has indicated in a May 21, 2004 correspondence that they will no be able to pursue this project. UCAN noted concern about the tight program budget and limited availability of affordable housing stock. The AAP project narrative below states that the funding will revert to the City's Owner-Occupied Housing Rehabilitation budget, if the project is not pursued. The amendment will delete the project from the AAP and reallocate the funding to the City's Owner-Occupied Housing Rehabilitation Program.

To incorporate this proposed change, the current language in the 2003-2004 Annual Action Plan would be amended as provided below:

~~United Citizens and Neighbors - Property Acquisition-Renovation and Resale (FY 03-04)~~

~~Funds will be used to acquire, rehabilitate and re-sell a single-family house within city's community development target area. The house will be re-sold to a household with an income below 80% of the median family income for Champaign County. Proceeds from the sale of the house will be returned to Urbana's HOME Consortium account. \$24,500 will be used for rehabilitation and \$3,500 for project management. Should the City and UCAN both determine that the project would not be pursued, funds will revert to the City's Owner-Occupied Housing Rehabilitation budget.~~

~~**\$28,000 (\$22,400 HOME, \$5,600 Match)**~~

~~Specific Objective C-4~~

~~Citation - [24 CFR 92.206(a)(2)]~~

~~Environmental - Categorically Excluded First Tier Review~~

Owner-Occupied Housing Rehabilitation (FY 03-04)

Funds will be allocated for the rehabilitation of ~~(4) units~~ **(5) units**, including grants and deferred-payment loans in the amount of \$25,000-\$28,000 per household. Funds are intended to address code deficiencies, major renovation needs, relocation expenses and lead-based paint issues.

~~**\$112,000**~~ **\$140,000** (~~\$89,600~~ **112,000 HOME**; ~~\$22,400~~ **28,000 Match**)

Specific Objective C-4

Citation - [24 CFR 92.206(a)(2)]

Environmental - CATEGORICALLY EXCLUDED

Staff provided a 30-day comment period on the proposed amendments and conducted a public hearing. Attached to this memo is a copy of the public hearing notice and minutes of the hearing.

No other comments were submitted during the 30-day period; however Nancy Greenwalt, with United Citizens and Neighbors, indicated that she would like to speak with staff concerning the amendment.

Staff met with Ms. Greenwalt on March 3, 2005 and discussed a number of issues related to UCAN's Acquisition/Rehabilitation/Resale project and the possibility of reconsidering their ability to undertake the project. On March 10, Nancy Greenwalt e-mailed staff indicating that after further review and consideration, UCAN determined that they stand by their earlier position of not being positioned to undertake the affordable housing project.

Options

1. Adopt the Ordinance Approving Modification to the City of Urbana and Urbana/Champaign/Champaign County HOME Consortium FY 2003-2004 and FY 2004-2005 Annual Action Plan.
2. Adopt the Ordinance Approving Modification to the City of Urbana and Urbana/Champaign/Champaign County HOME Consortium FY 2003-2004 and FY 2004-2005 Annual Action Plan, with additional changes.
3. Do not adopt the Ordinance Approving Modification to the City of Urbana and Urbana/Champaign/Champaign County HOME Consortium FY 2003-2004 and FY 2004-2005 Annual Action Plan.

Fiscal Impacts

The proposed amendments to the Annual Action Plans will not change the amount of funding available but only reallocate the total amount of CDBG and HOME funding.

Recommendations

Staff recommends that the Urbana City Council adopt the Ordinance Approving Modification to the City of Urbana and Urbana/Champaign/Champaign County HOME Consortium FY 2003-2004 and FY 2004-2005 Annual Action Plans.

Memorandum Prepared By:

Bob Grewe, AICP
Grants Management Division Manager

Attachments:

Notice and Minutes of the Public Hearing

January 11, 2005 letter from Family Service of Champaign County

AN ORDINANCE APPROVING MODIFICATIONS TO THE CITY OF URBANA AND
URBANA/CHAMPAIGN/CHAMPAIGN COUNTY HOME CONSORTIUM FY 2003-2004
ANNUAL ACTION PLAN AND FY 2004-2005 ANNUAL ACTION PLAN

Edited copies of the amended HOME section of the FY 2003-2004 Annual Action Plan

Edited copies of the amended CDBG section of the FY 2004-2005 Annual Action Plan



NOTICE OF PUBLIC HEARING



REGARDING PROPOSED AMENDMENTS TO THE URBANA HOME CONSORTIUM AND THE CITY OF URBANA CONSOLIDATED PLANS FOR PROGRAM YEARS 2000-2004 AND TO THE CITY OF URBANA AND CHAMPAIGN/URBANA/CHAMPAIGN COUNTY HOME CONSORTIUM FY 2003-2004 and FY 2004-2005 ANNUAL ACTION PLANS

**10:00 AM, MONDAY, FEBRUARY 14, 2005
SECOND FLOOR CONFERENCE ROOM, URBANA CITY BUILDING
400 SOUTH VINE STREET, URBANA, IL**

A copy of the proposed amendments will be available to the general public between Friday, January 28, 2005 and Monday, February 28, 2005, at the following locations:

- Grants Management Division Office, 400 South Vine Street
- Urbana City Clerk's Office, 400 South Vine Street
- Urbana Free Public Library, 201 South Race Street

Written comments should be submitted to the City of Urbana, Grants Management Division, 400 South Vine Street, Urbana, IL 61801 or e-mailed to bpgrewe@city.urbana.il.us before the close of business on Monday, February 28, 2005.

Minutes for Public Hearing

**10:00 AM, MONDAY, FEBRUARY 14, 2005
SECOND FLOOR CONFERENCE ROOM, URBANA CITY BUILDING
400 SOUTH VINE STREET, URBANA, IL**

Bob Grewe, Manager of the Grants Management Division called the meeting to order at 10:00 AM.

Persons in attendance included the following: Bob Grewe, Jim Rose, Wendy Sage and Andrea Goldberg.

Jim Rose inquired about what constitutes a "substantial" amendment. Mr. Grewe noted that the Five-Year Consolidated Plan provides details on the amendment process and what level of changes to the Annual Action Plan is considered substantial.

Jim Rose asked if the City staff determines how any additional funding will be utilized. Mr. Grewe replied that in the instance of the funding for United Citizens and Neighbors, the Annual Action Plan actually provided that if the project did not proceed, the funding would revert to the City's Owner-Occupied Rehabilitation Program. Grewe further noted that if such a provision was not made, it is likely that the additional funding would be considered in the next Annual Action.

Jim Rose noted a sentence in the Transitional Housing section that seemed to indicate that the City might purchase additional properties for this program. Grewe noted that the sentence is misleading and that the intent was to be clear that mowing and maintenance of the City's Transitional Housing units is an eligible cost.

There being no further comments or questions by those present, the meeting was adjourned at 10:20 PM.

Respectfully submitted,

Bob Grewe, AICP
Manager, Grants Management Division
Community Development Department

ORDINANCE NO. 2005-03-035

AN ORDINANCE APPROVING MODIFICATIONS TO THE CITY OF URBANA
AND URBANA/CHAMPAIGN/CHAMPAIGN COUNTY HOME CONSORTIUM
FY 2003-2004 ANNUAL ACTION PLAN AND FY 2004-2005 ANNUAL ACTION PLAN

WHEREAS, the City of Urbana has been designated an entitlement city under the Federal Housing and Community Development act of 1974, as amended, and as such is eligible for Community Development Block (hereinafter "CDBG") and Home Investment Partnership Funds (hereinafter "HOME") funds upon proper submittal being made to the United States Department of Housing and Urban Development (hereinafter "HUD"); and

WHEREAS, the Urbana City Council previously approved resolutions authorizing submittal to HUD of the Annual Action Plan for FY 2003-2004 and the Annual Action Plan for FY 2004-2005, that included proposed budgets for the CDBG and HOME Programs and HUD subsequently approved the said Annual Action Plans; and

WHEREAS, on January 27, 2005 the City of Urbana published in the Champaign-Urbana News-Gazette a notice of a 30-day public review period regarding said proposed budgetary amendments to the Annual Action Plan for FY 2003-2004 and Annual Action Plan for FY 2004-2005; and

WHEREAS, on February 14, 2005, the Urbana Grants Management Division of the Community Development Department held a public hearing on the proposed amendments; and

WHEREAS, the City Council now finds it necessary and appropriate to amend the City of Urbana and Champaign/Urbana/Champaign County HOME Consortium Annual Action Plan for FY 2003-2004, Annual Action Plan for and FY 2004-2005.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF URBANA, ILLINOIS, as follows:

Section 1. That the City of Urbana, as lead entity for the Urbana HOME Consortium, hereby approves the amendments to the following City of Urbana and Champaign/Urbana/Champaign County HOME Consortium

Annual Action Plans, as such amendments are referenced in the attachment hereto, by the use of strikeout/underlining and additional text with reference to the following Annual Action Plans:

- Annual Action Plan for FY 2003-2004
- Annual Action Plan for FY 2004-2005

Section 2. That said attached Annual Action Plans, as amended herein, replaces and supersedes the Annual Action Plans, amended as set forth in Section 1. above and previously adopted by the Urbana City Council.

Section 3. That the Mayor of the City of Urbana is hereby designated as the authorized representative of the City of Urbana to take any action necessary in conjunction with said attached Annual Action Plan, including submittal of the Plan to the HUD-Regional Field Office and provision of such additional information as may be required.

PASSED by the City Council this _____ day of

_____, _____.

AYES:

NAYS:

ABSTAINS:

Phyllis D. Clark, City Clerk

APPROVED by the Mayor this _____ day of

_____, _____.

_____ Tod Satterthwaite, Mayor

**Urbana HOME Consortium
HOME Investment Partnership Program
Fiscal Year 2002 - 2003**

Resources-Federal
2002-2003 Grant: \$1,178,315

Resources-Other
Local Match: \$250,392
TOTAL REVENUES ***\$1,428,707***

ACTIVITIES TO BE UNDERTAKEN:

ADMINISTRATION

General Administration Activities

Personnel:

Manager@ 35%
GCII@ 80%
Secretary@5%
IMRF
FICA
Insurance

\$81,481

Citation - [24 CFR 92.206(d)]

Environmental - EXEMPT

Other Administrative Expenses

Conference/Training	\$5,000
Audit	\$1,000
Printing/Publication	\$2,000
Postage	\$200
Office Supplies	\$1,000
<u>Dues & subscriptions</u>	<u>\$1,500</u>

\$10,700

Citation - [24 CFR 92.206(d)]

Environmental - EXEMPT

Program overhead **\$25,650**

TOTAL ADMINISTRATIVE EXPENSE ***\$117,831***

COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS (CHDO) 15% SET-ASIDE (PROJECT FUNDS)

Homestead Corporation Rental Housing Development

Funds will be allocated to Homestead Corporation for the acquisition of four (4) single-family homes, 2 in the City of Champaign and 2 in the City of Urbana for rent to low-income families.

\$127,191 (\$101,753 HOME; \$25,438 Match Provided By CHDO)

Specific Objective C-7

Citation - [24 CFR 92.205(a)(1)]

Environmental - CATEGORICALLY EXCLUDED

Urban League Lease Purchase Program

Funds will be provided to the Urban League of Champaign County Development Corporation to assist with the purchase of five (5) single-family homes. The targeted location for these five (5) single-family homes is two (2) in Champaign, two (2) in Urbana and one (1) in the un-incorporated area of Champaign County. Final locations of the homes will be identified in the CHDO Agreement, with the possibility of an exception clause that would allow Urban League to deviate from the target locations, with certain approvals. During the leasing period, a low-income family will undergo homebuyer counseling. Upon successful completion, the home will be sold to the low-income family.

\$93,744 (\$74,995 HOME; \$18,749 Match Provided By CHDO)

Specific Objective C-5

Citation - [24 CFR 92.206(c)]

Environmental - CATEGORICALLY EXCLUDED

Project Expenses:	\$176,748 HOME
	<u>\$44,187 Match</u>
	\$220,935 Total

COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS (CHDO) 5% SET-ASIDE (OPERATING FUNDS)

Homestead Corporation

Funds will be allocated to Homestead Corporation for operating expenses.

\$31,783 (\$31,783 HOME; \$0 Match)

Specific Objective C-2

Citation - [24 CFR 92.208(a)]

Environmental - EXEMPT

Urban League Development Corporation of Champaign County (CHDOs)

Funds will be allocated to Urban League for operating expenses

\$27,132 (\$27,132 HOME; \$0 Match)

Specific Objective C-2

Citation - [24 CFR 92.208(a)]

Environmental - EXEMPT

CHDO Operating Expenses:	\$58,915 HOME
	<u>\$0 Match</u>
	\$58,915 Total

CITY OF CHAMPAIGN

Burch Village Redevelopment Project

Funding will be used to assist in the redevelopment of Burch Village, an obsolete public housing complex in Champaign. Although a specific plan for the redevelopment has not been finalized, the HOME funding will be used to create affordable housing units.

\$500,000 (\$400,000 HOME; \$100,000 Local match from bond cap allocation)

Specific Objective C-9

Citation – [24CFR 92.205 (a)(1)]

Environmental - Non-Exempt/Non-Categorically Excluded

Owner-Occupied Housing Rehab

Funding will be used to continue the Full Home Improvement program. HOME funds are combined with Federal Home Loan Bank and private loan funding to assist low-income homeowners with major home repairs. Grants and low-interest loans in the amount of \$25,000-\$30,000 per household are intended to address code deficiencies, major renovation needs, and lead-based paint hazards.

\$ \$17,065 (\$13,652 HOME; \$3,413 Local Match from the Federal Home Loan Bank)

Specific Objective C-4

Citation - [24 CFR 92.206(a)(2)]

Environmental - CATEGORICALLY EXCLUDED

Urban League Lease-Purchase Program

Funding will be used to reduce the purchase price of four single-family homes. The homes will be purchased by the Urban League and leased to income-eligible households. The agency works with the families to correct credit problems during the lease term. Once the credit issues are corrected, the family assumes ownership of the home from the Urban League. HOME funding will be provided in the form of grants at \$10,000 per unit purchased. The Urban League will provide the matching funds for this program.

\$50,000 (\$40,000 HOME; \$10,000 Match Provided By Urban League)

Specific Objective C-5

Citation - [24 CFR 92.206(c)]

Environmental - CATEGORICALLY EXCLUDED

Total City of Champaign Expenses:	\$453,652 HOME
	<u>\$113,413 Match</u>
	\$567,065 Total

CHAMPAIGN COUNTY

Housing Rehabilitation

Champaign County will use its share of HOME funds to provide rehabilitation assistance to both investor-owned properties as well as single-family owner-occupied projects. It is anticipated the primary program focus will be on single-family owner-occupied rehabilitation.

\$90,937 (\$69,285 HOME; \$21,652 Match)

Specific Objective C-4

Citation - [24 CFR 92.206(a)(2)]

Environmental - PREVIOUSLY ASSESSED

Program Delivery

Champaign County will allocate a portion of its funds for staffing and overhead expenses related to its housing rehabilitation program.

\$17,321 (\$17,321 HOME); Match provided through completion of one rehabilitation project)

Citation - [24 CFR 92.207]

Environmental - EXEMPT

Total Champaign County Expenses:	\$86,606 HOME
	<u>\$21,652 Match</u>

\$108,258 Total

CITY OF URBANA

Owner-Occupied Housing Rehabilitation

Funds will be allocated for the rehabilitation of five (5) ~~four (4)~~ units, including grants and deferred-payment loans in the amount of \$25,000-\$28,000 per household are intended to address code deficiencies, major renovation needs, relocation expenses and lead-based paint issues.

~~\$112,000~~ **\$140,000** (~~\$89,600~~ **112,000 HOME; \$22,400 \$28,000 Match**)

Specific Objective C-4

Citation - [24 CFR 92.206(a)(2)]

Environmental - CATEGORICALLY EXCLUDED

Program Delivery

Funds will be allocated for coordination and delivery of HOME projects funded with the City of Urbana's share of HOME Consortium funds.

\$63,000 (\$50,400 HOME; \$12,600 Match)

Specific Objective C-4

Citation - [24 CFR 92.207]

Environmental - EXEMPT

New Housing Construction

Funds will be used to facilitate the construction of new affordable owner-occupied and/or rental housing units. The funds may be used for land acquisition and development costs, professional services, management fees, and downpayment assistance.

\$112,704 (\$90,163 HOME; \$22,541 Match)

Specific Objective C-9

Citation – 24CFR92.206(d)

Environmental – Non-Exempt/Non-Categorically Excluded

Tenant Based Rent Assistance

Funds will be allocated to continue the City of Urbana's Tenant Based Rent Assistance Program.

\$40,000 (\$32,000; \$8,000 Match)

Specific Objective D-4

Citation - [24 CFR 92.207]

Environmental – EXEMPT

~~**United Citizens and Neighbors – Property Acquisition, Renovation and Resale**~~
Funds will be used to acquire, rehabilitate and re-sell a single-family house within city's community development target area. The house will be re-sold to a household with an income below 80% of the median family income for Champaign County. Proceeds from the sale of the house will be returned to Urbana's HOME Consortium account. \$24,500 will be used for rehabilitation and \$3,500 for project management. Should the City and UCAN both determine that the project would not be pursued, funds will revert to the City's Owner-Occupied Housing Rehabilitation budget.

~~**\$28,000 (\$22,400 HOME; \$5,600 Match)**~~

~~Specific Objective C-4~~

~~Citation [24 CFR 92.206(a)(2)]~~

~~Environmental – Categorically Excluded First Tier Review~~

Total Urbana Expenses:	\$284,563 HOME
	<u>\$71,141 Match</u>
	\$355,704 Total

**CITY OF URBANA
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)
PROGRAM
FY 2004 –2005**

The following terms and abbreviations are used throughout the Annual Action Plan:

Citation = FEDERAL CITATION FOR AUTHORIZATION

Environmental = ENVIRONMENTAL REVIEW STATUS

NG=New Grant

OCO=Obligated Carryover

PI=Program Income

RF=Recaptured Funds

A summary listing of Specific Housing and Community Development Objectives is attached for reference.

Resources-Federal:

2004-2005 Grant \$565,000

Recapture Funds (RF) \$121,000

Obligated Carryover \$262,622

Resources-Non Federal:

Neighborhood Improvement Fund \$4,000

CD Sink Fund \$5,400

TOTAL RESOURCES \$958,002

ADMINISTRATION

General Administration Activities

Personnel - Administrative

Division Manager @ 50%

Grants Coordinator II @ 50%

Secretary @ 15%

TH Coordinator @ 20%

IMRF/FICA

Insurance

\$80,000 (\$80,000 NG)

Specific Objective Q-2
 Citation - [24 CFR 570.206(a)]
 Environmental – EXEMPT

Other Administrative Expenses

Books & Periodicals	\$637
Office Supplies	\$650
Dues & Subscriptions	\$1,000
Travel & Conference	\$2,100
Postage	\$500
Recording Fees	\$300
Audits	\$500
Program Overhead	\$21,063

\$26,750 (\$26,750 NG)

Specific Objective Q-2
 Citation - [24 CFR 570.206(a)]
 Environmental - EXEMPT

Public Information

\$5,000 (\$5,000 NG)

Citation - [24 CFR 570.206(b)]
 Environmental - EXEMPT

Neighborhood Organization Grant (NOG) Program IX (FY04/05)

Funds will be contributed towards the capacity-building activities of a neighborhood organization, Historic East Urbana Neighborhood Association (HEUNA). **(\$1,250 CDBG NG)**

Note: The following NOG projects have been budgeted for funding. However, due to reductions in CDBG funding, these projects will be funded with alternative financial resources.

Funds will be contributed towards the capacity-building activities of a neighborhood organization, Ecological Research Lab. **(\$900 CD Sink)**

Funds will be contributed towards the capacity-building activities of a neighborhood organization, United Citizens and Neighbors (UCAN). **(\$1,250 NIF)**

Funds will be contributed towards the capacity-building activities of a neighborhood organization, Eads Street Development Corporation. **(\$1,250 CD Sink)**

Note: NOG recipients are subject to reversion clause providing that should grantee not accept NOG grant amount, funds could be divided equally among other NOG recipients.

\$1,250 (\$900 NG) & \$3,400 (\$3,400 NIF and CD Sink Fund)

Specific Objective Q-1
 Citation - [24 CFR 570.205(b)]

Environmental – EXEMPT

TOTAL ADMINISTRATION EXPENSE (CDBG only) ***\$113,000***
(20%)

AFFORDABLE HOUSING PROGRAM

1. Program Delivery

Personnel – Administrative

Manager @ 10%

Grants Coordinator II @ 10%

Housing Rehab. Coordinator @ 50%

Secretary @ 50%

IMRF/FICA

Insurance

\$60,000 (\$60,000 NG)

Specific Objective Q-3

Citation - [24 CFR 570.202(b)(9)]

Environmental - EXEMPT

2. Case Preparation

\$4,000(\$4,000 NG)

Specific Objective Q-3

Citation - [24 CFR 570.202(b)(9)]

Environmental - EXEMPT

TOTAL PROGRAM DELIVERY EXPENSE **\$64,000 (\$64,000 NG)**

I. NEW FUNDING ACTIVITIES

A. HOUSING REHABILITATION ACTIVITIES

1. Emergency Grant, Access Grant, and Get the Lead Out Match Programs (FY 04-05)

Funds will be contributed toward three programs:

1. Providing repairs necessary to alleviate hazardous conditions, which pose a threat to the health and safety of a homeowner. Homeowners earning less than 50% of the Median Family Income for Champaign County are eligible for the Emergency Grant Program.
2. General improvements necessary to remove barriers to accessibility by persons with disabilities. The Access Grant Program is available for homeowners or renters who earn less than 80% of Median Family Income.
3. Matching funds for the Illinois Department of Public Health Get the Lead Out Program, which will fund efforts to address lead based paint hazards in eligible housing units.

All programs are available citywide. All work activities will be accomplished through contract arrangements.

\$80,000 (\$80,000 NG)

Specific Objectives B-1 & C-4

Citation - [24 CFR 570.202(a)(1)] [24 CFR 570.202(b)(10) & (11)]

Environmental - CATEGORICALLY EXCLUDED

2. Urbana Senior Repair Service (FY 04/05)

Funds will be contributed to a home maintenance repair program for very low-income homeowners 62 years old or older and for very low-income homeowners with disabilities (any age). To be eligible for this program a family must earn less than 50% of the Median Family Income as established annually by HUD. This program is available citywide.

\$15,000 (\$15,000 NG)

Specific Objectives L-1 & L-3

Citation - [24 CFR 570.202(a)(1) & (b)(10)]

Environmental - EXEMPT

3. Homestead Roof Repair for Rental Unit

Funds will be used for rehabilitation of the roof of an affordable rental housing unit owned by Homestead Corporation.

\$3,935 (\$3,935 NG)

Specific Objectives B-1 & C-4

Citation - [24 CFR 570.202(a)(1)] [24 CFR 570.202(b)(10)]
Environmental - CATEGORICALLY EXCLUDED

4. Habitat for Humanity New Housing Construction

Funds will be used for site and infrastructure improvements to support the development of new/affordable housing.

\$5,000 (\$5,000 NG)

Specific Objective C-1

Citation – [24 CFR 570.201(a)(b)(d)(f)(1)(ii)&(i)]

Environmental - ENVIRONMENTAL ASSESSMENT

5. Provena Behavioral Mental Health at the Mental Health Center Group Home Renovation (FY 04-05)

Funds will be used for the rehabilitation of the flooring in a group home located on Elm that serves low and very low-income persons with psychiatric disabilities.

\$2,000 (\$2,000 NG).

Specific Objectives B-6

Citation – [24CFR 570.201(a)(1) & (b)(10)]

Environmental - CATEGORICALLY EXCLUDED

6. Property Acquisition in Support of New Construction and Relocation/Clearance/Disposition Activities (FY04-05)

Funds will be allocated for the purchase and maintenance of lots primarily in Census Tracts 53, 54, and 55, and donated for new housing construction to a non-profit housing developer. If necessary, lots will be cleared of substandard structures or debris. The Federal Uniform Relocation Act will govern any necessary relocation activities. Properties may also be acquired and cleared for blight abatement purposes only. City-owned properties acquired through the City's federal and non-federal funding sources will be properly maintained as long as they are the responsibility of the City and until they may be contributed to a non-profit housing developer for new construction of affordable housing.

\$52,865 (\$52,865 NG) Acquisition Future Properties

\$110,000 (\$110,000 NG) Acquisition in Support of Lakeside

Terrace

Redevelopment

\$15,000 (\$15,000 NG) Maintenance

\$177,865 Total (\$182,865 NG)

Specific Objective C-1

Citation - [24 CFR 570.201(a)(b)(d)(f)(1)(ii)&(i)]

Environmental - ENVIRONMENTAL ASSESSMENT

B. PUBLIC FACILITIES AND IMPROVEMENTS

1. Street Improvements to Support HomeBuild 2 (Sunset Drive)

Funds will be used to improve the street surface and provide improved drainage by installing curb and gutter. Funds will be set-aside in annual increments for two (2) years to accomplish this commitment. FY 2005-2006 would provide \$115,000 toward this project. Project is scheduled to begin in the 2005 construction season

\$115,000 (\$115,000 NG)

Specific Objective K-2

Citation - [24 CFR 570.201(c)]

Environmental - ENVIRONMENTAL ASSESSMENT

2. Sidewalk Improvements for Harvey Street Area

Funds will be used to install and improve sidewalks in the Harvey Street Area, near King School. Funds will be set-aside in annual increments for two (2) years to accomplish this commitment. FY 2005-2006 would provide \$10,000 toward this project. Project is scheduled to begin in the 2005 construction season

\$10,000 (\$10,000 NG)

Specific Objective K-2

Citation - [24 CFR 570.201(c)]

Environmental - ENVIRONMENTAL ASSESSMENT

4. Family Service of Champaign County Center Restroom Facility Improvements

Funds will be used to replace windows ~~renovate and make ADA provisions to the restroom facilities~~ at the Family Service facility.

\$12,000 (\$12,000 NG)

Specific Objective A-3

Citation - [24CFR 570.201 (c)]

Environmental - ENVIRONMENTAL ASSESSMENT

NOTE: Davis Bacon Labor Requirements

C. PUBLIC SERVICE

1. Transitional Housing for Homeless Families With Children (FY 04-05)

Funds will be contributed to the City of Urbana's transitional housing program. Five dwellings are available for homeless families with children. Rent receipts will be another source of revenue. Properties acquired by the City through a federal funding source will be properly mowed and cleaned according to city ordinance as long as they are the responsibility of the City.

\$29,000 (personnel)

~~\$17,000~~ \$23,700 (programming)

~~\$46,000~~ **\$52,700** (~~\$46,000~~ **\$52,700** NG)

Specific Objective A-1 & C-1

Citation - [24 CFR 570.201(b)&(e)]

Environmental - EXEMPT

2. Public Service Activities under Consolidated Social Service Funding Program (FY 04-05)

The balance of available funding @ 15% of the current entitlement will be allocated for program activities yet to be determined which would benefit low-income residents of the CD Target Area. The Community Development Commission has designated the priorities to be considered by the Urbana City Council for public service funding under the CDBG. These are antipoverty and homelessness, with an emphasis on youth.

Champaign County Regional Planning Commission, Court Diversion

Program \$4,000

Crisis Nursery \$11,100

Development Services Center \$4,500

Roundhouse Youth Shelter \$4,600

\$40,585 (**\$24,200** NG; **\$16,385**)

Specific Objectives I-1, O-1 & O-2

Citation - [24 CFR 570.201(e)]

Environmental - EXEMPT

*Specific programs to be determined via Social Service Funding Program Applications.

3. Neighborhood Clean-Up (FY 04-05)

One-day neighborhood clean-up activities will be held in fall, 2004, and spring, 2005, in the Community Development Target Area. Activities will include disposal of junk, debris and recyclable metal. The program will be co-sponsored by the UCAP Committee.

~~\$21,000~~ **\$8,300** (~~\$15,000~~ **\$8,300** NG; ~~\$6,000~~ **CD Sink**)

Specific Objectives J-1 & L-2

Citation - [24 CFR 570.201(e)
Environmental - EXEMPT

4. **Homeless Management Information System (FY04-05)**

This computer based information management system that was purchased in coordination with the Champaign County Continuum of Care. This funding will serve as match toward a supportive housing award that will the operation of the system.

\$3,000 (\$3,000 NG)

Specific Objectives A-5

Citation – [24 CFR 570.201(e)]

Environmental - Exempt

TOTAL PUBLIC SERVICE EXPENSE

\$88,200 (15% w/PI)