



*City of Urbana  
and  
Urbana HOME  
Consortium*



**Annual Action Plan  
FY 2014-2015**

Prepared by:  
City of Urbana  
Community Development Services  
Grants Management Division  
400 South Vine Street  
Urbana, IL 61801  
217.384.2447  
[www.urbanaininois.us](http://www.urbanaininois.us)

Approved by Urbana City Council  
Resolution No. 2014-04-020R

**APPLICATION FOR  
FEDERAL ASSISTANCE**

OMB Approved No. 3076-0006

Version 7/03

|  |   |   |                              |
|--|---|---|------------------------------|
| <b>1. TYPE OF SUBMISSION:</b><br>Application         |   | <b>2. DATE SUBMITTED</b>                  | Applicant Identifier         |
| <input type="checkbox"/> Construction                | <input type="checkbox"/> Pre-application  | <b>3. DATE RECEIVED BY STATE</b>          | State Application Identifier |
| <input checked="" type="checkbox"/> Non-Construction | <input type="checkbox"/> Construction     | <b>4. DATE RECEIVED BY FEDERAL AGENCY</b> | Federal Identifier           |
|  | <input type="checkbox"/> Non-Construction |   |                              |

**5. APPLICANT INFORMATION**

|  |   |                      |
|--|---|----------------------|
| Legal Name:<br>City of Urbana  | <b>Organizational Unit:</b><br>Department:<br>Community Development Services                                      |                      |
| Organizational DUNS:<br>111969957 (City of Urbana); 139435502 (Urbana HOME Consortium) | Division:<br>Grants Management Division   |                      |
| <b>Address:</b><br>Street:<br>400 South Vine Street                                    | <b>Name and telephone number of person to be contacted on matters involving this application (give area code)</b> |                      |
| City:<br>Urbana  | Prefix:<br>Ms.  | First Name:<br>Kelly |
| County:<br>Champaign   | Middle Name<br>Hartford   |                      |
| State:<br>Illinois   | Last Name<br>Mierkowski   |                      |
| Zip Code<br>61801  | Suffix:   |                      |
| Country:<br>USA  | Email:<br>khmierkowski@urbanaininois.us   |                      |

**6. EMPLOYER IDENTIFICATION NUMBER (EIN):**

37-6000524

|   |   |
|---|---|
| Phone Number (give area code)<br>217-384-2441 | Fax Number (give area code)<br>217-384-2367 |
|---|---|

**8. TYPE OF APPLICATION:**

New  Continuation  Revision

If Revision, enter appropriate letter(s) in box(es)  
(See back of form for description of letters.)

Other (specify)

**7. TYPE OF APPLICANT: (See back of form for Application Types)**

Municipality

Other (specify)  
HOME Consorta & CDBG Entitlement

**10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER:**

TITLE (Name of Program):  
CDBG (14.218) & HOME (14.239)

**11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT:**  
CDBG & HOME Programs

**12. AREAS AFFECTED BY PROJECT (Cities, Counties, States, etc.):**  
Urbana (CDBG & HOME); Champaign (HOME), Champaign County (HOME)

**13. PROPOSED PROJECT**

|                         |                           |
|-------------------------|---------------------------|
| Start Date:<br>7/1/2014 | Ending Date:<br>6/30/2015 |
|-------------------------|---------------------------|

**14. CONGRESSIONAL DISTRICTS OF:**

|                       |                     |
|-----------------------|---------------------|
| a. Applicant<br>IL-15 | b. Project<br>IL-15 |
|-----------------------|---------------------|

**15. ESTIMATED FUNDING:**

|                                    |    |                         |
|------------------------------------|----|-------------------------|
| a. Federal CDBG                    | \$ | 386,734 <sup>00</sup>   |
| b. Applicant                       | \$ | <sup>00</sup>           |
| c. State                           | \$ | <sup>00</sup>           |
| d. Local                           | \$ | <sup>00</sup>           |
| e. Other HOME                      | \$ | 754,106 <sup>00</sup>   |
| f. Program Income Urb & Cmi (HOME) | \$ | 84,500 <sup>00</sup>    |
| g. TOTAL CDBG & HOME               | \$ | 1,225,340 <sup>00</sup> |

**16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS?**

a. Yes.  THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON DATE:

b. No.  PROGRAM IS NOT COVERED BY E. O. 12372

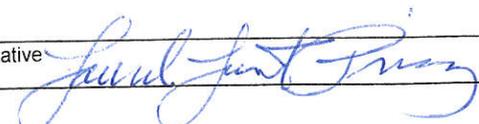
OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW

**17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT?**

Yes If "Yes" attach an explanation.  No

**18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT. THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED.**

**a. Authorized Representative**

|   |                      |  |
|---|----------------------|--|
| Prefix<br>Ms.   | First Name<br>Laurel | Middle Name<br>Lunt                                  |
| Last Name<br>Prussing   |                      | Suffix   |
| b. Title<br>Mayor, City of Urbana   |                      | c. Telephone Number (give area code)<br>217-384-2457 |
| d. Signature of Authorized Representative  |                      | e. Date Signed<br>4/30/14                            |



City of Urbana  
400 South Vine Street  
Urbana, IL 61801

### CLERK'S CERTIFICATE

STATE OF ILLINOIS    )  
                                  )    SS  
COUNTY OF CHAMPAIGN )

I, PHYLLIS D. CLARK, City Clerk of the City of Urbana, Illinois, and keeper of the records, files and seal of said City, do hereby certify that the foregoing is a true and exact copy of an ordinance entitled:

**[Resolution No. 2014-04-020R] "A RESOLUTION APPROVING THE CITY OF URBANA AND URBANA HOME CONSORTIUM ANNUAL ACTION PLAN FY 2014-2015"**

approved by the City Council of the City of Urbana, Illinois, on the 21<sup>st</sup> day of April, AD, 2014, as it appears in the records and files in my office remaining.

Given under my hand and seal of said City of Urbana, Illinois, this 13<sup>th</sup> day of May, AD, 2014.



*Phyllis D. Clark*  
Phyllis D. Clark, City Clerk



RESOLUTION NO. 2014-04-020R

A RESOLUTION APPROVING THE CITY OF URBANA  
AND URBANA HOME CONSORTIUM

ANNUAL ACTION PLAN FY 2014-2015

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 Grant (hereinafter "CDBG") funds upon proper submittal being made to the United States Department of Housing and Urban Development (hereinafter "HUD"); and

WHEREAS, the City of Urbana has been designated lead entity for the Urbana HOME Consortium in accordance with the Cranston-Gonzalez National Affordable Housing Act of 1990, as amended, and as such is eligible to receive HOME Investment Partnerships (hereinafter "HOME") funds on behalf of the City of Urbana, City of Champaign, and Champaign County; and

WHEREAS, on January 5, 1995, HUD published a final rule in the Federal Register requiring a five-year consolidated plan and annual action plans for all HUD community planning and development formula grant programs, consolidating into a single annual submission the planning, application, and reporting aspects of the CDBG, HOME, Emergency Shelter Grants, and Housing Opportunities for Persons with AIDS Programs, and the Comprehensive Housing Affordability Strategy; and

WHEREAS, the Urbana City Council approved the *City of Urbana and Urbana HOME Consortium (Champaign/Urbana/Champaign County) FY 2010-2014 Consolidated Plan* on April 19, 2010; and

WHEREAS, the Urbana Community Development Commission, assisted by Urbana Community Development Services staff, has prepared the *City of Urbana and Urbana HOME Consortium Annual Action Plan FY 2014-2015* (hereinafter the "Annual Action Plan"); and

WHEREAS, on December 20, 2013 and December 23, 2013, notices were published in the Champaign-Urbana *News-Gazette* and on the City of Urbana website describing the Annual Action Plan, requesting public input, and announcing a January 9, 2014 public hearing on the Annual Action Plan; and

WHEREAS, Grants Management Division Staff held a public hearing on the Annual Action Plan on January 9, 2014 at the Urbana City Building, 400 South Vine Street, Urbana, Illinois; and

WHEREAS, on February 24, 2014, a notice was published on the City website describing the Annual Action Plan; announcing a public review period beginning February 24, 2014 and ending March 25, 2014; and announcing a March 25, 2014 public hearing on the Annual Action Plan; and

WHEREAS, the Community Development Commission held a public hearing on the Annual Action Plan on March 25, 2014, at the Urbana City Building, 400 South Vine Street, Urbana, Illinois; and

WHEREAS, at its March 25, 2014 meeting, the Urbana Community Development Commission recommended adoption of the Annual Action Plan by the Urbana City Council; and

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

Section 1. That the *City of Urbana and Urbana HOME Consortium Annual Action Plan FY 2014-2015*, in substantially the form as attached hereto and incorporated herein by reference, is hereby approved.

Section 2. That the Mayor is hereby designated as the authorized representative of the City of Urbana to take any action necessary in connection with said Annual Action Plan to implement the CDBG and HOME programs and to provide such additional information as may be required.

Section 3. That upon review and comment by the Urbana Community Development Commission, the Mayor is hereby designated to execute subgrantee agreements for the following programs and activities identified in said Annual Action Plan.

- Public Service Activities under the Consolidated Social Service Funding Program

Section 4. That subgrantee agreements for the following programs and activities identified in said Annual Action Plan shall be subject to review and approval by the Urbana City Council before execution by the Mayor.

- Community Housing Development Project Funds (15% CHDO Set-Aside)
- Community Housing Development Operating Funds (5% CHDO Operating Set-Aside)

PASSED by the City Council this 21st day of April, 2014.

AYES: Ammons, Brown, Jakobsson, Madigan, Marlin, Roberts, Smyth

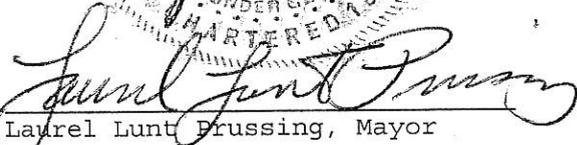
NAYS: None

ABSTAINS: None

  
Phyllis D. Clark, City Clerk

APPROVED by the Mayor this 28<sup>th</sup> day of April,

2014.

  
Laurel Lunt Prussing, Mayor

# **Table of Contents (grouped by category)**

|   |          |
|---|----------|
| <b>SF424</b>  | <b>i</b> |
| <b>I. INTRODUCTION</b>  | <b>1</b> |
| Executive Summary   | 3        |
| Objective and Outcomes  | 4        |
| Citizen Participation   | 9        |
| Resources   | 10       |
| Description of Activities   | 10       |
| Geographic Distribution   | 10       |
| Developing Institutional  | 11       |
| Monitoring  | 12       |
| Lead-Based Paint  | 13       |
| <b>II. HOUSING</b>  |          |
| Specific Housing Priorities & Objectives                                  | 14       |
| Needs of Public Housing   | 15       |
| Addressing Barriers to Affordable Housing                                 | 15       |
| HOME Investment Partnerships Act (HOME)                                   | 16       |
| <b>III. HOMELESS &amp; SPECIAL NEEDS</b>                                  |          |
| Homeless Prevention   | 20       |
| Emergency Solution Grants (ESG)   | 23       |
| <b>IV. OTHER ACTIONS (Community Development)</b>                          |          |
| Priority Non-Housing Community Development Needs                          | 24       |
| Antipoverty Strategy  | 25       |
| Non-Homeless Special Needs  | 25       |
| Housing Opportunities for People with AIDS (HOPWA)                        | 27       |
| Other Narrative   | 27       |
| <b>V. PROGRAM SPECIFIC REQUIREMENTS</b>                                   |          |
| <b><u>A. City of Urbana Community Development Block Grant Program</u></b> |          |
| 1. Administration   | 28       |
| 2. New Funding Activities   | 29       |
| a. Housing Activities   | 29       |
| b. Public Service Activities  | 30       |
| 3. Carryover Activities   | 31       |
| 4. Budget Summary   | 34       |

## **B. Urbana HOME Consortium HOME Investment Partnerships Program**

|                                   |    |
|-----------------------------------|----|
| 1. Administration                 | 35 |
| 2. CHDO Project Reserve Set-Aside | 36 |
| 3. CHDO Operating Set-Aside       | 37 |
| 4. City of Champaign Projects     | 38 |
| 5. Champaign County Projects      | 39 |
| 6. City of Urbana Projects        | 40 |
| 7. Budget Summary                 | 41 |

## **VI. APPENDICES**

### Appendix I: Tables

- Table 3A - Summary of Specific Annual Objectives
- Table 3B - Annual Affordable Housing Completion Goals
- Table 3C - Consolidated Plan Listing of Projects

### Appendix II: Target Area Map

### Appendix III: Goals, Strategies, and Activities

### Appendix IV: Citizen Participation Minutes and Public Input

## **VII. ADDITIONAL ATTACHMENT**

HUD Certifications: CPMP Non-State Grantee Certifications

# CITY OF URBANA and URBANA HOME CONSORTIUM

## ANNUAL ACTION PLAN – FY 2014-2015

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### **I. INTRODUCTION**

#### **Form Application**

See Standard Forms HUD-424.

#### **FY 2014-2015 Annual Action Plan:**

The Urbana HOME Consortium and the City of Urbana Annual Action Plan for FY 2014-2015 identifies activities that are planned to be implemented by the City of Urbana and the members of the Urbana HOME Consortium during the period beginning July 1, 2014 and ending June 30, 2015.

This Annual Action Plan budgets the use of two federal housing entitlement funds, Community Development Block Grant (CDBG) and the HOME Investment Partnerships (HOME) Program. The Annual Action Plan for FY 2014-2015 has been developed to further five-year strategies identified in the *City of Urbana and Urbana HOME Consortium Consolidated Plan for Program Years 2010-2014*. The Annual Action Plan identifies activities that will be undertaken by the City of Urbana and the Urbana HOME Consortium during the fifth year of the five-year Consolidated Plan period.

The CDBG portion of the Annual Action Plan identifies the planned uses of CDBG entitlement funds by the City of Urbana for FY 2014-2015. The HOME portion of the Annual Action Plan identifies uses of HOME funds by members of the Urbana HOME Consortium. The members of the Urbana HOME Consortium (a.k.a. the Champaign/ Urbana/Champaign County HOME Consortium) are the City of Urbana, the City of Champaign, and Champaign County.

The Annual Action Plan was on file for public review and comment during the period beginning February 25, 2014 through March 25, 2014. On March 25, 2014, the City held a public hearing to obtain comments regarding the draft Annual Action Plan. The hearing was held at 7:00 p.m. in the Council Chambers of the Urbana City Building, 400 South Vine Street. All comments received at the hearing, as well as other written comments submitted during the public review period, are included in the Annual Action Plan.

For more information regarding the City of Urbana's use of CDBG or HOME funds, contact:

Kelly H. Mierkowski, Manager, Grants Management Division, City of Urbana, Grants Management Division, at 217-384-2447 or by email: [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us).

For more information regarding use of CDBG or HOME funds in the City of Champaign, contact:

Kerri Spear, Neighborhood Programs Manager, City of Champaign, Neighborhood Services Department, at 217-403-7070. The Neighborhood Services Department email address is [NeighborhoodServices@ci.champaign.il.us](mailto:NeighborhoodServices@ci.champaign.il.us).

For more information regarding use of HOME funds in unincorporated Champaign County, contact:

Darlene Kloeppe, Social Services Director, Champaign County Regional Planning Commission, at 217-328-3313 or by email at [dkloeppe@ccrpc.org](mailto:dkloeppe@ccrpc.org).

## **EXECUTIVE SUMMARY**

### **1. Managing the Process**

The FY 2014-2015 Urbana HOME Consortium and the City of Urbana Annual Action Plan identifies housing and community development activities to be implemented during the fifth year of the five-year Consolidated Plan period. The Annual Action Plan identifies activities that will be undertaken by the City of Urbana with Community Development Block Grant (CDBG) funds during the year beginning July 1, 2014, as well as activities to be undertaken by the City of Urbana, City of Champaign, and Champaign County with HOME Investment Partnerships (HOME) funds during the same year.

The Annual Action Plan has been prepared by the City of Urbana in its dual capacity as CDBG entitlement recipient and lead entity of the Urbana HOME Consortium. The Urbana City Council Committee of the Whole reviewed the Annual Action Plan at its April 14, 2014 meeting, and the Annual Action Plan was presented for Council approval on April 21, 2014. Prior to approving the Annual Action Plan, the City of Urbana obtained concurrence from the City of Champaign and Champaign County regarding the use of HOME funds by the Consortium members.

Activities in this Annual Action Plan address strategies identified in the five-year 2010-2014 Consolidated Plan. Through its **CDBG Program**, the City of Urbana proposes to:

- Conserve housing stock through rehabilitation.
- Provide improvements necessary to remove barriers to accessibility to persons with disabilities (Access/Emergency Grants).
- Alleviate hazardous conditions that pose a threat to health and safety of residents (Access/Emergency Grants).
- Provide funds for home maintenance repair for elderly or persons with disabilities at any age, for very-low income households (Senior Repair Service Grants).
- Provide funds for property acquisition/demolition/maintenance to eliminate slum and blight, and support Affordable Housing programs with non-profits and Community Development Housing Organizations (CHDOs).
- Clearance of secondary buildings and structures that create health and safety concerns. (Clearance of Slum/Blighted Conditions)
- Support public service programs and other activities targeted toward very low-income Urbana residents.
- Sponsor special neighborhood cleanup activities in the target areas.
- Assist homeless families through the City's Transitional Housing Program.
- Provide funding, which augments the City's general revenue fund, for street, sidewalk, and streetlight improvements in targeted neighborhoods.
- Contribute funds toward the development of infrastructure on the Kerr Avenue affordable and sustainable housing project, as well as City infrastructure for neighborhood sidewalks and streetlights.

Through the **HOME Program**, the Urbana HOME Consortium members propose to:

- Provide operating funds to certified Community Housing Development Organizations (CHDOs) that develop affordable housing opportunities.
- Contribute toward projects providing homeownership of newly constructed energy efficient homes for low- and moderate-income families.
- Rehabilitate owner-occupied housing in Champaign, Urbana, and in unincorporated areas of Champaign County.
- Contribute funds for the process of planning and designing affordable, sustainable housing on City-owned property.
- Contribute toward programs that will provide homeownership units for low- and very-low income households.

The Annual Action Plan was developed by the City of Urbana in accordance with its Citizen Participation Plan, which is included as part of the Consolidated Plan. The Urbana Community Development Commission sponsored public hearings to obtain input prior to and during plan preparation. In order to encourage public participation by the broadest audience possible, the City held six public hearings and neighborhood meetings between January and March 2014 at various locations within the City in order to gain citizen input.

The Department of Housing and Urban Development (HUD) sent a Notice dated December 13, 2013 to grantees, which advised them not to submit their annual action plan until the FY 2014 formula allocations were announced, and that it may be necessary to revise their action plan before submission to HUD. It was also suggested that grantees include "contingency provision" language in their action plan that explains how the plan will be adjusted to match the actual allocation amounts, once actual amounts become known. With regard to the City's CDBG and HOME grants, all proposed activities' budgets will be proportionally increased or decreased from the estimated funding levels to match actual allocation amounts once the City is notified of its allocation before submission to HUD; the City was notified on March 18, 2014 of its CDBG and HOME grant allocations.

## **2. Objectives and Outcomes**

A summary of the Consolidated Plan Objectives and Outcomes is provided below and contains Objectives (with associated Goals as listed in Appendix D of the FY 2010-2014 City of Urbana and Urbana HOME Consortium Consolidated Plan) and the anticipated Outcomes from implementing the strategies associated with the Consolidated Plan goals.

The following Objectives and Outcomes summary serves as the framework for an outcome-based performance measurement system for the City of Urbana and Urbana HOME Consortium to monitor its progress toward meeting goals of the FY 2010-2014 Consolidated Plan. Each project identified in this Annual Action Plan provides the applicable Objectives and Outcomes. The anticipated results are provided as "Outcome Indicators."

**OBJECTIVE 1: PROVIDE A SUITABLE LIVING ENVIRONMENT**

**GOAL 6:** *Provide Support for existing agencies delivering services to homeless individuals and families and encourage expansion of local services to meet community homeless needs.*

**GOAL 7:** *Support efforts to reduce the exposure of young children to lead-based paint hazards in their homes*

**GOAL 8:** *Support infrastructure improvements in Urbana's Community Development Target Area*

**GOAL 9:** *Preserve and support Urbana's neighborhoods as vibrant places to live.*

**Outcome: Accessibility for the purpose of creating suitable living environments**

|            |   |
|------------|---|
| Strategies | Create a Suitable Living Environment by providing better access to health care in the community for low-income residents. <i>(Consolidated Social Service Funding Projects)</i>   |
|            | Create a Suitable Living Environment for owner-occupied households with incomes at or below 80% of the area median by improving infrastructure in the targeted neighborhood. <i>(Projects including Neighborhood Sidewalks &amp; Streetlights, and Kerr Subdivision Project Infrastructure)</i> |
|            | Create a Suitable Living Environment by improving the appearance of the targeted areas by reducing blight. <i>(Neighborhood Cleanup)</i>  |

**Outcome: Sustainability for the purpose of creating suitable living environments**

|            |  |
|------------|--|
| Strategies | Create Suitable Living Environment by addressing conditions that are a threat to the health and safety of homeowners and/or provide lead safe housing and making housing accessible to persons with disabilities. <i>(Emergency Grant and Access Grant)</i>  |
|            | Create Suitable Living Environment by addressing conditions that are a threat to the health and safety of homeowners and/or provide lead safe housing and housing accessible to persons with disabilities. All recipients of assistance must have household incomes at or below 50% of the area median. <i>(Senior Repair Service)</i> |
|            | Create Suitable Living Environment by providing assistance to property owners in the target area having household incomes at or below 80% Median Family Income (MFI) by removing dilapidated structures from owner-occupied property. <i>(Clearance of Slum &amp; Blighted Conditions)</i>   |

**Outcome: Sustainability for the purpose of creating suitable living environments**

|          |   |
|----------|---|
| Strategy | Create a Suitable Living Environment by providing better access to social services in the community for low-income residents. <i>(Consolidated Social Service Funding Projects)</i> |
|----------|---|

**Outcome: Affordability for the purpose of creating suitable living environments**

|          |  |
|----------|--|
| Strategy | Create a Suitable Living Environment by providing support to the existing network of local homeless services. <i>(Urbana-Champaign Continuum of Care, Council of Service Providers to the Homeless, and the Emergency Relocation Task Force)</i> |
|----------|--|

**OBJECTIVE 2: PROVIDE DECENT HOUSING**

**GOAL 1:** *Provide decent affordable housing opportunities for low- and moderate-income households.*

**GOAL 2:** *Address barriers to obtaining affordable housing*

**GOAL 3:** *Preserve and improve supply of affordable housing as a community resource.*

**GOAL 4:** *Work with Housing Authority of Champaign County (HACC) to improve conditions for residents of public housing.*

**Outcome: Affordability for the purpose of providing decent affordable housing**

**Strategies**

Provide Decent Housing by increasing capacity of Community Housing Development Organizations (CHDOs) to identify and implement programs that will provide affordable housing opportunities to recipients at or below 60% of area median income for rental and at or below 80% of the area median for homeownership). (*CHDO Home ownership/Rental programs*)

Provide Decent Housing by creating or maintaining affordable housing opportunities for households with incomes at or below 80% of the area median. (*Property Acquisition*)

Provide Decent Housing by providing an opportunity for households with incomes at or below 80% of the area median to become homeowners. (*CHDO affordable housing projects*)

Provide Decent Housing by constructing new mixed-income housing tax credit development that would include at least thirty units for residents whose household incomes are at or below 60% Median Family Income (MFI). (*Redevelopment of Urbana Townhomes & Aspen Court*)

Provide Decent Housing by providing tenant-based rental assistance to households with incomes at or below 60% of the area median, targeting those at or below 125% of the poverty line. (*Tenant Based Rental Assistance*)

Provide Decent Housing by developing new down payment assistance programs for low-income buyers. (*HOME Consortium – Acquisition Rehab; Urbana Dream Down Payment Assistance Program*)

**Outcome: Accessibility for the purpose of providing decent affordable housing.**

**Strategies**

Provide Decent Housing by providing access to services and counseling for homeless families with children to assist with transition into more permanent housing. (*Urbana Transitional Housing Program for Homeless Families with Children; Supportive Housing Program for Homeless Families in Transition*)

Provide Decent Housing by identifying programs that will provide affordable housing opportunities to income qualified recipients (at or below 60% of area median for rental and at or below 80% of the area median for homeownership). (*City Redevelopment Programs*)

Provide Decent Housing by addressing conditions that are a result of deferred maintenance through rehabilitation of homes of recipients from three income categories, at or below 30% MFI, 31-50% MFI and 51-80% MFI. Program is intended to improve the quality of the housing stock by bringing units into compliance with applicable code requirements, eliminating lead based paint hazards, and improving exterior appearance. *(Whole House Rehabilitation Program)*

**OBJECTIVE 3: Expand Economic Opportunities**

**GOAL 5:** *Support community efforts to provide services and training for low- and moderate-income residents.*

**GOAL 6:** *Provide Support for existing agencies delivering services to homeless individuals and families and encourage the expansion of local services to meet community homeless needs.*

**Outcome: Accessibility for the purpose of creating economic opportunities**

**Strategies**

Support expansion of job-training programs for low-income individuals by area social service agencies, and encourage them to conduct a review of all available programs to determine if they meet current need. *(Consolidated Social Service Funding Projects)*

Encourage appropriate area social service agencies to expand recreational, educational, and cultural opportunities and alternatives for very low-income youth and young adults. *(Consolidated Social Service Funding Projects)*

Support area providers such as the Senior Services Division of Champaign County Regional Planning Commission and Family Service of Champaign County in their efforts to provide supportive services to low-income elderly persons residing in Urbana. *(Consolidated Social Service Funding Projects)*

**3. Evaluation of Past Performance**

Based on input received during public hearings, Community Development Commission meetings and City Council meetings, funds should be set aside for future public facilities and infrastructure projects, as this will help to provide a more suitable and safe living environment. The set aside for infrastructure reconstruction and installation projects in this Annual Action Plan will also address suitable and safe living environment objectives. The demand for assistance through the Emergency, Access, and Senior Repair Programs fluctuates year-to-year. Increasing utility and maintenance costs as well as other rising housing costs place a burden on the lower income households. The City maintains a waiting list for Whole House Rehabilitation participants for which the demand remains high, due to limited funding availability. Owner-occupied housing rehabilitation programs have a positive impact for participants and help stabilize properties. Programs addressing neighborhood conditions are continuing to becoming more successful at improving the overall appearance of the target neighborhoods.

City of Urbana staff annually conducts a survey in targeted neighborhoods to identify blighted secondary structures and vacant, deteriorated buildings that need to be repaired or demolished. As part of this program, during FY 2014-2015, staff will continue to work with owners to encourage mitigation of the blighted conditions.

Property owners are also informed of the availability of City of Urbana programs for income-qualified owner-occupants that will offset the cost of abatement. This process has resulted in the removal of at least twenty-four (24) blighted structures.

The Neighborhood Newsletter is mailed two-three times each year to provide residents of the target neighborhoods notification of the available programs for assistance and to address these conditions. The City also keeps residents informed through public notices and information posted on the City website at [www.urbanaininois.us](http://www.urbanaininois.us), in the local newspaper, and on the public access television channel (UPTV).

The City's Emergency Grant and Senior Repair Service Programs provide much-needed funds that mitigate the immediate and deferred maintenance issues for those who otherwise would not be able to afford such repairs. The Access Grant Program is intended to help remove barriers to accessibility for persons with disabilities. It is available for renters or homeowners who earn less than 80% of Median Family Income to make necessary improvements. Both programs are essential elements needed to help stabilize targeted neighborhoods. In FY 2013-2014, the City and Urbana HOME Consortium Programs have assisted residents by program or location as indicated in the following table. The table also includes the expected number of residents estimated to be served during FY 2014-2015.

|   |  | <b>Number Assisted</b>                   |  |   |
|---|--|--|--|---|
| <b><i>Program Name</i></b>                                    |  | <b><i>FY 2013-2014<br/>(to date)</i></b> | <b><i>FY 2010-2014<br/>Con Plan Period Goals</i></b> | <b><i>FY 2014-2015<br/>Expected</i></b> |
| City of Urbana<br>HOME & CDBG                                 | Urbana Emergency Grant/Access Grant    | 9  | 91   | 20                                      |
|   | Urbana Whole House Rehabilitation      | 5  | 24   | 4                                       |
|   | Urbana Senior Repair Service           | 12                                       | 102  | 18                                      |
|   | Urbana Public Facilities Improvements  | 348                                      | 4665   | 933                                     |
|   | Urbana Public Services                 |  |  |   |
|   | Transitional Housing Program           | 5 families                               | 18 families  | 5 families                              |
|   | Consolidated Social Service Funding    | 458                                      | 2378   | 476                                     |
|   | Neighborhood Cleanup                   | 252                                      | 1528   | 475                                     |
|   | <hr/>                                  |  |  |   |
| HOME - City of<br>Champaign &<br>Champaign County,<br>& CHDOs | CHDO Consortium Homeownership Programs | 2  | 14   | 3                                       |
|   | Consortium TBRA (# of Households)      | 36                                       | 9  | 36                                      |
|   | Champaign - Full Home Rehabilitation   | 1  | 37   | 0                                       |
|   | Champaign - New Rental Housing Units   | 0  | 4  | 0                                       |
|   | Champaign - Rental Rehabilitation      | 0  | 0  | 0                                       |
|   | Champaign - Lot Acquisition            | 0  | 10   | 0                                       |
|   | Champaign - Acquisition Rehab          | 2  | 6  | 10                                      |
|   | County - Full Home Rehabilitation      | 2  | 8  | 2                                       |

The City and Consortium work to identify other new programs to improve property values and neighborhood appearance; however, federal funding limitations may affect the extent to which new programs can be carried out. The City of Urbana instituted a Rental Registration Program to address rental property conditions. The program is enforced on a citywide basis to ensure that all rental units are in compliance with the current property maintenance codes. This program helps stabilize neighborhoods through inspection of

rental units to ensure safe housing that complies with City codes for the tenants. During FY 2013-2014, City inspectors inspected approximately 666 dwelling units in six geographical areas of Urbana. The total number of units inspected since the program began in 2007 is 7285. The program goal is for all of the 8881 currently registered rental units in the City to be systematically inspected at least every five years to ensure compliance with the current Property Maintenance Code standards.

## **CITIZEN PARTICIPATION**

The Annual Action Plan was developed by the City of Urbana in accordance with its Citizen Participation Plan included as part of the 2010-2014 Consolidated Plan process. The Urbana Community Development Commission sponsored public hearings to obtain input prior to and during plan preparation. In order to encourage public participation by the broadest audience possible, the City held public hearings, and solicited citizen input at various times and locations throughout the City, as follows:

| <b>Date</b>     | <b>Format</b>           | <b>Target Audience</b>   | <b>Location</b>                         | <b>Morn.</b>   | <b>Eve.</b> |
|-----------------|-------------------------|--|---|----------------|-------------|
| 1/08/14         | Neighborhood Meeting    | Residents of Neighborhood, Urbana & Consortium                             | Crystal View Townhomes Community Center |                | a           |
| 1/09/14         | Public Hearing          | Social Service Agencies  | Urbana City Building                    | a              |             |
| 1/09/14         | Neighborhood Meeting    | Residents of Neighborhood, Urbana & Consortium                             | Urbana City Building                    |                | a           |
| 2/18/14         | Neighborhood Meeting    | Residents of Neighborhood, Urbana & Consortium                             | Hamilton on the Park Community Center   |                | a           |
| 3/04/14         | Neighborhood Meeting    | Residents of Neighborhood, Urbana & Consortium                             | Prairie School Library                  |                | a           |
| 2/24/14-3/25/14 | Public Review & Comment | Residents of Neighborhood, Urbana & Consortium, and all interested parties | Urbana Public Library                   | (Business Hrs) |             |
|                 |                         |  |   | a              | a           |
|                 |                         |  | City Clerk's Office                     | a              |             |
|                 |                         |  | Community Development Services Office   | a              |             |
| 3/25/14         | Public Hearing          | Residents of Urbana & Consortium and all interested parties                | Urbana City Building                    |                | a           |

### **Citizen Participation: Comments Received**

Comments received in January – March 2014 regarding the Annual Action Plan will be included in the final Annual Action Plan. Meeting minutes and attendance sheets are also included as Appendix IV to this Action Plan. In order to broaden public participation in the Consolidated Plan/Annual Action Plan process, the City provided notice of neighborhood meetings and public hearings as follows:

- Provided public notice by advertising in a local, widely-read newspaper
- Provided public notice on City Website [www.urbanaininois.us](http://www.urbanaininois.us) and UPTV
- Emailed public notice to social service agencies, media, and concerned citizens
- Posted 14-day public notice on each site where public hearing was to be held.

## **RESOURCES**

The Annual Action Plan describes activities to be undertaken by the City of Urbana with CDBG funds and by Urbana HOME Consortium members with HOME funds. It is anticipated that the City of Urbana will receive **\$386,734** in FY 2014-2015 CDBG entitlement funds; any CDBG funds remaining as of July 1, 2014 will be carried over to be expended in the coming year.

Leveraging is one of three primary objectives used by the City to determine how CDBG funds are to be used in Urbana (the other two objectives are impact on community and collaboration with other agencies). CDBG funds for infrastructure improvement activities within the targeted area will leverage other city resources and federal funds.

It is anticipated that the Urbana HOME Consortium will receive **\$754,106** in FY 2014-2015 HOME funds. These funds will require **\$160,247** in Local Match to be provided Consortium-wide. HOME funds remaining as of July 1, 2014 from uncompleted projects from previous years will be carried over and expended in the coming year.

As with the CDBG program, many HOME-assisted activities involve leveraging non-HOME funds:

- HOME funds allocated to the Community Housing Development Organizations developing owner occupied homes will be leveraged by down payment assistance provided by other agencies, material donations, volunteer participation, and monetary donation.
- The HOME Program match requirement for Consortium Members will be satisfied through a number of eligible sources, including, but not exclusively, allocation of local government funds, utilization of Carryover Match Contributions from prior years, and other non-federal funds.
- Community Housing Development Organizations will use non-Federal funds such as Illinois Affordable Housing Trust funds, funds from the Federal Home Loan Bank of Chicago, private donations, and grants to meet their HOME match requirements.

## **DESCRIPTION OF ACTIVITIES TO BE TAKEN**

See Listing of Proposed Projects (*CDBG...page 28 and HOME Program...page 35*)

## **GEOGRAPHIC DISTRIBUTION**

Since 1985, the City of Urbana has targeted its Community Development Block Grant funds to improve conditions in its Community Development Target Area, which consists of Census Tracts 53, 54, and 55 in north- and east-central Urbana. For the Program Years associated with the FY 2010-2014 Consolidated Plan, the Community Development Target Area also includes Block Group 1 of Census Tract 56. A graphic (map) depicting the expanded boundary of Community Development Target Area is attached as Appendix II. The areas of Minority Concentration are Census Tracts 51:1, 53:2, 53:3 and 53:5.

This information is provided graphically in the 2010-2014 Consolidated Plan as Map 4, in the map section of the plan.

| Urbana Community Development Target Area |             |                 |
|--|-------------|-----------------|
| CENSUS TRACT                             | BLOCK GROUP | LOW MOD INCOME% |
| <b>53</b>                                | 1           | 64.1%           |
| 53                                       | 2           | 87.4%           |
| 53                                       | 3           | 81.0%           |
| 53                                       | 5           | 76.7%           |
| <b>54</b>                                | 4           | 79.3%           |
| 54                                       | 5           | 68.7%           |
| 54                                       | 6           | 51.5%           |
| <b>55</b>                                | 1           | 91.9%           |
| 55                                       | 3           | 69.5%           |
| 55                                       | 4           | 39.4%           |
| 55                                       | 5           | 48.1%           |
| 55                                       | 6           | 61.0%           |
| <b>56</b>                                | 1           | 58.7%           |

The previous table identifies the City of Urbana Census Tracts and Block Groups contained in the expanded Target Area and the percentage of low/moderate income persons within each Block Group. These areas correlate with the Community Development Target Area map in Appendix II.

Urbana HOME Consortium funds are divided geographically based on an intergovernmental agreement among the City of Urbana, City of Champaign, and Champaign County. Within the boundaries of each entity, HOME funds are generally used to support affordable housing activities jurisdiction-wide without further geographic targeting.

## **DEVELOPING INSTITUTIONAL STRUCTURES**

Urbana staff is an acknowledged resource for information on housing and service agencies. Staff receives numerous telephone calls each week requesting information and makes referrals to appropriate housing and service agencies. These efforts will continue in the coming year, with an emphasis on increasing communication between agencies and updating information. The City will continue to utilize available Internet website applications to aid in this effort. The City recently launched the new user-friendly site with improved access to information and continually makes updates as needed. The Housing Authority of Champaign County became a Moving to Work Program and executed a Moving to Work Agreement with the U.S Department of Housing and Urban Development (HUD) on October 17, 2010.

Moving to Work (MTW) is a demonstration that provides a limited number of Public Housing Authorities with the ability to design and test innovative approaches tailored to their communities, using federal dollars more efficiently, providing increased support for families to become economic self-sufficient, and increasing housing choice for low income households. The broad flexibility to waive statute and regulations allows HACC to better serve and house residents while streamlining internal operations.

The seven-member HACC Board of Commissioners consists of two commissioners appointed by each of the Cities of Urbana and Champaign, an appointee that rotates between the two cities called a “floating” appointee, a commissioner appointed by the Champaign County Board, and a commissioner appointed from among residents of the HACC properties.

The City will work with the HACC towards the rehabilitation of Aspen Court and the redevelopment of Urbana Townhomes complex.

## **MONITORING**

The City of Urbana and the Urbana HOME Consortium will utilize monitoring standards and procedures provided in existing publications and guidebooks. Specifically, *HUD-2030-CPD Monitoring HOME Program Performance*, *Managing CDBG: A Guidebook for Grantees on Subrecipient Oversight*, and *Basically CDBG* (prepared by TONYA, Inc.) will be utilized. A key consideration in the monitoring activities will be to ensure compliance with program requirements, including the timeliness of expenditures.

The Urbana Grants Management Division staff, the Urbana Community Development Commission, and the Urbana City Council will monitor progress toward meeting Consolidated Plan goals and objectives. The Commission is appointed by the Mayor and Council to provide recommendations and oversight regarding the City's Community Development Block Grant Program, the HOME Program, and other housing-related programs. The Commission meets on a monthly basis (scheduled for the fourth Tuesday) at the Urbana City Building Complex to review staff progress toward housing goals.

The Commission recommends funding levels for the annual CDBG and HOME applications to the Urbana City Council, and reviews requests for other housing-related funds. The Grants Management Division of the City of Urbana's Community Development Services Department is responsible for monitoring all programs implemented with Community Development Block Grant and HOME program funding to ensure compliance with all regulations associated with HOME and CDBG programs.

Local building codes apply to properties assisted through the City's housing rehabilitation programs. Certified inspectors from the City's Building Safety Division enforce compliance with local building codes. Assisted properties are inspected for code violations by Building Safety staff in the initial phase of the rehabilitation process. In addition, a risk assessment inspection is completed by trained and certified staff to identify potential hazards associated with lead-based paint.

After the contract is executed and during project construction progress, rehab staff perform inspections periodically to ensure proper completion of the work. Payouts to contractors are issued only after both the rehab staff and the owner approve the work quality. Building Safety Division performs a final inspection of all the work associated with building codes and issues a Certificate of Occupancy that indicates all work is complete in accordance with local code. Final payment is issued to the contractor only after a Certificate of Occupancy is approved and the property has been tested to ensure lead-paint hazard clearance.

The City of Champaign and Champaign County will similarly monitor their HOME funded programs. Work processes and checklists are in place to ensure compliance with HOME program requirements related to housing code concerns. Subrecipients will be monitored at least once a year. Programmatic expectations regarding monitoring will be detailed in all subrecipient agreements. The Grants Management Division will submit performance reports to the appropriate funding agencies in accordance with program guidelines.

### **LEAD-BASED PAINT**

The City will continue to address lead-based paint hazard requirements. In order to be current with developing standards, City staff continues to attend workshops, review and revise the rehabilitation manual, and coordinate with contractors and environmental regulatory agencies. The Grants Management Division of the City will continue to ensure compliance with Title X lead based paint regulations. The Grants Management Division staff is committed to meeting these obligations and will do so in the most cost-effective methods available. The following list describes the measures to address lead based paint hazards the City intends to pursue in FY 2014-2015:

- Continue to work with the City of Champaign and Champaign County to address best practices in meeting lead-based paint requirements. This will include, but not be limited to, attending HUD-sponsored and EPA-sponsored lead-based paint training workshops, internet-training applications (webinars), and related HUD efforts to provide lead-based paint hazard training.
- Continue coordination with the Illinois Department of Public Health (IDPH), Division of Environmental Health, and the Champaign County Public Health District for future funding opportunities.
- Continue to sponsor educational and training events for local government, contractors, public health officials, and other concerned parties on lead-based paint concerns.
- Continue efforts to coordinate activities in meeting HUD, IDPH, and EPA lead-based paint requirements with the Building Safety Division of the City of Urbana, Community Development Services Department.

## **II. HOUSING**

### **SPECIFIC HOUSING PRIORITIES & OBJECTIVES**

Housing activities to be undertaken in FY 2014-2015 are selected based on the needs of the community, as reflected in the FY 2010-2014 Consolidated Plan and input received from citizens during public hearings and neighborhood meetings.

#### **1. Rehabilitation**

The City will provide housing rehabilitation assistance to low- and moderate-income residents of the Target Area in order to address deferred maintenance and stabilize property values. The City will also provide assistance to income-qualified residents to address health and safety hazards in their homes. Access Grant funds will be used to retrofit homes of income-qualified persons with disabilities and senior residents to remove barriers and allow for a more accessible home environment. Funding will be provided to eligible senior citizens through the Senior Repair Service Program to help defray costs of minor repairs that would otherwise become deferred maintenance.

#### **2. Homeownership**

The City will be working with local non-profit Community Housing Development Organizations (CHDO) to continue to develop affordable, energy efficient homeownership opportunities for low- and moderate-income residents. The City and CHDOs will work to augment City funds for homeownership by seeking grant funding from the Illinois Housing Development Authority, the Federal Home Loan Bank, and other sources. Any funds acquired through such grants will be used to offset the costs of developing affordable housing.

#### **3. Fostering Decent Housing**

The City will continue to work closely with the Community Reinvestment Group (CRG) in identifying and supporting efforts to increase homeownership. In conjunction with CRG and Consortium involvement with Money Smart Week, advertising and outreach will be stepped up in an effort to continue the increase in attendance to this popular annual event. The City also worked with the CRG to sponsor its Twelfth Housing Fair during FY 2013-2014, which was held on May 3, 2014 at Lincoln Square Village, Urbana.

The City of Urbana, in cooperation with the Urbana-Champaign Continuum of Care and its member agencies, periodically conducts point-in-time surveys throughout the community in order to gauge the needs of the special needs (homeless) population.

Consolidated Social Service Funding may be set aside for program activities yet to be determined which would benefit low-income Urbana residents of the CD Target Area. The Community Development Commission annually provides input to the Urbana City Council regarding priorities to be considered regarding public service funding under the CDBG portion of the Consolidated Social Service Funding (CSSF) pool.

## **NEEDS OF PUBLIC HOUSING**

City of Urbana staff has spent a significant amount of time and resources related to public housing improvements and anticipate an increased level of involvement in FY 2014-2015. City staff attends the regular meetings of the board of directors of the Housing Authority of Champaign County, and works with the Housing Authority to provide input, and foster coordination and cooperation between the two entities. The City will continue to work with the Housing Authority to identify opportunities to provide replacement-housing units to low-income residents throughout the community.

The Housing Authority was selected as a participant in the newly developing "Moving to Work" program, a program for public housing authorities (PHAs) that provides them the opportunity to design and test innovative, locally designed strategies that use Federal dollars more efficiently, help residents find employment and become self-sufficient, and increase housing choices for low-income families.

In addition to working with the Housing Authority, outreach has been targeted directly to public housing residents and Section 8 voucher holders. The Consortium will continue to work with both the Housing Authority and the voucher holders to improve the housing conditions and opportunities for these residents.

## **ADDRESSING BARRIERS TO AFFORDABLE HOUSING**

The cost of housing within the Consortium is not significantly affected by public policies. The City of Champaign, the City of Urbana, and Champaign County have policies on taxation, land use, zoning, building codes, fees, etc., which are conventional and similar to other downstate Illinois and Midwest communities. Housing costs are influenced by the large number of transient tenants and homebuyers who are attending the University of Illinois. This high demand for housing has resulted in increased housing costs, especially in the rental housing market.

Additionally, the national housing market has affected housing costs throughout the entire Consortium area. With high demand for large single-family homes on the fringes of the cities, there is very little affordable housing being built within the Consortium area. In response to the above-mentioned market influences that affect the entire Consortium, the City of Urbana has enacted the following actions to reduce any remaining barriers to affordable housing:

- The Urbana City Council periodically reviews its land development code and zoning ordinance to identify development guidelines that may unnecessarily restrict or add to housing development costs.
- The City of Urbana has not implemented incentives to develop, maintain, or improve housing that have created barriers to affordable housing.
- The City of Urbana has adopted a Human Rights Ordinance that does not allow housing discrimination based on the person's source of income. This has aided persons who are provided with housing assistance to more easily identify housing opportunities.

- Implement strategies included in the City of Urbana Analysis of Impediments to Fair Housing Choice (as updated in January of 2010). The City of Urbana's most recent Analysis of Impediments to Fair Housing Choice was adopted by the Urbana City Council in January 2010. The results of the study identified four barriers to fair housing choice, including: discrimination on the basis of a mental or physical disability, culture and language barriers, an inefficient complaint system for taking legal action against discrimination, and housing affordability issues. The City will work to educate landlords to address these barriers.
- The City of Urbana Community Development Services Department, when considering changes in housing related policies, will consider the potential impact any policy changes might have in creating barriers to affordable housing.
- The City will continue to seek and support educational and training opportunities, which focus on eliminating barriers to affordable housing.
- The City will support tenant advocacy and education efforts by agencies such as the C-U Tenant Union.
- The Urbana HOME Consortium will require that owners of projects containing five or more units will affirmatively market any City HOME-assisted unit available for rent or purchase in a manner to attract tenants without regard to race, color, national origin, sex, religion, familial status or disability. The procedures will require that owners:
  - a) Use the Equal Housing Opportunity logo in all advertising,
  - b) Display a Fair Housing poster in the rental and sales office,
  - c) Where appropriate, advertise/use media, including minority outlets, likely to reach persons least likely to apply for the housing,
  - d) Maintain files of the Project's affirmative marketing activities for five (5) years and provide access thereto to LENDER Staff,
  - e) Not refrain from renting to any participating tenant holding a Section 8 Housing Choice Voucher, except for good cause, such as previous failure to pay rent and/or to maintain a rental unit, or the tenant's violation of other terms and conditions of tenancy,
  - f) Comply with Section 8 Housing Choice Voucher Regulations when renting to any participating tenant, and
  - g) Exercise affirmative marketing of the units when vacated; and complete an Urbana HOME Consortium Affirmative Marketing Plan.

### **HOME INVESTMENT PARTNERSHIPS ACT (HOME)**

The Urbana HOME Consortium invests all HOME funds as described in §92.205(b).

### **Resale/Recapture Provisions (in accordance with 92.254):**

#### **Recapture Option - Homeownership (Direct Buyer Assistance)**

The City of Urbana, Urbana HOME Consortium members, and designated Community Housing Development Organizations agree that, to the extent allowable by law, to secure the HOME funds, an agreement with the homebuyer, as well as a mortgage and

promissory note shall be executed for any HOME funded homeownership property. Each document will include the prescribed net sales proceeds provisions for the recapture of HOME funds as outlined below. The mortgage and promissory note are to be recorded against the title to the property.

For HOME-assisted, homeownership units, wherein HOME funds are utilized to provide direct assistance to the homebuyer, the Urbana HOME Consortium members may use one of two net sales proceeds formulas to recapture HOME funds in the event that affordability requirements are not met for the full term of the affordability period due to a transfer of the property or foreclosure. The table below provides for the minimum terms of affordability based on the amount of direct assistance provided to the homebuyer:

| <b>If the total HOME investment (resale) or direct subsidy (recapture) in the unit is:</b> | <b>The period of affordability is:</b> |
|--|--|
| Under \$15,000   | 5 years                                |
| Between \$15,000 and \$40,000  | 10 years                               |
| Over \$40,000  | 15 years                               |

The amount subject to recapture is the amount of assistance directly provided to the homebuyer in the form of downpayment and closing cost assistance, or in the form of gap financing that directly enables the homebuyer to purchase the unit.

The calculations below are subject to the availability of net sales proceeds. In the case that net proceeds resulting from the transfer of a HOME assisted property are present but are not sufficient to recapture the full amount of the HOME investment and enable the homeowner to recover the amount of the homeowner’s down payment and the value of any capital improvements made by the owner since purchase, the Participating Jurisdiction will share the net proceeds. The net proceeds are the sale price minus loan repayment (other than HOME funds) and closing costs.

The net sales proceeds may be divided proportionately as set forth in one of the following mathematical formulas:

$$\frac{\text{HOME Investment}}{\text{HOME Investment} + \text{Homeowner Investment}} \times \text{Net Proceeds} = \text{Recaptured HOME Funds}$$

$$\frac{\text{Homeowner Investment}}{\text{HOME Investment} + \text{Homeowner Investment}} \times \text{Net Proceeds} = \text{Amount to homeowner}$$

**Resale Option – Other HOME Assisted Projects:**

For other HOME assisted projects, to ensure compliance with the prescribed affordability period requirements, a resale restriction will be utilized. The resale restriction shall be in effect for the duration of the prescribed affordability period based on the amount of HOME assistance provided and will transfer to any future owners of the assisted property should the property be sold before the expiration of the affordability period.

The City of Urbana, Urbana HOME Consortium members, and designated Community Housing Development Organizations agree that, to the extent allowable by law, a mortgage and promissory note and a land-use restriction agreement shall be prepared, executed and recorded against the title to the property for all other projects assisted with HOME funds as required.

The mortgage, note, and land-use restriction agreement shall include a provision restricting subsequent sales of any house to a family having income at or below 80 percent of area median family income for the period of affordability, which is determined in the HOME regulations as a function of HOME funds invested in said housing property.

The sales price of the unit shall be affordable to a reasonable range of low-income buyers, which is defined as being affordable to buyers within 10% above or below the MFI of the original homebuyer of the property, up to 80 percent of the MFI, (i.e. if this original buyer's income was 65%, the home must be affordable to buyers between 55% and 75% MFI). Individual assessment of affordability of buyers within this range shall be calculated using the industry standard PITI (principal, interest, taxes and insurance) at no more than 30 percent of the homebuyer's annual gross income. Should additional HOME investment be required to make the home affordable to the buyer, a new term of affordability will commence at the time of closing.

Affordability of the sales price shall be calculated as:

Maximum Permitted Resale Price = (Owner's Initial Sales Price/Initial AMI) x Resale Median Income

Initial Median Income is defined as the Area Median Income corresponding to a household size equivalent to 1.5 times the number of bedrooms in the Home at the time of the Owner's purchase of the home rounded to the nearest whole number.

Resale Area Median Income is defined as the Area Median Income corresponding to a household size equivalent to 1.5 times the number of bedrooms in the Home at the time of the Owner's Notice of Intent, rounded to the nearest whole number.

Affordability to the reasonable range of low-income buyers shall be calculated using the industry standard PITI (principal, interest, taxes and insurance) at no more than 30 percent of the homebuyer's income. Should additional HOME investment be required to make the home affordable to the buyer, a new term of affordability will commence at the time of closing.

The owner shall receive a fair return on his/her investment, which is defined as the homeowner's initial investment into the property at the time of purchase plus the increase in home value as a direct result of capital improvements made on the property that were financed by the homeowner. The sales proceeds will be adjusted to reflect the *value* added (not the amount invested). The value represents 50 percent of the homeowner's financial investment for capital improvements. If evidence of the amount of

investment cannot be produced, then an appraisal will be required that identifies the value of the capital improvements. Any capital improvements made without proper documentation will not be included in calculating fair return. No presumption of affordability shall be allowed in regards to resale projects.

The mortgage, note, and land-use restriction shall be recorded against the title to the property. For rental projects, the mortgage, promissory note and land-use restriction agreement shall include rent and occupancy restrictions depending upon the amount of HOME funds invested per unit and the type of project undertaken.

### **TENANT BASED RENTAL ASSISTANCE (TBRA)**

As stated in the *City of Urbana and Urbana HOME Consortium FY 2010-2014 Consolidated Plan*, the local market conditions show that the greatest concern of local renters is rent burden, where households that are housing cost burdened must pay more than 30% of their incomes for housing costs, such as rent and utilities. Extremely cost burdened households are paying more that 50% of their incomes for housing.

In the City of Urbana, eighty-four percent (84%) of extremely low-income renters and seventy-nine (79%) of very low-income renters have housing problems, mostly cost-burden. In the City of Champaign, only about 10% of the City's rental housing units are affordable to households with incomes at or below 30% MFI. Twenty-one percent (21%) of all renters are very low-income households, with 83% experience housing problems. In Champaign County, eighty-four percent (84%) of extremely low-income renters have housing problems with 81% being cost burdened. Fifty-seven percent (57%) of extremely low-income renters have housing problems with 49% being cost burdened.

Based on the local market conditions, the Urbana HOME Consortium is allocating HOME funds to provide affordable housing assistance to low-income residents of the City of Champaign. At least 90% of the assisted households will have annual incomes at or below 60% of the Area Median in accordance with HOME Regulations. The participating clients will follow a team-approved plan for achieving self-sufficiency and will make co-payments toward rent (not to exceed 30% of the household income), based on their approved self-sufficiency plan.

### **Refinancing a HOME-Funded Project**

Refinancing of a project may occur only if specifically authorized in an Annual Action Plan approved by the Urbana City Council, and then only if conditions of the refinancing are clearly stated in the Plan. To be eligible for refinancing a project must meet the following conditions:

- Refinancing cannot be the primary purpose of the HOME investment. Refinancing is only appropriate when HOME funds are loaned to rehabilitate the property for which refinancing is being requested and then only when necessary to permit or ensure continued affordability. To demonstrate that rehabilitation is the primary activity for which HOME funds have been expended in connection with the property, at least

\$5,000 per unit average in HOME funds must have been provided for rehabilitation of the property.

- The project sponsor requesting HOME funds for debt refinancing must demonstrate, and the City must confirm, that disinvestment in the property has not occurred, long-term needs of the project can be met through the refinancing, and servicing the targeted population over an extended affordability period is feasible.
- Refinancing may be approved either to maintain current affordable units or to create additional affordable units.
- Properties for which refinancing is approved may be located anywhere within the Urbana corporate limits.
- Properties for which refinancing is approved are subject to an affordability period of at least five years starting on the date the refinancing is closed.
- HOME funds cannot be used to refinance multiple-family loans made or insured by any other federal program, including but not limited to, the Community Development Block Grant Program.

### **III. HOMELESS & SPECIAL NEEDS**

#### **HOMELESS PREVENTION**

##### **1. Sources of Funds**

The City participates in the Urbana-Champaign Continuum of Care group in a cooperative effort to maximize the resources of the local municipalities (Urbana, Champaign, Champaign County, and Rantoul) and the local agencies that provide assistance to the homeless and special needs population. The activities proposed in the Annual Action Plan that are designed to address needs of homeless persons with special needs include:

- The City of Urbana CDBG budget provides an estimated **\$45,134** to support the City's Transitional Housing Program for homeless families with children. This program has been operating for over twenty years.
- The City will work with local agencies that provide services to the homeless through the Continuum of Care (Continuum) and Council of Service Providers to the Homeless (CSPH) to assist with grant applications and to help facilitate interagency cooperation in addressing and preventing chronic homelessness in the community. Both the Continuum and the CSPH regularly review and evaluate the needs of the community for homelessness and homeless prevention. One need in particular that has arisen is establishing an intact family emergency shelter in the community.
- The City may provide support to emergency and transitional shelters through the Consolidated Social Service Pool funding allocations. Obstacles to providing services to the homeless include a reduction of state and federal funding accessible to the agencies who work directly with the homeless population.

- Urbana will also continue to operate a HUD-funded Supportive Housing Program for Homeless Families in Transition, as well as the Emergency Solutions Grant program. While non-profit agencies deliver services, City staff currently administers both programs and aids in structuring strategic initiatives that enhance program opportunities.
- The Urbana HOME Consortium has collaboratively allocated HOME funds to a Tenant Based Rental Assistance (TBRA) Program that is currently operated by the Champaign County Regional Planning Commission to provide rent assistance Consortium wide.

## **2. Homelessness**

The City of Urbana, as part of the Urbana-Champaign Continuum of Care, has devised a Strategic Plan for the prevention, coordination, maintenance, and evaluation regarding services to address the issue of homelessness in Champaign County. The goals for the City of Urbana and the Urbana HOME Consortium, as outlined in the Strategic Plan include:

- Expand emergency shelter and transitional shelter beds for couples with children.
- Develop a CoC agreement with Dept. of Corrections (DOC) regarding return/release of inmates to the county.
- Inventory & maintain existing system of emergency and transitional shelter options including MHC spearheading better coordination of men's emergency/transitional shelter locations for overflow during winter months at 1st Presbyterian Church of Champaign.
- Expand emergency shelter and transitional shelter beds for couples with children.
- Develop an agreement with VA regarding veterans needing housing services.
- Provide through non-profit developers more units of multi-family rental housing affordable to extremely low- and very low-income households with children.
- Use information generated from all available county needs assessment and planning resources in evaluation of homelessness services.
- Develop focused program monitoring tool for use - Compliance and Monitoring Committee.
- Analyze highest areas of risk and do initial monitoring by 2013; Complete bi-annual reviews of CoC funded programs.

The Annual Action Plan programs combine multiple sources for a concerted effort to address the current homeless population, as well as those at risk of becoming homeless:

- The Consortium members and other local municipal agencies, as well as utilities, have created an Emergency Tenant Relocation Task Force, facilitated by the City of Urbana, to address issues that would help those households who face the need to move from their current homes or apartments because of potential disconnection of one or more utilities. The Task Force has created a referral resource list, both in English and Spanish.

### **3. Chronic Homelessness**

The City of Urbana, as part of the Urbana-Champaign Continuum of Care, helped develop the Ten Year Plan to End Chronic Homelessness in 2004. According to the vision of the Plan, "*within ten years (2014), all individuals and families facing homelessness in Champaign County will have access to a coordinated array of housing options and supports that will enable them to sustain safe and decent shelter.*"

According to the Plan, prevention of the causes of initial, prolonged, or repetitive homelessness will make a significant impact on ending chronic homelessness. Prevention often can be achieved through social service intervention or some form of immediate financial help to serve as a safety net for individual or family resources. Preventive and crisis intervention services can assist individuals and families resolve and address crisis-housing issues in ways that will prevent homelessness. Local agencies provide a wide range of services that are available to persons at risk of homelessness, including:

- Emergency rent assistance
- Financial literacy/debt management
- Employment assistance
- Legal assistance
- Home repair/rehabilitation
- Utility assistance
- Homeowner education
- Substance abuse/mental health treatment
- Domestic violence education/assistance
- Information & referral services

In addition, coordination of services provided to homeless persons facilitates efficient response, eliminates duplication of activities, highlights gaps in services, and identifies effective outcomes. Each year, the Ten Year Plan is reviewed and a strategic action plan is put into place to assist with achieving the goals listed in the overall plan for chronic homelessness.

### **4. Homelessness Prevention**

Numerous activities proposed in the Annual Action Plan are designed to address the needs of homeless persons and persons with special needs:

- The City of Urbana estimated CDBG budget includes **\$45,134** to support the City's Transitional Housing Program for homeless families with children. This program has been operating for twenty years and will remain stable for the upcoming year.
- The Urbana HOME Consortium members may allocate a portion of their share of HOME funds to a Tenant Based Rental Assistance Program through which those at risk of becoming homeless would receive priority for receiving funding in this program.

## **5. Discharge Coordination Policy**

The City of Urbana, as a participant in the Urbana-Champaign Continuum of Care, has established a policy for discharge of persons from publicly funded institutions or systems of care (such as health care facilities, foster care, or other youth facilities, or correction programs and institutions) in order to prevent such discharge resulting in homelessness for such persons.

## **EMERGENCY SOLUTIONS GRANTS (ESG)**

The Illinois Department of Commerce and Economic Opportunity (IDCEO) will be providing ESG funds from the Dept of Housing and Urban Development (HUD) to Continuums of Care who are not Emergency Solutions Grant (ESG) Recipients. The amount of funding will be provided to support Housing Prevention and Rapid Re-housing (HPRP) functions of the new program.

The Executive Committee of the Continuum of Care, of which the City of Urbana is a member, is working to establish a centralized or coordinated assessment system that will meet HUD requirements for ESG. A centralized intake process will address a HUD priority and encourage intake through shelters that can triage for client needs.

The Executive Committee has made recommendations to the full Continuum of Care for recent ESG awards; the following recommendations were approved: Forty percent (40%) of the CoC ESG award will be given to Champaign County Regional Planning Commission (CCRPC) to administer the Homeless Prevention (HP) and Rapid Re-housing (RRH) funds for rent assistance. Shelter partners will utilize a centralized intake process. This process will include a uniform screening that all shelter partners will use to screen persons for funding that includes prioritization/priority points. Shelter partners will refer persons to CCRPC for the rent assistance funding. In addition, funds will be used in support of the HMIS functions, as CCRPC is the HMIS administrator for the Continuum of Care. The remaining sixty percent (60%) will be given to the City of Urbana to administer funds to five (5) subrecipients who will carry out the shelter activities, as the award amounts to the subrecipients were less than the \$25,000 minimum threshold required by IDCEO.

The Continuum has adopted a new projects process that allows agencies to present new projects to the Continuum of Care for consideration. The procedures for the administration and operation of HMIS are already in effect through a Memorandum of Understanding (MOUs) with participating agencies.

The Executive Committee is also working to develop performance standards and evaluation outcomes for the activities assisted with ESG funds. The Monitoring & Compliance subcommittee is completing the final edits on a monitoring tool and will begin implementing its use after the Continuum approves the tool. The subcommittee will then complete desk and onsite reviews of Continuum-funded agencies on behalf of the Continuum. The Monitoring subcommittee will report on its findings to the Executive Committee. The Executive Committee is also developing policies for the funding of shelters.

## IV. OTHER ACTIONS (COMMUNITY DEVELOPMENT)

### **PRIORITY NON-HOUSING COMMUNITY DEVELOPMENT NEEDS**

The City of Urbana's community development needs and priorities are based on the needs of the community, as reflected in the FY 2010-2014 Consolidated Plan, and input received from citizens during public hearings and neighborhood meetings.

#### **1. Basis for Assigning Priority Given to Each Category of Priority Needs**

The basis for assigning priority to community development needs is a function of:

- Perceived need in the community,
- Available funding,
- Special circumstances that provide for strategic opportunities, and
- Relationship to the City's community development goals in the Comprehensive Plan

#### **2. Specific Goals and Strategies**

As indicated in the FY 2010-2014 Consolidated Plan, CDBG funds can be contributed for the following projects identified in the City's Capital Improvement Plan. These projects are *eligible* for CDBG funding, as the location of each of the projects meets HUD regulations that at least 51% of the persons benefiting from the project must be below 80% of the community's median family income:

|  | Estimated Funding | Anticipated Time Frame |
|--|-------------------|------------------------|
| Sidewalks - Division (Oakland - Thompson); Busey (south of Sunset) CT 54 | \$ 70,000         | 2010-11                |
| Division Street Reconstruction (South of Kerr)                           | \$ 225,000        | 2010-13                |
| Mathews Street Reconstruction (Church - Ellis) CT 53                     | \$ 250,000        | 2012                   |
| Kerr Project Subdivision Infrastructure CT 54                            | \$ 400,000        | 2013                   |

#### **3. Economic Development Activities**

The City is currently working to identify a developer to redevelop a site the City owns just north of the City building. The desire is for vacant or underutilized areas to become new mixed office/commercial and residential development that will create jobs, activities, and residences for the downtown. The City's Comprehensive Plan calls for the use of Tax Increment Financing to promote new development and redevelopment opportunities in the downtown area. Commercial development and redevelopment activity continues to increase, which helps to reduce the number of persons below poverty level.

The City of Urbana is involved in (non-CDBG) economic development activities through which job opportunities have been and continue to be developed in the community. In the past year, job opportunities have been created through the addition of new developments, redevelopment agreements to facilitate expansion of existing businesses, and ongoing expansion of a large hospital.

In 2013, 38 businesses opened or expanded in Urbana. The City continues to assist small businesses through utilization of business assistance programs, enterprise zone incentives, and tax increment finance incentives.

## **ANTIPOVERTY STRATEGY**

### **Reducing the number of persons below poverty level**

Urbana and Cunningham Township will again provide an estimated **\$195,000** in funding to social service agencies in the community. Most of the funded projects are designed to assist lower-income households and persons below the poverty level who reside in the City of Urbana.

City staff provides technical assistance to other non-profit organizations whose mission is to assist persons below the poverty level. City staff also serves on a number of voluntary boards and commissions, including the Champaign County Continuum of Care, Council of Service Providers to the Homeless, and the Champaign County Community Action Board, whose missions are to assist in reducing the numbers of persons below poverty level.

In the upcoming year, it is anticipated that the continuing trend of new commercial development and commercial redevelopment in the City will provide additional job opportunities, which could help reduce the number of persons below poverty level. As mentioned previously, 38 businesses opened or expanded in Urbana in 2013, creating multiple new job opportunities. The economic downturn has affected the timeline for a major building materials supplier to open a new retail store in east Urbana. However, the City will continue in its efforts in working with this company to begin the project in the near future.

As stated previously, the City is currently working to identify a developer to redevelop a site the City owns just north of the City building. The desire is for vacant or underutilized areas to become new mixed office/commercial and residential development that will create jobs, activities, and residences for the downtown.

The City's Comprehensive Plan calls for the use of Tax Increment Financing to "promote new development and redevelopment opportunities in the downtown area." Such activities are likely to result in a broad range of job opportunities in the community.

### **NON-HOMELESS SPECIAL NEEDS**

It is the goal of the City of Urbana to provide residents with special needs (i.e. elderly, persons with disabilities, person with HIV/AIDS, and persons with alcohol or other substance abuse problems) access to resources and to decent affordable housing. Through the Consolidated Social Service Funding pool, agencies that work with residents with special needs are able to access City resources.

The following is a list of agencies that have received funding through either the Consolidated Social Service Funding pool or the Public Facilities and Improvements Program in past years:

- **Family Service of Champaign County**, whose mission is to support people across the generations by providing quality human services, has received funding for their various senior programs, (i.e. Homecare, Senior Counseling & Advocacy, Meals on Wheels, Senior Transportation, and Retired Senior Volunteer Program), through Consolidated Social Service Funding.
- **Peace Meal Senior Nutrition Program**, whose mission is to provide quality meals for healthier lives and helps seniors improve their nutrition, sustain their independence and enhance the quality of their life by providing meals, fellowship, and connections to other needed services, has received funding through Consolidated Social Service Funding.
- **Persons Assuming Control of their Environment (PACE)**, which has received funding through Consolidated Social Service Funding, promotes the full participation of people with disabilities in the rights and responsibilities of society. The PACE Homeownership Coalition for People with Disabilities (Homeownership Coalition) promotes greater accessibility to homeownership for households with members who have disabilities. The group also includes many community organizations as partners and participants; the City of Urbana is member.
- **Developmental Services Center**, a non-profit organization serving developmentally disabled individuals in Champaign County, has received funding through the Public Facilities & Improvements grant for various sites, including the Clark Road facility and group homes in the community. Their mission is to enhance the lives of persons with disabilities by providing services and supports that enable them to live, work, learn, and participate in their communities.
- **Champaign Co. Regional Planning Commission, Social Services Division**, a Community Action Agency that supports the well-being and quality of life for at-risk, low-income, and underserved residents of their defined services areas and provides effective and meaningful services to increase self-sufficiency of these populations and is committed to efficient services through regional leadership in interagency cooperation, has received Consolidated Social Service Funding in the past for Court Diversion Services and Senior Services programs.
- **Community Elements**, whose mission is to educate, advocate, and help build communities of well-being by providing individuals and families a range of prevention, intervention, and mental health treatment services, has received both Consolidated Social Service Funding and CDBG Public Facilities & Improvement grant funds in the past for their homeless programs (Roundhouse & TIMES Center) and supported group homes.
- **Greater Community AIDS Project (GCAP)**, whose mission is to address the needs of those affected by HIV and AIDS, and to educate the public about HIV and AIDS, has received funding through Consolidated Social Service Funding, specifically CDBG Public Service funds.

- **Prairie Center Health System**, whose mission is to provide the highest quality of prevention, intervention, and treatment facilities for alcoholism and chemical dependence, other addictions, and associated conditions to individuals, families, and communities in east central Illinois, has received Consolidated Social Service Funding and CDBG Public Facilities & Improvement grant funds in the past.

The City also provides assistance to residents with special needs through the Access Grant program, which provides general improvements necessary to eligible renters or homeowners to remove barriers to accessibility by persons with disabilities.

### **HOUSING OPPORTUNITIES FOR PEOPLE WITH AIDS (HOPWA)**

This section is *Not Applicable*, as the City of Urbana does not receive HOPWA funding. However, several local agencies within the community receive HOPWA from the state, through the Illinois Department of Public Health (IDPH), who administers this grant.

### **OTHER NARRATIVE**

#### **Other Actions 91.220**

The City of Urbana has utilized its allocation of CDGB and HOME funds to:

- address obstacles to meeting underserved needs,
- foster and maintain decent housing,
- support public housing improvements and resident initiatives,
- address lead-based paint hazards,
- reduce the number of persons below poverty level, and
- has provided assistance in coordinating housing and service agencies.

These funded activities are noted within the previous listings and budget for FY 2014-2015 projects.

The following pages show a listing of other proposed activities and the associated budget by the City of Urbana to address HUD regulations 91.220(f):

**A. CITY OF URBANA FY 2014-2015  
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM**

A summary listing of *Goals, Strategies, and Activities* is attached for reference as Appendix II. The applicable Goal, Strategy, and Activity are included for each Project listed below.

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

Citation = FEDERAL CITATION FOR AUTHORIZATION

Environmental = ENVIRONMENTAL REVIEW STATUS

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

**Resources-Federal:**

|   |           |                |
|---|-----------|----------------|
| FY 2014-2015 Grant Allocation (estimated)     | \$        | 386,734        |
| <b>TOTAL FEDERAL RESOURCES (FY 2014-2015)</b> | <b>\$</b> | <b>386,734</b> |

**1. ADMINISTRATION (FY 2014-2015)**

**a. General Administration Activities**

|                                |    |        |
|--------------------------------|----|--------|
| Personnel – Administrative     | \$ | 61,923 |
| HOME Administrative Costs      | \$ | 5,850  |
| Other Administrative Expenses  | \$ | 9,539  |
| Goal 3, Strategy 1             |    |        |
| Citation - [24 CFR 570.206(a)] |    |        |
| Environmental – EXEMPT         |    |        |

*Total Administration Expense (CDBG Only): \$77,312 (within 20% Cap)*

**b. Affordable Housing Program**

|  |    |         |
|--|----|---------|
| <u>Program Delivery</u>  |    |         |
| Personnel  | \$ | 109,867 |
| Citation - [24 CFR 570.202(b)(9)]  |    |         |
| Environmental - EXEMPT   |    |         |
| <u>Case Preparation</u>  | \$ | 4,000   |
| Title work & front-end expenses associated with affordable housing initiatives |    |         |
| Citation - [24 CFR 570.202(b)(9)]  |    |         |
| Environmental - EXEMPT   |    |         |

*Total Program Delivery Expense (estimated) \$ 113,867*

## **2. NEW FUNDING ACTIVITIES**

### **a. Housing Activities (FY 2014-2015):**

#### **1. Emergency Grant and Access Grant**

Funds will be contributed toward two programs:

- Emergency Grants provide 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.
- Access Grants provide general improvements necessary to remove barriers to accessibility by persons with disabilities. The Access Grant Program is available for renters or homeowners who earn less than 80% of Median Family Income. All programs are available citywide and will be accomplished through contractual arrangements.

**\$60,000**

Goal 3, Strategy 1; Goal 3, Strategy 2; Goal 7, Strategy 2

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

Environmental – Emergency Grants (EXEMPT); Access Grant (CATEGORICALLY EXCLUDED, CONVERTED TO EXEMPT)

**Objective:** Create Suitable Living Environment by addressing conditions that are a threat to the health and safety of homeowners and/or provide lead safe housing and making housing accessible to persons with disabilities.

**Outcome:** Sustainability for the purpose of providing suitable living environments.

**Outcome Indicators:** Number of owner-occupied households assisted with incomes at or below 50% MFI. Number of households (persons with disabilities) assisted with incomes at or below 80%.

#### **2. Urbana Senior Repair Service**

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

**\$15,000**

Goal 3, Strategy 1

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

Environmental - EXEMPT

**Objective:** Create Suitable Living Environment by addressing conditions that are a threat to the health and safety of homeowners and/or provide lead safe housing, and housing accessible to persons with disabilities. All recipients of assistance must have household incomes below 50% of the area median.

**Outcome:** Sustainability for the purpose of providing suitable living environments.

**Outcome Indicators:** Number of rehabilitated owner-occupied units with household incomes at or below 50% MFI.

### **3. Property Acquisition in Support of New Construction and Relocation/ Clearance/Disposition Activities**

Funds will be allocated for the purchase and maintenance of properties and structures primarily in Census Tracts 53, 54, 55, and 56 Block Group 1. Projects and utilization of the properties may include the following:

- Donation to non-profit housing developers to build affordable housing.
- City sponsored rehabilitation and re-sale to qualified homebuyers.
- Donation to other organizations to support CDBG-eligible programs.

Funds may also be used for the purchase of homes previously assisted with Urbana CDBG or HOME Consortium funds subject to possible foreclosure or related events that jeopardize the project benefit to low/moderate income persons. Lots will be cleared of substandard structures, vegetation or debris as needed. 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 for the program will be properly maintained.

**\$62,421 (est.)**

Goal 1, Strategy 1; Goal 9, Strategy 1; Goal 9, Strategy 2

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

Environmental - ASSESSMENT

**Objective:** Provide Decent Housing by creating or maintaining affordable housing opportunities for households with incomes at or below 80% of the area median.

**Outcome:** Affordability for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of rehabilitated owner-occupied units with household incomes at or below 80% MFI. Number of parcels donated to CHDOs and non-profits for affordable housing development.

## **b. Public Service Activities**

### **1. Transitional Housing for Homeless Families with Children**

Funds will be contributed to the City of Urbana's transitional housing program. Three to five dwellings will be 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.

**\$28,957 (personnel)**

**\$16,177 (programming)**

Goal 1, Strategy 1; Goal 6, Strategy 1; Goal 6, Strategy 2; Goal 6, Strategy 4

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

Environmental - EXEMPT

**Objective:** Provide Decent Housing by providing housing and access to services and counseling for homeless families with children to assist with transition into more permanent housing and self-sufficiency.

**Outcome:** Accessibility for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of households assisted to prevent homelessness.

## **2. Public Service Activities - Consolidated Social Service Funding Program**

The balance of available funding at 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.

### **\$5,000**

Goal 5, Strategy 1-9; Goal 6, Strategy 1-4

Citation - [24 CFR 570.201(e)]

Environmental - EXEMPT

\*Specific programs to be determined - Social Service Funding Process.

**Objective:** Create Suitable Living Environment by providing better access to social services in the community for low-income residents.

**Outcome:** Accessibility for the purpose of providing suitable living environment.

**Outcome Indicators:** Number of persons assisted with new or improved access to a public service (estimated 5 -10).

## **3. Neighborhood Cleanup**

One-day, neighborhood cleanup activities will be held in Fall 2014 and/or Spring 2015, in the CD Target Area. Activities will include disposal of junk, debris, and recyclable metal. The program will be co-sponsored by the Urbana Public Works.

### **\$8,000 (\$10,000 total proposed, including \$2,000 Other City Funding)**

Goal 9, Strategy 1; Goal 9, Strategy 2

Citation - [24 CFR 570.201(e)]

Environmental - EXEMPT

**Objective:** Create Suitable Living Environment by improving the appearance of the targeted areas by reducing blight.

**Outcome:** Sustainability for the purpose of providing a suitable living environment.

**Outcome Indicators:** Number of households provided with a new or improved service (estimated: 500).

## **3. CARRYOVER ACTIVITIES (ESTIMATED)**

*(Following is an estimate of CDBG funding that will be carried over to FY 2014-2015 for activities previously budgeted or to utilize unobligated carryover.)*

### **a. Housing Activities**

#### **1. Property Acquisition in Support of New Construction and Relocation/ Clearance/Disposition Activities (FY13-14)**

Funds will be allocated for the purchase and maintenance of properties and structures primarily in Census Tracts 53, 54, 55, and 56 Block Group 1. Projects and utilization of the properties may include the following:

- Donation to non-profit housing developers to build affordable housing.
- City sponsored rehabilitation and re-sale to qualified homebuyers.
- Donation to other organizations to support CDBG-eligible programs.

Funds may also be used for the purchase of homes previously assisted with Urbana CDBG or HOME Consortium funds subject to possible foreclosure or related events that jeopardize the project benefit to low/moderate income persons. Lots will be cleared of substandard structures, vegetation or debris as needed. 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 for the program will be properly maintained.

**\$59,512 (estimated)**

Goal 1, Strategy 1; Goal 9, Strategy 1; Goal 9, Strategy 2

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

Environmental - ASSESSMENT

**Objective:** Provide Decent Housing by creating or maintaining affordable housing opportunities for households with incomes at or below 80% of the area median.

**Outcome:** Affordability for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of rehabilitated owner-occupied units with household incomes at or below 80% MFI. Number of parcels donated to CHDOs and non-profits for affordable housing development.

**b. Public Facilities and Improvements**

*(The following Public Facility and Improvement projects are anticipated to be carried over to FY 2014-2015; however, some of the funds may be expended before June 30, 2014, depending on schedule and weather).*

**1. Capital Improvement Projects - Kerr Avenue Sustainable Development**

Funds will to be used towards installation of infrastructure at the Kerr Avenue sustainable, affordable housing development.

**\$31,317**

Goal 8, Strategy 1; Goal 8, Strategy 2

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

Environmental – ASSESSMENT

**Objective:** Create a Suitable Living Environment by providing infrastructure access to owner-occupied households with incomes at or below 80% of the area median.

**Outcomes:** Accessibility for the purpose of providing a suitable living environment

**Outcome Indicators:** Number of households in targeted area with incomes at or below 80% MFI with improved access to public infrastructure.

**2. CITY INFRASTRUCTURE PROJECTS**

Funds will be used toward the construction or reconstruction of City infrastructure in one or more of the following projects in the City's Target areas:

|   |
|---|
| Neighborhood Sidewalks: Division (Oakland-Thompson)   |
| Neighborhood Sidewalks: Busey (south of Sunset) CT 54 |
| Division Street Reconstruction (South of Kerr)        |
| Kerr Project Subdivision Infrastructure CT 54         |

**\$17,000 (estimated)**

Goal 8, Strategy 1; Goal 8, Strategy 2

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

Environmental – ASSESSMENT

**Objective:** Create a Suitable Living Environment by providing infrastructure access to owner-occupied households with incomes at or below 80% of the area median.

**Outcomes:** Accessibility for the purpose of providing a suitable living environment

**Outcome Indicators:** Number of households in targeted area with incomes at or below 80% MFI with improved access to public infrastructure.

**3. Neighborhood Streetlight Construction**

Funds are proposed to be used to construct new streetlights or reconstruct existing streetlights in target area neighborhoods.

**\$10,000 (estimated)**

Goal 8, Strategy 1; Goal 8, Strategy 2

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

Environmental – ASSESSMENT

**Objective:** Create a Suitable Living Environment by providing infrastructure access to owner-occupied households with incomes at or below 80% of the area median.

**Outcomes:** Accessibility for the purpose of providing a suitable living environment

**Outcome Indicators:** Number of households in targeted area with incomes at or below 80% MFI with improved access to public infrastructure.

**4. Lanore/Adams/Fairlawn Multi-Use Path Project**

Funds will be used to construct a concrete sidewalk, new pedestrian lights, and landscaping for a multi-use path located in Census Tract 56, Block 1.

**\$16,021**

Goal 8, Strategy 1; Goal 8, Strategy 2

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

Environmental – ASSESSMENT

**Objective:** Create a Suitable Living Environment by providing infrastructure access to owner-occupied households with incomes at or below 80% of the area median.

**Outcomes:** Accessibility for the purpose of providing a suitable living environment

**Outcome Indicators:** Number of households in targeted area with incomes at or below 80% MFI with improved access to public infrastructure.

#### 4. Budget Summary (Projected CDBG Budget) FY 2014-2015

*CDBG BUDGET*

*FY 2014-2015*

|   |                  |
|---|------------------|
| <b>Estimated Federal Allocation (Grant)</b>   | <b>\$386,734</b> |
|   |                  |
| <b>TOTAL TO ALLOCATE (ESTIMATE)</b>   | <b>\$386,734</b> |
|   |                  |
| <b>ADMINISTRATION (20%)</b>   | <b>\$77,312</b>  |
| <b>Personnel</b>  | \$61,923         |
| <b>Other Administration (CDBG &amp; HOME)</b>   | \$15,389         |
| <b>PUBLIC SERVICE (15%) - Trans Hsg/NHD Cleanup/CSSF</b>  | <b>\$58,134</b>  |
| Transitional Housing (personnel)  | \$28,957         |
| Transitional Housing (programming)  | \$16,177         |
| Neighborhood Cleanup (\$8,000 CDBG; \$2,000 Other Funding)  | \$8,000          |
| Consolidated Social Service Fund  | \$5,000          |
| <b>AFFORDABLE HOUSING PROGRAMS</b>  | <b>\$251,288</b> |
| <b>Housing-Related Program Delivery</b>   |                  |
| Program Delivery (Personnel & misc.)  | \$109,867        |
| Case Preparation  | \$4,000          |
| <b>Housing-Related Programs</b>   |                  |
| Emergency/Access  | \$60,000         |
| Urbana Senior Repair  | \$15,000         |
| Property Acquisition/Demolition/New Construction (estimated)  | \$62,421         |
|   |                  |
| <b>TOTAL Budget FY 2014-2015 CDBG</b>   | <b>\$386,734</b> |
|   |                  |
| <b>ESTIMATED MAJOR CARRYOVER PROJECTS TOTAL</b>   |                  |
| <i>Acquisition/Demolition/New Construction (FY13-14)</i>  | <i>\$59,512</i>  |
| <i>Other Capital Improvement Projects – City Infrastructure, Neighborhood Streetlights, Lanore/Adams Multi Path, and Kerr Ave</i> | <i>\$74,338</i>  |
| <b>GRAND TOTAL CDBG PROGRAM FUNDING<br/>(FY 14-15 plus ESTIMATED Carryover)</b>   | <b>\$520,584</b> |

## **B. URBANA HOME CONSORTIUM FY 2014-2015 HOME INVESTMENT PARTNERSHIPS PROGRAM**

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The applicable Goal, Strategy, and Activity are included for each of the Projects listed below.

The following terms and abbreviations are used throughout the Annual Action Plan:  
Citation = FEDERAL CITATION FOR AUTHORIZATION  
Environmental = ENVIRONMENTAL REVIEW STATUS

### Resources-Federal

|                              |                              |
|------------------------------|------------------------------|
| <b>2014-2015 HOME Grant:</b> | <b>\$754,106</b>             |
| <b>Program Income Funds:</b> |                              |
| <b>City of Urbana</b>        | <b>\$ 60,000 (estimated)</b> |
| <b>City of Champaign</b>     | <b>\$ 24,500 (estimated)</b> |

### Resources-Other

**Local Match HOME: \$ 160,248**

***TOTAL Estimated HOME* *\$998,854***

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## **1. ADMINISTRATION (10% SET-ASIDE, NO MATCH REQUIREMENT)**

**FY 14-15 Allocation: **\$75,410.60****

### Administration Activities:

- Personnel
- Supplies and other expenses
- Citation - [24 CFR 92.206(d)]
- Environmental – EXEMPT

***TOTAL EXPENSE* *\$75,410.60***

**2. COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS**  
**(CHDO) RESERVE SET-ASIDE (15<sup>1</sup>% SET-ASIDE IS REQUIRED EACH**  
**YEAR, MATCH PROVIDED BY CHDO)**

**FY 14-15 TOTAL Allocation Available Minimum: \$ 113,115.90**

**CHDO Reserve Funds**

CHDO Reserve funds in the amount of 15% of the total annual allocation are being set aside to be allocated to certified Urbana Consortium CHDO or CHDOs whose proposed project(s) meet project readiness requirements. In order to meet project readiness requirements, the CHDO project(s) receiving reserve allocation(s) must be able to begin construction within one year from the date of execution of the agreement.

Staff is continuing to work to identify feasible projects in the Consortium area, and a rolling CHDO Project application process is currently underway.

**\$113,115.90 HOME (\$28,279 Match must be provided by CHDO)**

*TOTAL EXPENSE*

*\$ 113,115.90*

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<sup>1</sup> HUD requires that 15% of the grant funds awarded to a Participating Jurisdiction be set aside for CHDO Projects.

**3. COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS**  
**(CHDO) OPERATING SET-ASIDE** *(5% Maximum Set-Aside, No Match Requirement)*

**FY 14-15 Total Allocation Available Maximum:        \$37,705.30**

Funds will be allocated to locally certified CHDOs for eligible operating expenses that support the capacity building efforts of the organization and that are likely to lead to its fiscal independence and stability.

*Goal 1, Strategy 1; Goal 1, Strategy 2; Goal 3, Strategy 1*

Citation - [24 CFR 92.208(a)]

Environmental - EXEMPT

**Objective:** Provide Decent Housing by increasing capacity of Community Development Housing Organizations to identify and implement programs that will provide affordable housing opportunities to income-qualified recipients (at or below 60% of area median for rental and at or below 80% of the area median for homeownership).

**Outcome:** Affordability for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of households assisted through two Community Housing Development Organizations.

**Total CHDO Operating Expense:                        \$37,705.30**

#### **4. CITY OF CHAMPAIGN**

**FY 14-15 Allocation:                   \$ 279,773.33**  
**Match Required:   \$ 69,943**

##### **1. Tenant Based Rental Assistance Program.**

HOME funds will be used to provide affordable housing assistance to low-income residents of the City of Champaign. At least 90% of the assisted households will have annual incomes at or below 60% of the Area Median in accordance with HOME Regulations. The participating clients follow a team-approved plan for achieving self-sufficiency and make co-payments toward rent (not to exceed 30% of the household income), based on their approved self-sufficiency plan.

##### **\$90,000 HOME**

Goal 2, Strategy 2, Activity 1

Citation - [24 CFR 92.209]

Environmental – EXEMPT

**Objective:** Provide decent housing by creating affordable housing opportunities for households with annual incomes at or below 80% of Area Median, of which 90% will be at or below 60% of the Area Median).

**Outcome:** Affordability for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of tenants maintaining affordable rental units at or below 60% of Area Median.

##### **2. Neighborhood Revitalization Program**

Funds may be allocated to new or existing programs, such as the Acquisition-Rehab, Full Home Improvement Program, or Lot Acquisition programs, to promote revitalization efforts of targeted neighborhoods. The areas identified may be included in the Neighborhood Wellness Plan or in specific neighborhood plans (i.e. Beardsley Park, Bristol Park, and Burch Village Area Redevelopment) to further goals identified in the plans.

##### **\$177,632 HOME; \$24,500 Estimated Program Income**

Goal 3, Strategy 3 & 6

Citation – [24 CFR 92.206(d)]

Environmental – Non-Exempt/Non-Categorically Excluded

**Objective:** Provide Decent Housing by creating affordable housing opportunities for households with incomes at or below 80% of the area median.

**Outcome:** Affordability for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of units affordable owner occupied units purchased and/or rehabbed. Amount of funding leveraged through local match.

## **5. CHAMPAIGN COUNTY**

**FY 14-15 Allocation:                   \$ 89,738.61**  
**Match Required: \$ 22,435**

HOME Program funds may be allocated to one or more of the following programs:

### **1. 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 that the primary program focus will be on single-family owner-occupied rehabilitation.

Goal 1, Strategy 1 & 2; Goal 2, Strategy 1-4 & 6

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

Environmental – Assessment Required; Recapture

**Objective:** Provide Decent Housing by addressing conditions that are a result of deferred maintenance through rehabilitation of homes of recipients from three income categories, at or below 30% MFI, 31-50% MFI and 51-80% MFI.

Program is intended to improve the quality of the housing stock by bringing units into compliance with applicable code requirements, eliminating lead based paint hazards, and improving exterior appearance.

**Outcome:** Sustainability for the purpose of providing decent housing.

**Outcome Indicators:** Number of owner-occupied households assisted at or below 30% MFI. Number of owner-occupied households assisted at 31-50% MFI. Number of owner-occupied households assisted at 51-80% MFI. Amount of funding leveraged through local match.

### **2. Tenant Based Rental Assistance Program.**

HOME funds will be used to provide affordable housing assistance to low-income residents of the Urbana Consortium area in the City of Urbana, City of Champaign and in unincorporated Champaign County. Assisted households will have annual incomes at or below 60% of the Area Median in accordance with HOME Regulations. The participating clients follow a team-approved plan for achieving self-sufficiency and make co-payments toward rent (not to exceed 30% of the household income), based on their approved self-sufficiency plan.

**\$89,738.61 HOME**

Goal 2, Strategy 2, Activity 1

Citation - [24 CFR 92.209]

Environmental – EXEMPT

**Objective:** Provide decent housing by creating affordable housing opportunities for households with annual incomes at or below 80% of Area Median, of which 90% will be at or below 60% of the Area Median).

**Outcome:** Affordability for the purpose of providing decent affordable housing.

**Outcome Indicators:** Number of tenants maintaining affordable rental units at or below 60% of Area Median.

## **CITY OF URBANA**

**FY 14-15 Allocation: \$ 158,362.26**

**Match Required: \$ 39,591**

### **1. Owner-Occupied Housing Rehabilitation**

Funds will be allocated for the rehabilitation of four-seven (4-7) units, including grants and deferred-payment loans in the amount of \$25,000-\$28,000 per household that are intended to address code deficiencies, major renovation needs, relocation expenses and lead-based paint concerns.

Goal 1, Strategy 1 & 2; Goal 2, Strategy 1-4 & 6

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

Environmental – Assessment Required

Recapture

**\$158,362.26 HOME**

**Objective:** Provide Decent Housing to owner occupants by addressing conditions that are a result of deferred maintenance through rehabilitation of homes of recipients from two income categories, at or below 50% MFI and between 51-80% MFI. Program is intended to improve the quality of the housing stock by bringing units into compliance with applicable code requirements, eliminating lead based paint hazards, and improving exterior appearance.

**Outcome:** Sustainability for the purpose of providing decent housing.

**Outcome Indicators:** Number of owner-occupied households assisted at or below 50% MFI. Number of owner-occupied households assisted at 51-80% MFI. Total amount of households served. Amount of funding leveraged through local match.

### **2. City Redevelopment Programs**

Funds, including carryover funds, may be allocated to programs such as Down Payment Assistance, Acquisition-Rehab, Purchase-Rehab-Resale, Rental Rehab, Kerr Avenue Sustainable Development, Lot Acquisition/Demolition, and/or other programs currently under development or may be proposed that further the affordable housing goals and mission of the City, Council, and Grants Management Division. Programs must comply with applicable local, state and federal regulations, including but not limited to HOME regulations.

Goal 2, Strategy 1

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

Environmental – Assessment Required

**Objective:** Provide Decent Housing by creating affordable housing opportunities for households with incomes at or below 80% of the area median.

**Outcome:** Sustainability for the purpose of providing decent housing.

**Outcome Indicators:** Number of owner-occupied households assisted at or below 50% MFI. Number of owner-occupied households assisted at 51-80% MFI. Total amount of households served. Amount of funding leveraged through local match.

## **7. HOME PROGRAM BUDGET SUMMARY**

|  |           | <b>2013-2014</b>    | <b>Comments</b>   |
|--|-----------|---------------------|---|
| <b>Program Area</b>  |           | <b>Budget</b>       |   |
| <b>FY 14-15 HOME Grant Allocation</b>                            |           | <b>\$754,106</b>    | Estimated allocation  |
| <b>Program Income</b>  | \$24,500  |                     | Estimated   |
| <b>Total Match Required</b>                                      | \$160,247 |                     | May be Cash Match or Match<br>Accrued over previous years         |
| <b>TOTAL HOME FUNDS</b>  |           | <b>\$754,106</b>    |   |
| FY 14-15 Administration 10% of Grant                             |           | \$75,410            | No match required   |
| <b>CHDO Project Funds (15%)</b>                                  |           | \$113,115.90        | \$28,279 match required, not yet<br>awarded                       |
| <b>CHDO Operating (5%)</b>                                       |           | \$37,705.30         | No match required, not yet<br>awarded                             |
| <b>Funds Remaining for Consortium<br/>Split, Detailed Below:</b> |           | <b>\$527,874.20</b> |   |
| <b>City of Champaign Portion – 54.91%</b>                        |           |                     |   |
| TBRA   |           | \$90,000            |   |
| Neighborhood Revitalization                                      |           | \$189,776.33        |   |
| Program Income (\$24,500 estimate)                               |           |                     | Program income received will be<br>credited to TBRA Programs      |
| <b>TOTAL</b>   |           | <b>\$279,776.33</b> | \$69,943 match required   |
| <b>County Portion – 12.61%</b>                                   |           |                     |   |
| TBRA   |           | \$89,738.61         |   |
| Housing Rehabilitation   |           |                     |   |
| Program Income (\$0 estimate)                                    |           |                     | Program income received, if any,<br>will be credited to TBRA      |
| <b>TOTAL</b>   |           | <b>\$89,738.61</b>  | \$22,435 match required   |
| <b>Urbana Portion – 32.48%</b>                                   |           |                     |   |
| Whole House Rehabilitation                                       |           | \$158,362.26        |   |
| City Redevelopment Program                                       |           |                     |   |
| Program Income (\$60,000 estimate)                               |           |                     | Program income will be credited<br>towards housing rehabilitation |
| <b>TOTAL</b>   |           | <b>\$158,362.26</b> | \$39,591 match required   |

**Funds Available**

# **APPENDIX I**

## **TABLES**

**Table 3A – Summary of Specific Annual Objectives**

**Table 3B – Annual Affordable Housing Completion Goals**

**Table 3C – Consolidated Plan Listing of Projects**

**Table 3a - Summary of Specific Annual Objectives**

**Grantee Name: City of Urbana**

| <b>Availability/Accessibility of Decent Housing (DH-1)</b> |   |                        |                        |  |                        |                      |                          |
|--|---|------------------------|------------------------|--|------------------------|----------------------|--------------------------|
| <b>Specific Annual Objective</b>                           |   | <b>Source of Funds</b> | <b>Year</b>            | <b>Performance Indicators</b>  | <b>Expected Number</b> | <b>Actual Number</b> | <b>Percent Completed</b> |
| <b>DH 1.1</b>  | Transitional Housing for Homeless Families with Children: Funds will be contributed to the City of Urbana's transitional housing program; 3-5 dwellings will be available for homeless families with children.                              | CDBG                   | 2010                   | Number of households assisted to prevent homelessness.   | 6                      | 5                    | 83 %                     |
|  |   |                        | 2011                   |  | 6                      | 5                    | 83%                      |
|  |   |                        | 2012                   |  | 6                      | 6                    | 100%                     |
|  |   |                        | 2013                   |  | 6                      | 3                    | 100%                     |
|  |   |                        | 2014                   |  | 4                      |                      | %                        |
|  |   |                        | <b>MULTI-YEAR GOAL</b> |  |                        |                      |                          |
| <b>Affordability of Decent Housing (DH-2)</b>              |   |                        |                        |  |                        |                      |                          |
| <b>DH 2.1</b>  | Lot Acquisition: Funds will be used for the purchase and maintenance of properties and structures primarily in Census Tracts 53, 54, & 55.  | CDBG                   | 2010                   | Number of rehabilitated owner-occupied units with household incomes at or below 80% MFI; Number of parcels donated to CHDOs and non-profits. | 1                      | 0                    | 0%                       |
|  |   |                        | 2011                   |  | 3                      | 1                    | 33%                      |
|  |   |                        | 2012                   |  | 2                      | 2                    | 100 %                    |
|  |   |                        | 2013                   |  | 3                      | 3                    | 100%                     |
|  |   |                        | 2014                   |  | 3                      |                      | %                        |
|  |   |                        | <b>MULTI-YEAR GOAL</b> |  |                        |                      |                          |
| <b>DH 2.2</b>  | Property Acquisition (carryover): Funds will be used for the purchase and maintenance of properties and structures primarily in Census Tracts 53, 54, 55, and 56 Block 1.   | CDBG                   | 2010                   | Number of rehabilitated owner-occupied units with household incomes at or below 80% MFI. Number of parcels donated to CHDOs and non-profits. | 3                      | 1                    | 33%                      |
|  |   |                        | 2011                   |  | 3                      | 2                    | 66%                      |
|  |   |                        | 2012                   |  | 3                      | 3                    | 100%                     |
|  |   |                        | 2013                   |  | 3                      | 3                    | 100 %                    |
|  |   |                        | 2014                   |  | 3                      |                      | %                        |
|  |   |                        | <b>MULTI-YEAR GOAL</b> |  |                        |                      |                          |
| <b>DH 2.3</b>  | Un-programmed CHDO Reserve Set-Aside fund: Funds will be provided to eligible CHDO projects proposed by an organization that has demonstrated success in creating affordable housing opportunities and utilized funding in a timely manner. | HOME                   | 2010                   | Number of households assisted.   | 1-3                    | 0                    | 0%                       |
|  |   |                        | 2011                   |  | 2                      | 1                    | 50%                      |
|  |   |                        | 2012                   |  | 4                      | 3                    | 75%                      |
|  |   |                        | 2013                   |  | 4                      | 4                    | 100%                     |
|  |   |                        | 2014                   |  | 3                      |                      | %                        |
|  |   |                        | <b>MULTI-YEAR GOAL</b> |  |                        |                      |                          |
| <b>DH 2.4</b>  | CHDO Operating Set-Aside: Funds are allocated to locally certified CHDOs for eligible operating expenses that support the capacity building efforts.  | HOME                   | 2010                   | Number of CHDOs assisted.  | 3                      | 0                    | 0 %                      |
|  |   |                        | 2011                   |  | 3                      | 2                    | 66%                      |
|  |   |                        | 2012                   |  | 2                      | 2                    | 100%                     |
|  |   |                        | 2013                   |  | 2                      | 1                    | 50%                      |
|  |   |                        | 2014                   |  | 1                      |                      | %                        |
|  |   |                        | <b>MULTI-YEAR GOAL</b> |  |                        |                      |                          |
| <b>DH 2.5</b>  | City of Champaign Tenant-Based Rent Assistance (TBRA): HOME funds will be used to provide affordable housing assistance to low-income residents of the City of Champaign.   | HOME                   | 2010                   | Number of tenants maintaining affordable rental units at or below 60% of AMI.  | 12                     | 9                    | 75 %                     |
|  |   |                        | 2011                   |  | 12                     | 12                   | 100%                     |
|  |   |                        | 2012                   |  | 12                     | 12                   | 100%                     |
|  |   |                        | 2013                   |  | 12                     | 12                   | 100%                     |
|  |   |                        | 2014                   |  | 12                     |                      | %                        |
|  |   |                        | <b>MULTI-YEAR GOAL</b> |  |                        |                      |                          |

**Affordability of Decent Housing (DH-2) - continued**

| Specific Annual Objective                      |  | Source of Funds | Year                   | Performance Indicators         | Expected Number | Actual Number | Percent Completed |
|--|--|-----------------|------------------------|--------------------------------|-----------------|---------------|-------------------|
| <b>DH 2.6</b>                                  | City of Champaign Neighborhood Revitalization Program: Funds may be allocated to existing programs, such as Acquisition-Rehab or Lot Acquisition programs, to promote revitalization efforts of targeted neighborhoods.                                  | HOME            | 2010                   | Number of units                | 20              | 0             | %                 |
|  |  |                 | 2011                   | affordable owner               | 12              | 10            | 83%               |
|  |  |                 | 2012                   | occupied units purchased       | 12              | 3             | 25%               |
|  |  |                 | 2013                   | and/or rehabbed.               | 6               | 7             | 116 %             |
|  |  |                 | 2014                   |                                | 6               |               | %                 |
|  |  |                 | <b>MULTI-YEAR GOAL</b> |                                |                 |               |                   |
| <b>DH 2.7</b>                                  | Champaign County Housing Rehabilitation: Funding will be used to provide rehabilitation assistance to both investor-owned properties, as well as single-family owner-occupied projects.  | HOME            | 2010                   | Number of owner-               | 5               | 1             | 20 %              |
|  |  |                 | 2011                   | occupied households            | 3               | 0             | 0%                |
|  |  |                 | 2012                   | assisted at or below 30%       | 3               | 2             | 66%               |
|  |  |                 | 2013                   | MFI, 31-50% MFI, and           | 1               | 0             | 0%                |
|  |  |                 | 2014                   | 51-80% MFI.                    | 0               |               | %                 |
|  |  |                 | <b>MULTI-YEAR GOAL</b> |                                |                 |               |                   |
| <b>DH 2.8</b>                                  | Champaign County Program Delivery: Champaign County will allocate a portion of its funds for staffing and overhead expenses related to its housing rehabilitation program.   | HOME            | 2010                   | Number of assisted owner-      | 3               | 1             | 33%               |
|  |  |                 | 2011                   | occupied households w/         | 3               | 0             | 0%                |
|  |  |                 | 2012                   | income at or below 80%.        | 3               | 2             | 66%               |
|  |  |                 | 2013                   |                                | 1               | 0             | 0%                |
|  |  |                 | 2014                   |                                | 1               |               | %                 |
|  |  |                 | <b>MULTI-YEAR GOAL</b> |                                |                 |               |                   |
| <b>DH 2.9</b>                                  | Tenant-Based Rent Assistance (TBRA): HOME funds will be used to provide affordable housing assistance to low-income residents of the HOME Consortium area.   | HOME            | 2010                   | Number of tenants              | 10-15           | 12            | 100%              |
|  |  |                 | 2011                   | maintaining affordable         | 12              | 12            | 100 %             |
|  |  |                 | 2012                   | rental units at or below       | 12              | 12            | 100%              |
|  |  |                 | 2013                   | 60% of AMI.                    | 12              | 12            | 100%              |
|  |  |                 | 2014                   |                                | 12              |               | %                 |
|  |  |                 | <b>MULTI-YEAR GOAL</b> |                                |                 |               |                   |
| <b>Sustainability of Decent Housing (DH-3)</b> |  |                 |                        |                                |                 |               |                   |
| <b>DH 3.1</b>                                  | Urbana Owner-Occupied Housing Rehabilitation: Funds will be allocated for the rehabilitation of units, including grants and deferred-payment loans in the amount of \$25,000-\$28,000 per household that are intended to address code deficiencies, etc. | HOME            | 2010                   | Number of owner-occupied       | 4-7             | 6             | 100%              |
|  |  |                 | 2011                   | households assisted at or      | 4-7             | 5             | %                 |
|  |  |                 | 2012                   | below 50% MFI & 51-80%         | 4-7             | 7             | %                 |
|  |  |                 | 2013                   | MFI. Amt. of funding           | 4-7             | 6             | %                 |
|  |  |                 | 2014                   | leveraged through local match. | 4-8             |               | %                 |
|  |  |                 | <b>MULTI-YEAR GOAL</b> |                                |                 |               |                   |
| <b>DH 3.2</b>                                  | Urbana 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.   | HOME            | 2010                   | Number of owner-occupied       | 4-7             | 6             | 100%              |
|  |  |                 | 2011                   | households assisted at or      | 4-7             | 5             | 100%              |
|  |  |                 | 2012                   | below 50% MFI, and 51-         | 4-8             | 7             | 100%              |
|  |  |                 | 2013                   | 80% MFI.                       | 4-8             | 6             | 50%               |
|  |  |                 | 2014                   |                                | 4-8             |               | %                 |
|  |  |                 | <b>MULTI-YEAR GOAL</b> |                                |                 |               |                   |

|   |  |               |                        |   |         |     |      |
|---|--|---------------|------------------------|---|---------|-----|------|
| <b>DH3.3</b>  | Kerr Avenue Sustainable Development: HOME funds are set aside to be used in conjunction with the redevelopment of the City-owned property at 401 East Kerr Avenue into an affordable, energy efficient sustainable housing development.                              | HOME/<br>CDBG | 2010                   | Number of housing units available to low-income households (at or below 80% MFI). Number of households in targeted area w/ incomes at or below 80% MFI with improved access to public infrastructure. | 0       | 0   | 0%   |
|   |  |               | 2011                   |   | 0       | 0   | 0%   |
|   |  |               | 2012                   |   | 35-45   | 0   | 0%   |
|   |  |               | 2013                   |   | 35-45   | 0   | 0%   |
|   |  |               | 2014                   |   | 0       |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |
| <b>DH 3.4</b>   | Rental Rehabilitation: Funding may be used to assist in the renovation of eligible rental properties in the City of Urbana.  | HOME          | 2010                   | Number of affordable housing units assisted with households below 60% of AMI.   | -       | -   | %    |
|   |  |               | 2011                   |   | 11      | 11  | 100% |
|   |  |               | 2012                   |   | -       | -   | %    |
|   |  |               | 2013                   |   | -       |     | %    |
|   |  |               | 2014                   |   |         |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |
| <b>Availability/Accessibility of Suitable Living Environment (SL-1)</b>             |  |               |                        |   |         |     |      |
| <b>SL 1.0</b>   | Community Elements: Funds will be used to install upgrades in the bathroom of each unit (vanities and medicine cabinets), vinyl flooring in bathroom/kitchen/entryway of each apartment, and exterior painting of the siding at the Elm Street Supported Apartments. | CDBG          | 2010                   | Number of persons who will benefit from this project, with increased access to this shelter.  | 8       | 8   | %    |
|   |  |               | 2011                   |   | 0       | 0   | %    |
|   |  |               | 2012                   |   | 8       | 8   | %    |
|   |  |               | 2013                   |   | 8       |     | %    |
|   |  |               | 2014                   |   | 0       |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |
| <b>Availability/Accessibility of Suitable Living Environment (SL-1) - continued</b> |  |               |                        |   |         |     |      |
| <b>SL 1.5</b>   | Urbana Neighborhood Connections Center: Funds will be used to renovate flooring in the Center located in Urbana. Two areas to be replaced include the central assembly area and the computer lab floors.   | CDBG          | 2010                   | Number of persons who will benefit from this project, with increase access to this program.   | 0       | 0   | %    |
|   |  |               | 2011                   |   | 150     | 150 | 100% |
|   |  |               | 2012                   |   | 150     | 150 | 100% |
|   |  |               | 2013                   |   | 150     |     | %    |
|   |  |               | 2014                   |   | 0       |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |
| <b>SL 1.6</b>   | City Infrastructure Projects: Funds will be used toward the construction of reconstruction of City infrastructure in one or more projects in the City's Target areas.  | CDBG          | 2010                   | Number of households in targeted areas with incomes at or below 80% MFI with improved access to public infrastructure   | 0       | 0   | %    |
|   |  |               | 2011                   |   | 100     | 100 | 100% |
|   |  |               | 2012                   |   | 100-200 | 100 | 100% |
|   |  |               | 2013                   |   | 100-200 |     | %    |
|   |  |               | 2014                   |   | 100-200 |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |
| <b>SL 1.7</b>   | Consolidated Social Service Funding/Public Service Activities: The balance of available funding at 15% of the current entitlement will be allocated for program activities TBD which would benefit low-income residents in CD Target areas.                          | CDBG          | 2010                   | Number of persons assisted with new or improved access to a public service.   | 300     | 267 | 89%  |
|   |  |               | 2011                   |   | 300     | 300 | 100% |
|   |  |               | 2012                   |   | 300     | 300 | 100% |
|   |  |               | 2013                   |   | 300     |     | %    |
|   |  |               | 2014                   |   | 300     |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |
| <b>SL 1.8</b>   | Neighborhood Sidewalks: Funds are proposed to be used to construct new sidewalks or reconstruct existing sidewalks in target area neighborhoods.   | CDBG          | 2010                   | Number of households in targeted area w/ incomes at or below 80% MFI with improved access to public infrastructure.   | 50      | 0   | %    |
|   |  |               | 2011                   |   | 50      | 0   | %    |
|   |  |               | 2012                   |   | 50      | 25  | 50%  |
|   |  |               | 2013                   |   | 50      |     | %    |
|   |  |               | 2014                   |   | 50      |     | %    |
|   |  |               | <b>MULTI-YEAR GOAL</b> |   |         |     |      |

|   |   |      |                                      |   |   |                          |                                  |
|---|---|------|--------------------------------------|---|---|--------------------------|----------------------------------|
| <b>SL 1.9</b>   | Neighborhood Streetlight Construction: Funds are proposed to be used to construct streetlights or reconstruct existing streetlights in target area neighborhoods.   | CDBG | 2010<br>2011<br>2012<br>2013<br>2014 | Number of households in targeted area w/ incomes at or below 80% MFI with improved access to public infrastructure.                             | 50<br>50<br>50<br>100<br>100            | 0<br>0<br>0              | %<br>%<br>%<br>%<br>%            |
| <b>MULTI-YEAR GOAL</b>                                      |   |      |                                      |   |   |                          | %                                |
| <b>Sustainability of Suitable Living Environment (SL-3)</b> |   |      |                                      |   |   |                          |                                  |
| <b>SL 3.1</b>   | Access Grant & Emergency Grant programs: Funds will be contributed to two programs: (1) Providing repairs necessary to alleviate hazardous conditions; and (2) General improvements necessary to remove barriers to accessibility by persons with disabilities. | CDBG | 2010<br>2011<br>2012<br>2013<br>2014 | Number of owner-occupied households w/ incomes at or below 50% MFI. Number of households w/ incomes (persons with disabilities) at or below 80% | AG,EG/GLO: 15/2<br>15<br>15<br>15<br>15 | 15<br>16<br>10<br>7      | 100%<br>106%<br>67%<br>47%<br>%  |
| <b>MULTI-YEAR GOAL</b>                                      |   |      |                                      |   |   |                          | %                                |
| <b>SL 3.2</b>   | Urbana Senior Repair Service: Funds will be contributed to a citywide home maintenance repair for very low-income homeowners 62 yo or older and for very low-income homeowners w/ disabilities (any age). Household income <50% MFI.                            | CDBG | 2010<br>2011<br>2012<br>2013<br>2014 | Number of rehabilitated owner-occupied units with household incomes at or below 50% MFI.  | 20<br>20<br>20<br>20<br>20              | 34<br>18<br>19<br>12     | 170%<br>90%<br>95%<br>60%<br>%   |
| <b>MULTI-YEAR GOAL</b>                                      |   |      |                                      |   |   |                          | %                                |
| <b>SL 3.3</b>   | Neighborhood Cleanup: One-day, neighborhood cleanup activities will be held in Fall 2013 and Spring 2014, in the CD Target Area. Activities will include disposal of junk, debris, and recyclable metal. Co-sponsored with Urbana PWD.                          | CDBG | 2010<br>2011<br>2012<br>2013<br>2014 | Number of households provided with a new or improved service.   | 500<br>500<br>500<br>500<br>500         | 500<br>500<br>500<br>232 | 100%<br>100%<br>100%<br>46%<br>% |
| <b>MULTI-YEAR GOAL</b>                                      |   |      |                                      |   |   |                          | %                                |
| <b>SL 3.4</b>   | Clearance of Slum and Blighted Conditions (carryover): Funds will be used for clearance of secondary buildings and structures that create health and safety concerns.   | CDBG | 2010<br>2011<br>2012<br>2013<br>2014 | Number of blighted structures removed.  | 1<br>1-3<br>1-3<br>1-3<br>1-3           | 1<br>1<br>1<br>0         | 100%<br>100%<br>100%<br>0%<br>%  |
| <b>MULTI-YEAR GOAL</b>                                      |   |      |                                      |   |   |                          | %                                |

**Table 3B**  
**ANNUAL AFFORDABLE HOUSING COMPLETION GOALS**

| Grantee Name: City of Urbana<br>Program Year: FY 2013-2014             | Expected Annual<br>Number of Units<br>To Be Completed | Actual Annual<br>Number of Units<br>Completed | Resources used during the period    |                                     |                          |                          |
|--|---|---|-------------------------------------|-------------------------------------|--------------------------|--------------------------|
|  |   |   | CDBG                                | HOME                                | ESG                      | HOPWA                    |
| <b>BENEFICIARY GOALS<br/>(Sec. 215 Only)</b>                           |   |   |                                     |                                     |                          |                          |
| Homeless households  | 24  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| Non-homeless households  | 40  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| Special needs households   | 0-11  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <b>Total Sec. 215 Beneficiaries*</b>                                   | 64-75   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <b>RENTAL GOALS<br/>(Sec. 215 Only)</b>                                |   |   |                                     |                                     |                          |                          |
| Acquisition of existing units  | 0   |   | <input type="checkbox"/>            | <input type="checkbox"/>            |                          | <input type="checkbox"/> |
| Production of new units  | 0   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          | <input type="checkbox"/> |
| Rehabilitation of existing units                                       | 4-7   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| Rental Assistance  | 20-24   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          | <input type="checkbox"/> |
| <b>Total Sec. 215 Affordable Rental</b>                                | 24-31   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <b>HOME OWNER GOALS<br/>(Sec. 215 Only)</b>                            |   |   |                                     |                                     |                          |                          |
| Acquisition of existing units  | 10  |   | <input type="checkbox"/>            | <input type="checkbox"/>            |                          |                          |
| Production of new units  | 3   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          |                          |
| Rehabilitation of existing units                                       | 17  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          |                          |
| Homebuyer Assistance   | 10  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          | <input type="checkbox"/> |
| <b>Total Sec. 215 Affordable Owner</b>                                 | 40  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <b>COMBINED RENTAL AND<br/>OWNER GOALS (Sec. 215 Only)</b>             |   |   |                                     |                                     |                          |                          |
| Acquisition of existing units  | 10  |   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |                          | <input type="checkbox"/> |
| Production of new units  | 3   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          | <input type="checkbox"/> |
| Rehabilitation of existing units                                       | 21-28   |   | <input checked="" type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> |
| Rental Assistance  | 20-24   |   | <input type="checkbox"/>            | <input type="checkbox"/>            |                          | <input type="checkbox"/> |
| Homebuyer Assistance   | 10  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |                          | <input type="checkbox"/> |
| <b>Combined Total Sec. 215 Goals*</b>                                  | 64-75   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <b>OVERALL HOUSING GOALS<br/>(Sec. 215 + Other Affordable Housing)</b> |   |   |                                     |                                     |                          |                          |
| Annual Rental Housing Goal   | 24-31   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| Annual Owner Housing Goal  | 40  |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| <b>Total Overall Housing Goal</b>                                      | 64-71   |   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

\* The total amounts for "Combined Total Sec. 215 Goals" and "Total Sec. 215 Beneficiary Goals" should be the same number.

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Planning/Administration  
**Project:** CDBG Administration  
**Activity:**

**Description:** General administration activities; personnel and other administrative expenses.

**Objective category:**     Suitable Living Environment     Decent Housing     Economic Opportunity  
**Outcome category:**     Availability/Accessibility     Affordability     Sustainability

**Location/Target Area:** Urbana, IL

**(Street Address):** 400 South Vine Street  
**(City, State, Zip Code):** Urbana IL 61801

|                                       |  |
|---------------------------------------|--|
| Specific Objective Number             | Project ID<br>1                            |
| HUD Matrix Code<br>21A                | Citation<br>24 CFR 570.206                 |
| Type of Recipient Grantee             | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014 | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>NA           | Annual Units<br>NA                         |
| Local ID<br>NA                        | Units Upon Completion<br>NA                |

**Funding Sources:**

|                  |                  |
|------------------|------------------|
| CDBG             | <u>\$ 77,312</u> |
| ESG              | _____            |
| HOME             | _____            |
| HOPWA            | _____            |
| Total Formula    | _____            |
| Prior Year Funds | _____            |
| Assisted Housing | _____            |
| PHA              | _____            |
| Other Funding    | _____            |
| Total            | <u>\$ 77,312</u> |

The primary purpose of the project is to help:     the Homeless     Persons with HIV/AIDS     Persons with Disabilities     Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction’s Name:** City of Urbana  
**Priority Need:** Planning/Administration  
**Project:** Affordable Housing Program  
**Activity:**

**Description:** Program delivery (\$109,867) and case preparation (\$4,000), i.e. personnel and title work/front-end expenses associated with affordable housing initiatives.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** Community Development Target Areas – CT 53, 54, 55, & 56 Block 1

**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|   |   |
|---|---|
| Specific Objective Number                 | Project ID<br>2   |
| HUD Matrix Code<br>14H                    | Citation<br>24 CFR 570.202                                      |
| Type of Recipient<br>Grantee, Contractors | CDBG National Objective<br>Benefit low- & mod-income<br>persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014     | Completion Date (mm/dd/yyyy)<br>06/30/2015                      |
| Performance Indicator<br>NA               | Annual Units<br>NA  |
| Local ID<br>NA                            | Units Upon Completion<br>NA                                     |

**Funding Sources:**

|                  |           |
|------------------|-----------|
| CDBG             | \$113,867 |
| ESG              |           |
| HOME             |           |
| HOPWA            |           |
| Total Formula    |           |
| Prior Year Funds |           |
| Assisted Housing |           |
| PHA              |           |
| Other Funding    |           |
| Total            | \$113,867 |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Rental Housing, Owner Occupied Housing  
**Project:** Emergency Grant and Access Grant  
**Activity:**

**Description:** Funds will be contributed toward two 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; and (2) General improvements necessary to remove barriers to accessibility by persons with disabilities. The Access Grant Program is available for renters or homeowners who earn less than 80% of the Median Family Income.

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

**Objective category:**  Suitable Living Environment     Decent Housing     Economic Opportunity  
**Outcome category:**     Availability/Accessibility     Affordability     Sustainability

**Location/Target Area:** CD Target Area – Census Tracts 53, 54, 55, and 56 Block 1.

**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|   |  |
|---|--|
| Specific Objective Number                 | Project ID<br>3  |
| HUD Matrix Code<br>14A, 14I               | Citation<br>24 CFR 570.202   |
| Type of Recipient<br>Grantee, Contractors | CDBG National Objective<br>Benefit low- & moderate<br>income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014     | Completion Date (mm/dd/yyyy)<br>06/30/2015                           |
| Performance Indicator<br>Owners @ ELI, LI | Annual Units<br>AG/EG: 15  |
| Local ID<br>NA                            | Units Upon Completion  |

**Funding Sources:**

|                  |          |
|------------------|----------|
| CDBG             | \$60,000 |
| ESG              |          |
| HOME             |          |
| HOPWA            |          |
| Total Formula    |          |
| Prior Year Funds |          |
| Assisted Housing |          |
| PHA              |          |
| Other Funding    |          |
| Total            | \$60,000 |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Owner Occupied Housing  
**Project:** Urbana Senior Repair Service  
**Activity:**

**Description:** Funds will be contributed to a citywide home maintenance repair program for very low-income homeowners 62 years old or older and for very low-income homeowners with disabilities (any age). Household income must be less than 50% of the Median Family Income as established annually by HUD.

**Objective category:**  Suitable Living Environment     Decent Housing     Economic Opportunity  
**Outcome category:**  Availability/Accessibility     Affordability     Sustainability

**Location/Target Area:** CD Target Area – Census Tracts 53, 54, 55, and 56 Block 1.

**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|   |   |
|---|---|
| Specific Objective Number                       | Project ID<br>4   |
| HUD Matrix Code<br>14A                          | Citation<br>24 CFR 507.202  |
| Type of Recipient<br>Grantee, Contractors       | CDBG National Objective<br>Benefit low- & moderate-<br>income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014           | Completion Date (mm/dd/yyyy)<br>06/30/2015                            |
| Performance Indicator<br>Rehab units @ <50% MFI | Annual Units<br>20  |
| Local ID<br>NA                                  | Units Upon Completion   |

**Funding Sources:**

|                  |          |
|------------------|----------|
| CDBG             | \$15,000 |
| ESG              |          |
| HOME             |          |
| HOPWA            |          |
| Total Formula    |          |
| Prior Year Funds |          |
| Assisted Housing |          |
| PHA              |          |
| Other Funding    |          |
| Total            | \$15,000 |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Other  
**Project:** Property Acquisition/Demolition/New Construction  
**Activity:** Estimated

**Description:** Funds will be allocated for the purchase and maintenance of properties and structures primarily in Census Tracts 53, 54, 55, & 56 Block Group 1. Projects and utilization of the properties may include the following: (1) Donation to non-profit housing developers to build affordable housing, (2) City sponsored rehabilitation and re-sale to qualified homebuyers, and (3) Donation to other organizations to support CDBG-eligible programs. Funds may also be used for the purchase of homes previously assisted with Urbana CDBG or HOME Consortium funds subject to possible foreclosure or related events that jeopardize the project benefit to low/moderate income persons. Lots will be cleared of substandard structures or debris as needed. 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 will be properly maintained while they are the responsibility of the City.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** CD Target Areas – Census Tracts 53, 54, 55, & 56 Block 1  
**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|   |   |
|---|---|
| Specific Objective Number   | Project ID<br>9   |
| HUD Matrix Code<br>01   | Citation<br>24 CFR 570.201(a)   |
| Type of Recipient<br>Grantee  | CDBG National Objective<br>Benefit low- & moderate-<br>income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014                                 | Completion Date (mm/dd/yyyy)<br>06/30/2015                            |
| Performance Indicator<br>Rehabbed owner-<br>occupied; parcels donated | Annual Units<br>1-3 lots purchased                                    |
| Local ID<br>NA  | Units Upon Completion   |

**Funding Sources:**

|                  |                 |
|------------------|-----------------|
| CDBG             | \$62,421 (est.) |
| ESG              | _____           |
| HOME             | _____           |
| HOPWA            | _____           |
| Total Formula    | _____           |
| Prior Year Funds | _____           |
| Assisted Housing | _____           |
| PHA              | _____           |
| Other Funding    | _____           |
| Total            | \$62,421 (est.) |
|                  | _____           |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Homeless/HIV/AIDS  
**Project:** Transitional Housing for Homeless Families with Children  
**Activity:**

**Description:** Funds will be contributed to the City of Urbana's transitional housing program. Three to five dwellings will be 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.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** CD Target Area – Census Tracts 53 & 54

**(Street Addresses):** 903 North. Division, 1310 West Hill, and 1605 South Wiley  
**(City, State, Zip Code):** Urbana, IL 61801

|   |  |
|---|--|
| Specific Objective Number<br>NA                   | Project ID<br>6  |
| HUD Matrix Code<br>06                             | Citation<br>24 CFR 570.201(f)                                  |
| Type of Recipient Grantee                         | CDBG National Objective Benefit low- & moderate-income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014             | Completion Date (mm/dd/yyyy)<br>06/30/2015                     |
| Performance Indicator<br>Homeless families served | 5-6 families   |
| Local ID<br>NA                                    | Units Upon Completion  |

**Funding Sources:**

|                  |          |
|------------------|----------|
| CDBG             | \$45,134 |
| ESG              |          |
| HOME             |          |
| HOPWA            |          |
| Total Formula    |          |
| Prior Year Funds |          |
| Assisted Housing |          |
| PHA              |          |
| Other Funding    |          |
| Total            | \$45,134 |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana

**Priority Need:** Public Services

**Project:** Public Service Activities under Consolidated Social Service Funding Program

**Activity:**

**Description:** The balance of available funding at 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 designates the priorities to be considered by the Urbana City Council for public service funding under the CDBG.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity

**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** Champaign-Urbana

**(Street Address):** Various agencies

**(City, State, Zip Code):** Champaign-Urbana, IL

|   |   |
|---|---|
| Specific Objective Number<br>NA         | Project ID<br>7   |
| HUD Matrix Code<br>05                   | Citation<br>24 CFR 570.201(e)                                     |
| Type of Recipient Grantee, Agencies     | CDBG National Objective<br>Benefit low- & moderate-income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014   | Completion Date (mm/dd/yyyy)<br>06/30/2015                        |
| Performance Indicator<br>Persons served | Annual Units<br>3-4 Programs                                      |
| Local ID<br>NA                          | Units Upon Completion   |

**Funding Sources:**

|                  |         |
|------------------|---------|
| CDBG             | \$5,000 |
| ESG              |         |
| HOME             |         |
| HOPWA            |         |
| Total Formula    |         |
| Prior Year Funds |         |
| Assisted Housing |         |
| PHA              |         |
| Other Funding    |         |
| Total            | \$5,000 |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana

**Priority Need:** Public Services

**Project:** Neighborhood Cleanup

**Activity:** Fall 2014 & Spring 2015

**Description:** One-day, neighborhood cleanup activities will be held in Fall 2013 and/or Spring 2014, in the Community Development Target Area. Activities will include disposal of junk, debris, and recyclable metal. The program will be co-sponsored by the Urbana Public Works Department.

**Objective category:**  Suitable Living Environment     Decent Housing     Economic Opportunity  
**Outcome category:**  Availability/Accessibility     Affordability     Sustainability

**Location/Target Area:** CD Target Areas – Census Tract 53, 54, 55, & 56 Block 1

**(Street Address):**

**(City, State, Zip Code):**

|   |   |
|---|---|
| Specific Objective Number                                     | Project ID<br>8   |
| HUD Matrix Code<br>03E  | Citation<br>24 CFR 570.201(c)                                     |
| Type of Recipient<br>Households in Targeted Areas             | CDBG National Objective<br>Benefit low- & moderate-income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014                         | Completion Date (mm/dd/yyyy)<br>06/30/2015                        |
| Performance Indicator<br>Households with new/improved service | Annual Units<br>500 households; 1-2 clean ups                     |
| Local ID<br>NA  | Units Upon Completion   |

**Funding Sources:**

|                  |                                   |
|------------------|-----------------------------------|
| CDBG             | <u>\$8,000</u>                    |
| ESG              | _____                             |
| HOME             | _____                             |
| HOPWA            | _____                             |
| Total Formula    | _____                             |
| Prior Year Funds | _____                             |
| Assisted Housing | _____                             |
| PHA              | _____                             |
| Other Funding    | <u>\$2,000 (other City funds)</u> |
| Total            | <u>\$10,000</u>                   |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana

**Priority Need:** Other

**Project:** Property Acquisition/Demolition/New Construction

**Activity:** Carryover; estimated

**Description:** Funds will be allocated for the purchase and maintenance of properties and structures primarily in Census Tracts 53, 54, 55, & 56 Block Group 1. Projects and utilization of the properties may include the following: (1) Donation to non-profit housing developers to build affordable housing, (2) City sponsored rehabilitation and re-sale to qualified homebuyers, and (3) Donation to other organizations to support CDBG-eligible programs. Funds may also be used for the purchase of homes previously assisted with Urbana CDBG or HOME Consortium funds subject to possible foreclosure or related events that jeopardize the project benefit to low/moderate income persons. Lots will be cleared of substandard structures or debris as needed. 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 will be properly maintained while they are the responsibility of the City.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity

**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** CD Target Areas – Census Tracts 53, 54, 55, & 56 Block 1

**(Street Address):** Various

**(City, State, Zip Code):** Urbana, IL 61801

|   |   |
|---|---|
| Specific Objective Number   | Project ID<br>9   |
| HUD Matrix Code<br>01   | Citation<br>24 CFR 570.201(a)   |
| Type of Recipient<br>Grantee  | CDBG National Objective<br>Benefit low- & moderate-<br>income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014                                 | Completion Date (mm/dd/yyyy)<br>06/30/2015                            |
| Performance Indicator<br>Rehabbed owner-<br>occupied; parcels donated | Annual Units<br>1-3 lots purchased                                    |
| Local ID<br>NA  | Units Upon Completion   |

**Funding Sources:**

|                  |                 |
|------------------|-----------------|
| CDBG             | \$59,512 (est.) |
| ESG              | _____           |
| HOME             | _____           |
| HOPWA            | _____           |
| Total Formula    | _____           |
| Prior Year Funds | _____           |
| Assisted Housing | _____           |
| PHA              | _____           |
| Other Funding    | _____           |
| Total            | \$59,512 (est.) |
|                  | _____           |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C  
Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Public Facilities and Improvements  
**Project:** Capital Improvement Projects - Kerr Avenue Sustainable Development  
**Activity:** Carryover

**Description:** Funds will be used towards installation of infrastructure at the Kerr Avenue sustainable, affordable housing development.

**Objective category:**  Suitable Living Environment     Decent Housing     Economic Opportunity  
**Outcome category:**  Availability/Accessibility     Affordability     Sustainability

**Location/Target Area:** CD Target Area – Census Tract 54

**(Street Address):** Kerr Avenue  
**(City, State, Zip Code):** Urbana, IL 61801

|   |   |
|---|---|
| Specific Objective Number                 | Project ID<br>10  |
| HUD Matrix Code<br>03J, 03K, 03L          | Citation<br>24 CFR 570.201(c)                                   |
| Type of Recipient<br>Grantee, Contractors | CDBG National Objective<br>Benefit low- & mod-income<br>persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014     | Completion Date (mm/dd/yyyy)<br>06/30/2015                      |
| Performance Indicator<br>LI households    | Annual Units<br>30-40   |
| Local ID<br>NA                            | Units Upon Completion<br>40-50 units                            |

**Funding Sources:**

|                  |                 |
|------------------|-----------------|
| CDBG             | <u>\$31,317</u> |
| ESG              | _____           |
| HOME             | _____           |
| HOPWA            | _____           |
| Total Formula    | _____           |
| Prior Year Funds | _____           |
| Assisted Housing | _____           |
| PHA              | _____           |
| Other Funding    | _____           |
| Total            | <u>\$31,317</u> |
|                  | _____           |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Public Facilities and Improvements  
**Project:** City Infrastructure Projects  
**Activity:** Carryover

**Description:** Funds will be set aside to be used toward the construction or reconstruction of City infrastructure in one or more of the following projects in the City's Target areas:

|  |
|--|
| Neighborhood Sidewalks: Division (Oakland-Thompson); Busey (south of Sunset) CT 54 |
| Division Street Reconstruction (South of Kerr)                                     |
| Mathews Street Reconstruction (Church - Ellis) CT 53                               |
| Kerr Project Subdivision Infrastructure CT 54                                      |

**Objective category:**  Suitable Living Environment     Decent Housing     Economic Opportunity  
**Outcome category:**  Availability/Accessibility     Affordability     Sustainability

**Location/Target Area:** CD Target Area – Census Tracts 53, 54, 55, & 56 Block 1

**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|  |   |
|--|---|
| Specific Objective Number                      | Project ID<br>11  |
| HUD Matrix Code<br>03L                         | Citation<br>24 CFR 570.201(c)                                     |
| Type of Recipient Grantee                      | CDBG National Objective<br>Benefit low- & moderate-income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014          | Completion Date (mm/dd/yyyy)<br>06/30/2015                        |
| Performance Indicator<br>Households w/ 80% MFI | Annual Units<br>50 - 100  |
| Local ID<br>NA                                 | Units Upon Completion   |

**Funding Sources:**

|                  |                 |
|------------------|-----------------|
| CDBG             | \$17,000 (est.) |
| ESG              |                 |
| HOME             |                 |
| HOPWA            |                 |
| Total Formula    |                 |
| Prior Year Funds |                 |
| Assisted Housing |                 |
| PHA              |                 |
| Other Funding    |                 |
| Total            | \$17,000 (est.) |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Public Facilities and Improvements  
**Project:** Neighborhood Street Light Construction  
**Activity:** Carryover

**Description:** Funds are proposed to be set aside to be used to construct new streetlights or reconstruct existing streetlights in target area neighborhoods.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** CD Target Area – Census Tracts 53, 54, 55, and 56 Block 1.

**(Street Addresses):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|   |  |
|---|--|
| Specific Objective Number<br>NA                   | Project ID<br>12   |
| HUD Matrix Code<br>06                             | Citation<br>24 CFR 570.201(f)                                  |
| Type of Recipient Grantee                         | CDBG National Objective Benefit low- & moderate-income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014             | Completion Date (mm/dd/yyyy)<br>06/30/2015                     |
| Performance Indicator<br>Homeless families served | Annual Units<br>Target persons >80% MFI                        |
| Local ID<br>NA                                    | Units Upon Completion  |

**Funding Sources:**

|                  |                 |
|------------------|-----------------|
| CDBG             | \$10,000 (est.) |
| ESG              |                 |
| HOME             |                 |
| HOPWA            |                 |
| Total Formula    |                 |
| Prior Year Funds |                 |
| Assisted Housing |                 |
| PHA              |                 |
| Other Funding    |                 |
| Total            | \$10,000 (est.) |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana  
**Priority Need:** Other  
**Project:** Lanore Adams Fairlawn Multi-use Path  
**Activity:** Carryover; estimated

**Description:** Funds will be used to construct a concrete sidewalk, new pedestrian lights, and landscaping for a multi-use path located in Census Tract 56, Block 1.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** CD Target Areas – Census Tracts 53, 54, 55, & 56 Block 1  
**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL 61801

|   |   |
|---|---|
| Specific Objective Number   | Project ID<br>9   |
| HUD Matrix Code<br>01   | Citation<br>24 CFR 570.201(a)                                     |
| Type of Recipient Grantee   | CDBG National Objective<br>Benefit low- & moderate-income persons |
| Start Date (mm/dd/yyyy)<br>07/01/2014                             | Completion Date (mm/dd/yyyy)<br>06/30/2015                        |
| Performance Indicator<br>Rehabbed owner-occupied; parcels donated | Annual Units<br>1 project   |
| Local ID<br>NA  | Units Upon Completion   |

**Funding Sources:**

|                  |          |
|------------------|----------|
| CDBG             | \$16,021 |
| ESG              |          |
| HOME             |          |
| HOPWA            |          |
| Total Formula    |          |
| Prior Year Funds |          |
| Assisted Housing |          |
| PHA              |          |
| Other Funding    |          |
| Total            | \$16,021 |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C  
Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana & Urbana HOME Consortium

**Priority Need:** Planning/Administration

**Project:** HOME General Administration Activities

**Activity:**

**Description:** Total administration - personnel, supplies, and other expenses

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** Urbana

**(Street Address):** 400 South Vine Street

**(City, State, Zip Code):** Urbana, IL 61801

|                                       |  |
|---------------------------------------|--|
| Specific Objective Number             | Project ID<br>13                           |
| HUD Matrix Code<br>21H                | Citation (HOME)<br>24 CFR 92               |
| Type of Recipient<br>Grantee          | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014 | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>PJ           | Annual Units<br>NA                         |
| Local ID                              | Units Upon Completion<br>NA                |

|                         |             |
|-------------------------|-------------|
| <b>Funding Sources:</b> | _____       |
| CDBG                    | _____       |
| ESG                     | _____       |
| HOME                    | \$75,410.60 |
| HOPWA                   | _____       |
| Total Formula           | _____       |
| Prior Year Funds        | _____       |
| Assisted Housing        | _____       |
| PHA                     | _____       |
| Other Funding           | _____       |
| Total                   | \$75,410.60 |
|                         | _____       |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C  
Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana & Urbana HOME Consortium  
**Priority Need:** Owner Occupied Housing  
**Project:** CHDO Reserved Set-Aside (15% Set-Aside Required Each Year, Match Provided by CHDO)  
**Activity:** Un-programmed CHDO funds

**Description:** Funds will be provided to eligible CHDO project(s) proposed by an organization that has demonstrated success in creating affordable housing opportunities and utilized funding in a timely manner.

CHDO Reserve fund in the amount of 15% of the total annual allocation are being set aside to be allocated to certified Urbana Consortium CHDOs whose proposed project(s) meet project readiness requirements. In order to meet project readiness requirements, the CHDO project(s) receiving reserve allocation(s) must be able to being construction within one year from the date of execution of the agreement.

Three applications were received for HOME CHDO funds from the Consortium's current certified CHDOs, Homestead Corporation and Ecological Construction Laboratory, as well as the Champaign County Neighborhood Alliance for Habitat, a potential new CHDO. A decision on funding these three projects will be made as the budget is finalized and as staff obtains further information about each proposal.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** HOME Consortium

**(Street Address):** Various  
**(City, State, Zip Code):** Champaign, Urbana, Champaign County

|                                       |  |
|---------------------------------------|--|
| Specific Objective Number             | Project ID<br>14                           |
| HUD Matrix Code<br>05R                | Citation (HOME)<br>24 CFR 92               |
| Type of Recipient<br>PJ, CHDO         | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014 | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>PJ           | Annual Units<br>1-3                        |
| Local ID                              | Units Upon Completion                      |

|                         |                  |
|-------------------------|------------------|
| <b>Funding Sources:</b> | _____            |
| CDBG                    | _____            |
| ESG                     | _____            |
| HOME                    | \$113,115.90     |
| HOPWA                   | _____            |
| Total Formula           | _____            |
| Prior Year Funds        | _____            |
| Assisted Housing        | _____            |
| PHA                     | _____            |
| Other Funding           | \$28,279 (Match) |
| Total                   | \$113,115.90     |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana & Urbana HOME Consortium  
**Priority Need:** Owner Occupied Housing  
**Project:** CHDO Operating Set-Aside (5% Maximum Set-Aside, No Match Requirement)  
**Activity:** Neighborhood Alliance, Homestead, and eco-lab

**Description:** Funds are allocated to locally certified Community Housing Developer Organizations (CHDOs) for eligible operating expenses that support the capacity building efforts of the organization and that are likely to lead to its fiscal independence and stability.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** HOME Consortium

**(Street Address):** Various  
**(City, State, Zip Code):** Champaign, Urbana, Champaign County

|                                       |  |
|---------------------------------------|--|
| Specific Objective Number             | Project ID<br>15                           |
| HUD Matrix Code<br>21I                | Citation (HOME)<br>24 CFR 92               |
| Type of Recipient<br>Grantee, CHDO    | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014 | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>PJ           | Annual Units<br>2-3 CHDOs                  |
| Local ID                              | Units Upon Completion                      |

|                         |             |
|-------------------------|-------------|
| <b>Funding Sources:</b> | _____       |
| CDBG                    | _____       |
| ESG                     | _____       |
| HOME                    | \$37,705.30 |
| HOPWA                   | _____       |
| Total Formula           | _____       |
| Prior Year Funds        | _____       |
| Assisted Housing        | _____       |
| PHA                     | _____       |
| Other Funding           | _____       |
| Total                   | \$37,705.30 |
|                         | _____       |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana & Urbana HOME Consortium

**Priority Need:** Owner Occupied Housing

**Project:** City of Champaign Neighborhood Revitalization Program & TBRA program

**Description:** HOME funds will be used to provide affordable housing assistance to low-income residents of the City of Champaign. At least 90% of the tenant based rental assistance assisted households will have annual incomes at or below 60% of the Area Median in accordance with HOME Regulations. The participating clients follow a team-approved plan for achieving self-sufficiency and make co-payments toward rent (not to exceed 30% of the household income), based on their approved self-sufficiency plan.

Funds may be allocated to existing programs, such as Acquisition-Rehab or Lot Acquisition program, to promote revitalization efforts of targeted neighborhoods. The areas identified may be included in the Neighborhood Wellness Plan or in specific neighborhood plans (i.e. Beardsley Park, Bristol Park, Burch Village Area Redevelopment, etc.) to further goals identified in the plans.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** City of Champaign

**(Street Address):** Various

**(City, State, Zip Code):** Champaign, IL 61820

|   |  |
|---|--|
| Specific Objective Number                   | Project ID<br>16                           |
| HUD Matrix Code<br>13, 14G                  | Citation (HOME)<br>24 CFR 92               |
| Type of Recipient<br>PJ                     | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014       | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>Affordable housing | Annual Units<br>10                         |
| Local ID                                    | Units Upon Completion                      |

**Funding Sources:**

|                  |                  |
|------------------|------------------|
| CDBG             | _____            |
| ESG              | _____            |
| HOME             | \$279,773.33     |
| HOPWA            | _____            |
| Total Formula    | _____            |
| Prior Year Funds | _____            |
| Assisted Housing | _____            |
| PHA              | _____            |
| Other Funding    | \$69,943 (Match) |
| Total            | \$279,773.33     |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana & Urbana HOME Consortium  
**Priority Need:** Owner Occupied Housing; Rental Housing  
**Project:** Champaign County Housing Rehabilitation and TBRA Program

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

HOME funds will be used to provide affordable housing assistance to low-income residents of the HOME Consortium area (TBRA). At least 90% of the assisted households will have annual incomes at or below 60% of the Area Median in accordance with HOME Regulations. The participating clients follow a team-approved plan for achieving self-sufficiency and make co-payments toward rent (not to exceed 30% of the household income), based on their approved self-sufficiency plan.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** HOME Consortium

**(Street Address):** Various  
**(City, State, Zip Code):** Champaign County

|   |  |
|---|--|
| Specific Objective Number                   | Project ID<br>17                           |
| HUD Matrix Code<br>14A                      | Citation (HOME)<br>24 CFR 92               |
| Type of Recipient<br>PJ                     | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014       | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>Affordable housing | Annual Units<br>3                          |
| Local ID                                    | Units Upon Completion                      |

|                         |                  |
|-------------------------|------------------|
| <b>Funding Sources:</b> | _____            |
| CDBG                    | _____            |
| ESG                     | _____            |
| HOME                    | \$89,738.61      |
| HOPWA                   | _____            |
| Total Formula           | _____            |
| Prior Year Funds        | _____            |
| Assisted Housing        | _____            |
| PHA                     | _____            |
| Other Funding           | \$22,435 (Match) |
| Total                   | \$89,738.61      |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**Table 3C**  
**Consolidated Plan Listing of Projects**

**Jurisdiction's Name:** City of Urbana & Urbana HOME Consortium  
**Priority Need:** Owner-Occupied Housing  
**Project:** Urbana Owner-Occupied Housing Rehabilitation & Program Delivery

**Description:** Funds will be allocated for the rehabilitation of four-seven (4-7) units, including grants and deferred-payment loans in the amount of \$25,000-\$28,000 per household that are intended to address code deficiencies, major renovation needs, relocation expenses and lead-based paint concerns. Funds will be allocated for coordination and delivery of HOME projects funded with the City of Urbana's share of HOME Consortium funds.

Funds may also be re-allocated to one or more of the following programs/projects: (1) Acquisition-Rehab, (2) Purchase/Rehab/Resell, or (3) Kerr Avenue Sustainable Development.

**Objective category:**  Suitable Living Environment  Decent Housing  Economic Opportunity  
**Outcome category:**  Availability/Accessibility  Affordability  Sustainability

**Location/Target Area:** CD Target Areas – Census Tracts 53, 54, 55, & 56 Block 1

**(Street Address):** Various  
**(City, State, Zip Code):** Urbana, IL

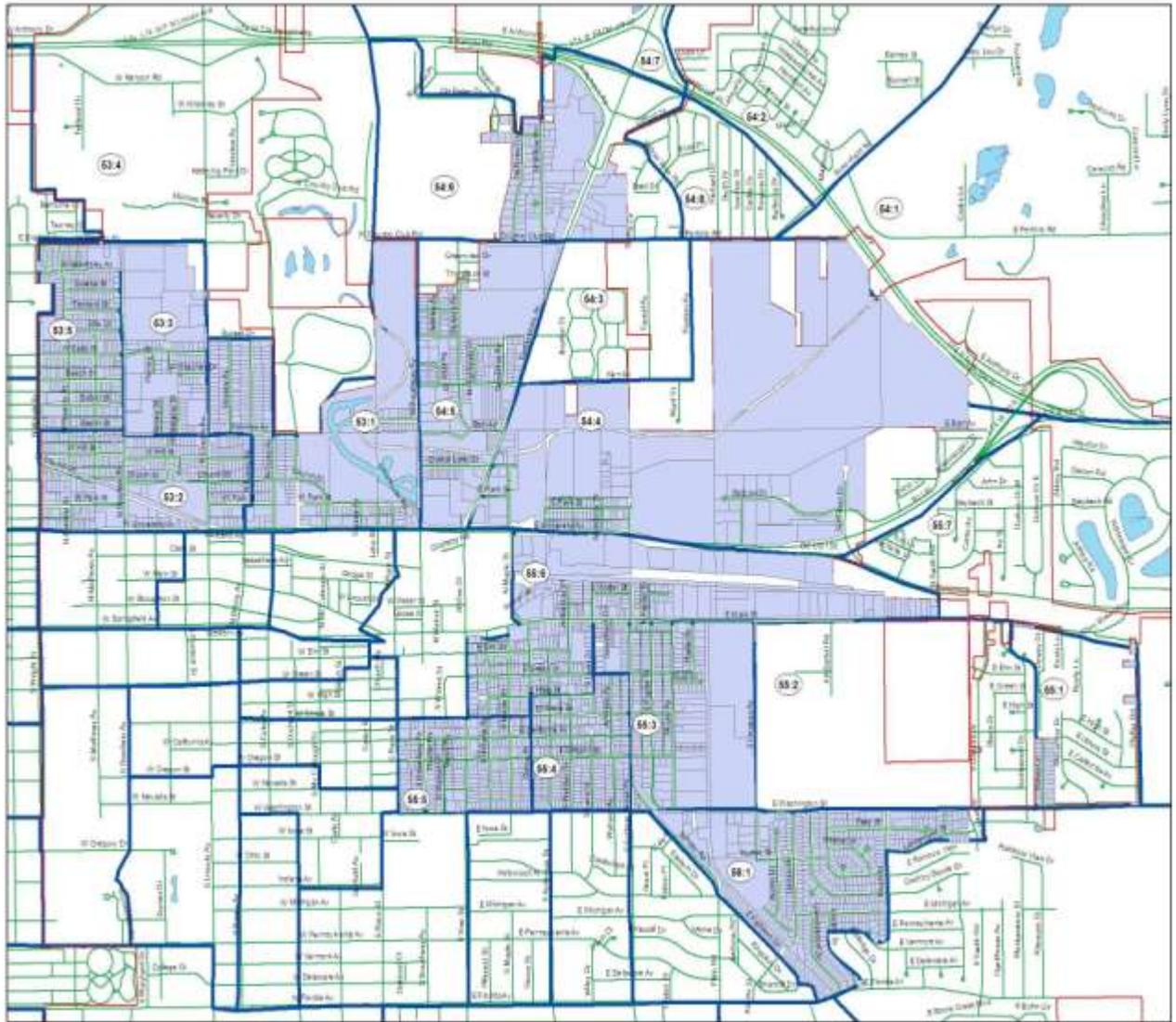
|   |  |
|---|--|
| Specific Objective Number                   | Project ID<br>18                           |
| HUD Matrix Code<br>14A                      | Citation (HOME)<br>24 CFR 92               |
| Type of Recipient<br>PJ                     | CDBG National Objective<br>NA              |
| Start Date (mm/dd/yyyy)<br>07/01/2014       | Completion Date (mm/dd/yyyy)<br>06/30/2015 |
| Performance Indicator<br>Affordable housing | Annual Units<br>4-8                        |
| Local ID                                    | Units Upon Completion                      |

|                         |                  |
|-------------------------|------------------|
| <b>Funding Sources:</b> | _____            |
| CDBG                    | _____            |
| ESG                     | _____            |
| HOME                    | \$158,362.26     |
| HOPWA                   | _____            |
| Total Formula           | _____            |
| Prior Year Funds        | _____            |
| Assisted Housing        | _____            |
| PHA                     | _____            |
| Other Funding           | \$39,591 (Match) |
| Total                   | \$158,362.26     |

The primary purpose of the project is to help:  the Homeless  Persons with HIV/AIDS  Persons with Disabilities  Public Housing Needs

**APPENDIX II**  
**CD TARGET AREA MAP**

# Community Development Target Area



- Legend**
-  Urbana Corporate Boundary
  -  Roads
  -  Lakes
  -  CD Target Area
  -  Census Block Group Boundary
  -  Census Tract 55 Block Group 1

# **APPENDIX III**

## **Goals, Strategies, and Activities To Address Local Funding Priorities And Community Need**

## Goals, Strategies and Activities to Address Local Funding Priorities and Community Need

**Goal 1:** Provide decent affordable housing opportunities for low- and moderate-income households

**Strategy:** Increase supply of affordable housing available to low and moderate income households.

**Activity:** Provide Tenant Based Rental Assistance to households with incomes at or below 60% of the area median, targeting those at or below 125% of the poverty level.

**Activity:** Support new construction for homeownership sponsored by CHDOs and other nonprofits.

**Activity:** Support new construction of affordable rental units sponsored by CHDOs and other nonprofits.

**Activity:** Support and provide guidance for for-profit developers building new affordable renter and owner units.

**Activity:** Support construction of new affordable rental units through LIHTC, in compatible areas.

**Activity:** Encourage the development of non-profit housing development organizations eligible for CHDO status.

**Strategy:** Expand homeownership opportunities for low and moderate income households.

**Activity:** Support and encourage homeownership education programs.

**Activity:** Support the Housing Authority of Champaign County's Section 8 Homeownership program.

**Activity:** Support the development of local Lease Purchase Programs.

**Activity:** Directly encourage homeownership through downpayment assistance programs such as programs funded with Private activity bond funds.

**Activity:** Develop new downpayment assistance programs for low-income buyers.

**Goal 2:** Address barriers to obtaining affordable housing

**Strategy:** Address issues faced by certain special populations, such as seniors and individuals in need of supportive service/ substance abuse treatment.

**Strategy:** Partner with other municipalities and agencies in the Consortium area to complete a housing needs study that will identify gaps in the housing stock, including an analysis of current housing availability and a projection of future housing needs.

**Strategy:** Provide assistance for affordable permanent housing for persons with targeted disabilities.

**Strategy:** Support efforts to increase accessible and visitable housing units for persons with disabilities.

**Activity:** Encourage housing developers to include visitability/accessibility measures in new construction efforts.

**Activity:** Access Grants: Provide grants for approximately 25 low-income residents over a five-year period to increase the supply of accessible and visitable housing.

**Strategy:** The Urbana Human Relations Division will promote community awareness of the Urbana Human Rights Ordinance and will provide fair housing training for landlords and tenants.

**Activity:** Education and training opportunities, which focus on eliminating barriers to affordable housing, will be encouraged.

**Activity:** Encourage the Urbana Human Relations Division, the Building Safety Division, and Persons Assuming Control of their Environment, Inc. (PACE) to join forces in an effort to acquaint developers with local codes and fair housing laws to insure that handicapped units are produced when new housing is constructed.

**Activity:** Support tenant advocacy and educational efforts by agencies such as the C-U Tenant Union.

**Activity:** Encourage landlord and community group distribution of information in multiple languages to help overcome language and/or cultural barriers.

**Activity:** The City could consider undertaking a discrimination testing program to obtain preliminary results to determine if further programs are necessary.

**Goal 3:** Preserve and improve supply of affordable housing as a community resource.

**Strategy:** Continue and expand city's repair and rehabilitation programs.

**Activity:** Senior Repair: Provide home repair service for approximately 175 very low-income elderly households over a five-year period to help maintain those households in their homes longer thus reducing demand for higher levels of sheltered care. In addition to home repair, the service would provide referrals to other home-care programs such as Meals on Wheels.

**Activity:** Emergency Grants: Provide emergency repair service for approximately 55 low-income residents over a five-year period to help maintain those households in their homes longer thus reducing demand for higher levels of sheltered care.

**Activity:** Whole House Rehabilitation: Provide loans and grants for major home improvements for low-income homeowners to approximately 25 households over the next five years.

**Activity:** GLO (if funding is available): Provide lead hazard reduction for approximately 22 single family residences over the next five years, in coordination with the Champaign-Urbana Public Health District and the Illinois Department of Public Health.

**Activity:** Purchase Rehabilitation Resale: Purchase housing that is structurally sound but in need of major code-related renovation, and rehabilitate property for sale as affordable housing to income-qualified households.

**Activity:** Acquisition-Rehabilitation: Provide funds for downpayment and rehabilitation to low-income homebuyers to purchase and rehabilitate properties that may be in need of repair.

**Activity:** Rental Rehabilitation: Provide HOME funds for rehabilitation of rental housing units to rent to households with incomes at or below 60% of the area median.

**Strategy:** Support and encourage home maintenance programs.

**Activity:** Encourage counseling and educational opportunities and resources, which teach homeownership maintenance skills.

**Goal 4:** Work with Housing Authority of Champaign County (HACC) to improve conditions for residents of public housing.

**Strategy:** Promote substantial upgrading of the living environment for residents of Urbana public housing, particularly family units.

**Activity:** Assist in developing a plan, which partners with the private sector to use private dollars to leverage HOPE VI or other Federal funds, to redevelop units and to replace demolished units with a combination of new on-site units, scattered-site units and Section 8 rent subsidies.

**Strategy:** Encourage the Housing Authority of Champaign County to increase the number of affordable housing units available to extremely low-income households. Seek additional means of subsidizing very low-income households with rental assistance.

**Strategy:** Encourage the Housing Authority of Champaign County to increase the earning potential of extremely low-income households.

**Strategy:** Strongly encourage the Housing Authority of Champaign County to rehabilitate existing units and develop new units, which would be accessible to families, which include persons with disabilities.

**Strategy:** Encourage the Housing Authority of Champaign County to follow a similar process and design as the Burch Village and Lakeside Terrace redevelopment projects for the demolition or redevelopment of any other Public Housing units.

**Goal 5:** Support community efforts to provide services and training for low- and moderate-income residents.

**Strategy:** Encourage and support appropriate area social service agencies to provide additional economic assistance for persons who pay out-of-pocket expenses for medical and psychological services, perhaps by developing a centralized process to contact pharmaceutical companies with requests for donations of medicines.

**Strategy:** Encourage appropriate area social service agencies to expand recreational, educational, and cultural opportunities and alternatives for very low-income youth and young adults

**Strategy:** Support expansion of job-training programs for low-income individuals by area social service agencies, and encourage them to conduct a review of all available programs to determine if they meet current need.

**Strategy:** Support area providers such as the Senior Services Division of Champaign County Regional Planning Commission and Family Service of Champaign County in their efforts to provide supportive services to low-income elderly persons residing in Urbana.

**Strategy:** Support efforts by local service providers to area youth to increase supportive services available to at-risk youth.

**Strategy:** Encourage existing childcare facilities to expand services to late night/overnight and weekend hours.

**Strategy:** Support development of a program(s) by area agencies to provide transitional housing services and/or foster care to teen parents of young children.

**Strategy:** Encourage current and newly created companies to hire low-income persons by providing public incentives linked directly to hiring local residents.

**Strategy:** Support agencies that provide services to victims of domestic violence

**Goal 6:** Provide Support for existing agencies delivering services to homeless individuals and families and encourage the expansion of local services to meet community homeless needs.

**Strategy:** Support the existing network of local homeless services.

**Activity:** Continue to provide leadership and support of Continuum of Care.

**Activity:** Provide support to emergency and transitional shelters through Consolidated Social Service Pool fund allocations.

**Strategy:** Improve and expand the existing network of local homeless services.

**Activity:** Support and encourage local efforts to acquire additional grant funding.

**Activity:** Support accurate and comprehensive data management through the Homeless Management Information System (HMIS) and annual surveys.

**Activity:** Encourage and support the expansion of transitional housing for women and children.

**Activity:** Encourage development of emergency shelter services or transitional housing for homeless two-parent households with children.

**Activity:** Encourage development of transitional living facilities for adults and youth with substance abuse issues.

**Activity:** Encourage the development of a shelter facility to provide emergency services for elderly persons who are victims of domestic violence.

**Strategy:** Regularly review and evaluate the needs of the community for homeless and homeless prevention service, and encourage local agencies to match service provided to community needs.

**Activity:** Encourage and support area agencies to develop services such as Supportive Housing and Safe Havens for targeted populations such as homeless teens, teen parents, families, persons with disabilities, etc.

**Activity:** Participate in the Urbana-Champaign Continuum of Care, Council of Service Providers to the Homeless, Supportive Housing Program.

**Strategy:** Take steps to stabilize households at risk of homelessness.

**Activity:** Develop and support rental assistance programs (such as Tenant Based Rental Assistance, the No Limits Program, and Shelter Plus Care) with and without supportive services for extremely low and very low income persons.

**Activity:** Work with regional group to provide information and a support network in the case of a need for emergency relocation of residents of multifamily apartments when utilities are disconnected.

**Activity:** Support programs offering permanent housing solutions for low and extremely low income households (see Goal 1)

**Activity:** Support educational services including financial literacy, homeowner education and debt management.

**Goal 7:** Support efforts to reduce the exposure of young children to lead-based paint hazards in their homes.

**Strategy:** Coordinate public and private efforts to reduce lead poisoning hazards and protect young children

**Activity:** Encourage Private Funding

**Activity:** Expand Childhood Testing

**Activity:** Prevention Education

**Strategy:** Reduce lead-based paint hazards in residential housing, particularly homes occupied by young children

**Activity:** Lead Assessment in Housing Assistance Programs

**Activity:** Preserve and Expand Funding for Lead Hazard Reduction Activities

**Activity:** Temporary Relocation of Occupants during Lead Hazard Work  
**Activity:** Lead Contractor Incentives  
**Activity:** Distribution of Lead Contractor List

**Goal 8:** Support infrastructure improvements in Urbana's Community Development Target Area  
**Strategy:** The majority of CDBG funds will be targeted toward improvements in and services to the City's Community Development Target Area.  
**Strategy:** The City shall allocate to its designated Community Development Target Area its proportionate share of City capital improvement funds for upgrading infrastructure. CDBG funds may be set aside during one fiscal year for infrastructure projects scheduled in another fiscal year in order to fulfill a commitment to a scheduled project.

**Goal 9:** Preserve and support Urbana's neighborhoods as vibrant places to live.  
**Strategy:** Identify and encourage or assist in removal of blighting and deteriorated structures from neighborhoods.  
**Activity:** Perform regular surveys of City to identify deteriorated housing and accessory structures that need to be addressed either through repair or removal.  
**Activity:** Using CDBG funds, clear dilapidated accessory structures such as sheds and garages from income qualified owner-occupied properties  
**Strategy:** Acquire and clear deteriorated housing and vacant lots for donation to non-profit home construction programs. Acquisition and clearance efforts may be implemented in the CD Target areas and will be focused on the King Park Neighborhood in accordance with the King Park Neighborhood Plan.  
**Activity:** Using HOME and/or CDBG funds to acquire vacant properties and deteriorated and/or substandard structures that will be cleared as necessary, for donation to a non-profit housing developer for the purpose of new construction of affordable housing. The City will properly maintain such properties until transfer of ownership occurs.  
**Strategy:** Explore the creation of a Neighborhood Revitalization Strategy for low-income Urbana neighborhoods.  
**Strategy:** Clearly identify and document designated Brownfields and seek additional funding sources to alleviate same.  
**Strategy:** Through its Neighborhood Organizations, the City will support resident involvement in neighborhood housing development projects.  
**Activity:** Encourage the creation and development of local groups concerned with furthering the interests of their neighborhood. Specifically, encourage such groups to accomplish non-profit status by obtaining a 501(c)3 designation, thus making them eligible for grant funding.

# **APPENDIX IV**

## **Citizen Participation and Public Input**



Home › Notice of Neighborhood Meetings & Public Hearing

## Notice of Neighborhood Meetings & Public Hearing

**Date:** January 6, 2014 - 6:30pm - January 9, 2014 - 6:30pm

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

The dates and places for the scheduled neighborhood meetings and public hearing are as follows:

Monday, January 6, 2014 @ 6:30pm: Prairie School Library, 2102 East Washington Street, Urbana

Tuesday, January 7, 2014 @ 6:30pm: Hamilton on the Park Clubhouse, 1201 North Brookstone Drive, Urbana

Wednesday, January 8, 2014 @ 6:30pm: Crystal View Townhomes Community Center, 102 East Stebbins, Urbana

Thursday, January 9, 2014 @ 10:00am: Public Hearing for Social Service Agencies & Organizations, Urbana City Council Chambers, 400 South Vine Street, Urbana

Thursday, January 9, 2014 @ 6:30pm: Urbana City Council Chambers, 400 South Vine Street, Urbana

Persons with disabilities who need accommodations for these hearings should contact Community Development Services at 384-2447, TTY 384-2360, email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Coordinator at 384-2466.

### Print

Created on Dec 19, 2013 – Author: [Kelly Mierkowski](#)

Filed under [Notices & Alerts](#), [Community Development Services](#), [Living in Urbana](#)



Links to city website - notices of public hearings

<http://urbanaillinois.us/posts/2014/02/notice-availability-public-review-comment-city-urbana-urbana-home-consortium-draft-ann>

<http://urbanaillinois.us/posts/2013/12/notice-neighborhood-meetings-public-hearing-fy-1414-annual-action-plan>

<http://urbanaillinois.us/posts/2014/02/notice-rescheduled-neighborhood-meetingpublic-hearing>

<http://urbanaillinois.us/posts/2014/02/notice-rescheduled-neighborhood-meetingpublic-hearing-march-4-2014>

<http://urbanaillinois.us/posts/2014/02/notice-availability-public-review-comment-city-urbana-urbana-home-consortium-draft-ann>



**NOTICE OF  
NEIGHBORHOOD MEETINGS  
AND PUBLIC HEARINGS**



The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) seek citizen input regarding community needs for the preparation of the ***City of Urbana & Urbana HOME Consortium Annual Action Plan (AAP) for Fiscal Year 2014-2015***. The Annual Action Plan is the City of Urbana’s budget for Community Development Block Grant (CDBG) Programs, and also includes the budgets for the HOME Investment Partnerships Program (HOME) by the City of Urbana, City of Champaign, and Champaign County.

**NEIGHBORHOOD/PUBLIC HEARING  
MEETINGS IN URBANA**

|   |   |
|---|---|
| <p><b>Monday, January 6, 2014, 6:30 PM</b><br/> <b>Prairie School Library</b><br/> <b>2102 E. Washington St.</b></p>        | <p><b>Tuesday, January 7, 2014, 6:30 PM</b><br/> <b>Hamilton on the Park Clubhouse</b><br/> <b>1201 N. Brookstone Dr.</b></p> |
| <p><b>Wednesday, January 8, 2014, 6:30 PM</b><br/> <b>Crystal View Community Center</b><br/> <b>102 E. Stebbins Dr.</b></p> | <p><b>Thursday, January 9, 2014, 6:30 PM</b><br/> <b>City Council Chambers,</b><br/> <b>400 S. Vine St.</b></p>               |

**PUBLIC HEARING FOR  
SOCIAL SERVICE AGENCIES & ORGANIZATIONS**  
***Thursday, January 9, 2014, 10:00 AM –11:30 AM***  
*City of Urbana Council Chambers*  
*400 S. Vine Street, Urbana*

Persons with disabilities who need accommodations for any of these hearings should contact Community Development Services at 384-2447, TTY 384-2360, email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Act Coordinator at 384-2466.



# NOTICE OF NEIGHBORHOOD MEETINGS & PUBLIC HEARING

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

**ALL NEIGHBORHOOD MEETINGS  
AT 6:30 PM IN URBANA**

***PUBLIC HEARING FOR SOCIAL SERVICE  
AGENCIES & ORGANIZATIONS***

***THURS, JAN 9, 2014,***

***10:00 AM — 11:30 AM,***

***City of Urbana Council Chambers,  
400 South Vine Street, Urbana***

Persons with disabilities who need accommodations for these hearings should contact Community Development Services at 384-2447, TTY 384-2360, email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Coordinator at 384-2466.



# NOTICE OF NEIGHBORHOOD MEETINGS & PUBLIC HEARING

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

## \*\*\*CORRECTION\*\*\*

**Below are the dates and places for the neighborhood meetings:**

**Mon., January 6, 2014, 6:30 PM**  
Prairie School Library  
2102 E. Washington St., Urbana

**Tues., January 7, 2014, 6:30 PM**  
Hamilton on the Park Clubhouse  
1201 N. Brookstone Dr., Urbana

**Wed., January 8, 2014, 6:30 PM**  
Crystal View Community Center  
102 E. Stebbins Dr., Urbana

**Thurs., January 9, 2014, 6:30 PM**  
City Council Chambers  
400 S. Vine St., Urbana

## ***PUBLIC HEARING FOR SOCIAL SERVICE AGENCIES & ORGANIZATIONS***

***THURS, JAN 9, 2014,  
10:00 AM — 11:30 AM,  
City of Urbana Council Chambers,  
400 South Vine Street, Urbana***

Persons with disabilities who need accommodations for these hearings should contact Community Development Services at 384-2447, TTY 384-2360, email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Coordinator at 384-2466.

# **NOTICE OF NEIGHBORHOOD MEETING**

**WEDNESDAY, January 8th, 2014 at 6:30 PM**

**CRYSTAL VIEW TOWNHOMES COMMUNITY CENTER  
102 EAST STEBBINS DRIVE  
URBANA, IL 61801**

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

Persons with disabilities who need accommodations for these hearings should contact Grants Management Division, Community Development Services at 384-2447, (TTY 384-2360), email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Coordinator at 384-2466.

**ANNUAL ACTION PLAN FY 2014-2015  
PUBLIC HEARING**

**Wednesday, January 8, 2014, 6:30 P.M.**

**Crystal View Townhomes Community Center, 102 E. Stebbins Drive, Urbana**

**Minutes**

Present: Jenell Hardy and Jen Gonzalez, Community Development Services Department, City of Urbana.

Others Present: None. See attached sign-in sheet.

Jenell Hardy called the meeting to order at 7:00 p.m, indicating that the purpose of the public hearing was to provide an opportunity for the public to provide input and comments regarding the proposed City of Urbana and Urbana HOME Consortium Annual Action Plan for Fiscal Year 2014-2015.

She added that a notice of this public hearing was placed on the City's website; faxed, mailed and emailed to the media, various social service agencies and citizens.

Seeing no comments, Ms. Hardy closed the public hearing at 7:01 p.m.

Respectfully Submitted

  
\_\_\_\_\_  
Jen Gonzalez, Grant Coordinator II



**ANNUAL ACTION PLAN FY 2014-2015  
PUBLIC HEARING**

**Thursday, January 9, 2014, 10:00 A.M.  
Urbana City Council Chambers, 400 South Vine Street, Urbana**

**Minutes**

Present: Jennifer Gonzalez, Jenell Hardy, Kelly H. Mierkowski, Community Development Services Department, City of Urbana.

Others Present: Nikki Kopmann, Developmental Services Center; Teresa Turner, Urbana School Health Center; Janice Mitchell, Urbana Neighborhood Connections Center; Katie Adams, Crisis Nursery; and Nancy Greenwalt, Promise Healthcare/Frances Nelson Health Care/Smile Healthy. See attached sign-in sheet.

Ms. Mierkowski thanked everyone for attending and called the public hearing to order at 10:01 a.m.; Staff introductions were made. The purpose of this public hearing is to provide an opportunity for the public to provide input and comments regarding the proposed City of Urbana and Urbana HOME Consortium Annual Action Plan for Fiscal Year 2014-2015.

Notice of this public hearing was placed on the City's website on December 19, 2013; faxed, mailed and emailed to the media, various social service agencies and citizens; and published on both Friday, December 20, 2013 and Monday, December 23, 2013 in Champaign-Urbana's local newspaper, *The News-Gazette*. Public Hearing Notice signs were also posted at the various public hearing sites.

Nikki Kopmann, Developmental Services Center, thanked the City for previous funding and commented on the loss of funding for persons with disabilities, and that their agency has suffered a loss of funding from both the state and local funding. Ms. Hardy asked about the local funding loss, and Ms. Kopmann stated a significant loss came from the CCDDDB.

Teresa Turner, Urbana School Health Center, also thanked the City for its funding of the program and stated that the Health Center's mission was in line with the City's, as the funds are used for Urbana students. The program has seen a lot of needs arise, and staff appreciates the CSSF grant they have received and have put it to good use. Ms. Turner noted that they are looking to expand mental health services/translation services and that state funding is the only other funding they receive. Ms. Hardy asked if they use City funds as leverage for state funds and Ms. Turner stated that it looks good to not rely on only one funding source.

Janice Mitchell, Urbana Neighborhood Connections Center/Urbana School District, thanked the City of Urbana for its social service funds, and stated that they would not be able to serve the numbers they do serve without it. Ms. Mitchell asked a question re if bricks and mortar/public facilities funding would happen again. Ms. Hardy stated that not sure there will be funds, until we receive our allocation. It depends on whether funds are available and which project is viable. It is possible that funds may be set aside in the future.

Nancy Greenwalt, Smile Healthy/FNHC/Promise Healthcare, had several questions re the social service funding cycle, if funds were given to agencies within city limits that serve only Urbana residents, and if payouts were paid upfront or through reimbursement. Ms. Hardy commented that the usual cycle is March for the availability of applications/April for when they are due, funds are also given to agencies outside of city limits who serve Urbana residents, and the City makes payments through reimbursement. Ms. Greenwalt suggested that the City include technology as part of grant funding.

Katie Adams, Crisis Nursery, stated that she was also interested in capital grants and that they have seen a decrease in funding from the City with regard to social service funding, but are still seeing the needs of the homeless and increases in their clients overall.

Seeing there were no other comments, Ms. Mierkowski adjourned the public hearing at 10:22 a.m.

Respectfully Submitted,



Kelly H. Mierkowski - Manager, Grants Management Division



## **Mierkowski, Kelly**

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**From:** Darlene Kloeppe <dkloeppe@ccrpc.org>  
**Sent:** Thursday, January 09, 2014 11:44 AM  
**To:** Mierkowski, Kelly  
**Subject:** RE: Reminder - Public Hearing for Social Service Agencies and Organizations - Thursday, January 9, 2014 @ 10:30am

Kelly,

Sorry, I was not able to make it to the meeting this year as I had planned, however did want to note that CCRPC appreciates the City's continued commitment through its CDBG funds to social services that offer a variety of needed programs to address the community's well-being and specifically through its HOME funds to programs in the community that support the housing needs of low income residents, including its support for administration and capacity building of organizations who provide housing. These investments make our neighborhoods safer, healthier and better places to raise families, and strengthen our community as a whole.

Darlene

Darlene A. Kloeppe, MSW, MS, MCP  
Community Services Director  
Champaign County Regional Planning Commission  
1776 E. Washington St, Urbana, IL 61802  
217.328.3313 cell 217-384-7390

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**From:** Mierkowski, Kelly [<mailto:khmierkowski@urbanaininois.us>]  
**Sent:** Wednesday, January 08, 2014 12:00 PM  
**To:** Mierkowski, Kelly  
**Subject:** Reminder - Public Hearing for Social Service Agencies and Organizations - Thursday, January 9, 2014 @ 10:30am

Good afternoon,

This is reminder that the City of Urbana will be holding a public hearing for social service agencies and organizations on Thursday, January 9, 2014 @ 10:00 AM –11:30 AM in the City of Urbana Council Chambers, 400 South Vine Street, Urbana. If you are unable to attend, please consider emailing me any comments or suggestions.

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the City of Urbana & Urbana HOME Consortium Annual Action Plan (AAP) for Fiscal Year 2014-2015. The Annual Action Plan is the City of Urbana's budget for Community Development Block Grant (CDBG) Programs, and also includes the budgets for the HOME Investment Partnerships Program (HOME) by the City of Urbana, City of Champaign, and Champaign County.

Thanks!

*Kelly Hartford Mierkowski  
Manager, Grants Management Division  
Dept. of Community Development Services  
City of Urbana*

# **NOTICE OF NEIGHBORHOOD MEETING**

**THURSDAY, January 9th, 2014 at 6:30 PM**

**CITY OF URBANA COUNCIL CHAMBERS  
400 SOUTH VINE STREET  
URBANA, IL 61801**

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

Persons with disabilities who need accommodations for these hearings should contact Grants Management Division, Community Development Services at 384-2447, (TTY 384-2360), email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Coordinator at 384-2466.

**ANNUAL ACTION PLAN FY 2013-2014  
PUBLIC HEARING**

**Thursday, January 9, 2014, 6:30 P.M.  
Urbana City Council Chambers, 400 South Vine Street, Urbana**

**Minutes**

Present: Jennifer Gonzalez, Kelly H. Mierkowski, Community Development Services Department, City of Urbana.

Others Present: Chris Stohr, Historic East Urbana Neighborhood Association. See attached sign-in sheet.

Ms. Mierkowski called the public hearing to order at 6:30 p.m. The purpose of this public hearing is to provide an opportunity for the public to provide input and comments regarding the proposed City of Urbana and Urbana HOME Consortium Annual Action Plan for Fiscal Year 2014-2015.

Notice of this public hearing was placed on the City's website on Friday, December 20, 2013; faxed, mailed and emailed to the media, various social service agencies and citizens; and published on Friday, December 20, 2013 in Champaign-Urbana's local newspaper, *The News-Gazette*.

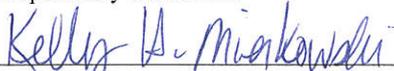
Introductions were made. Chris Stohr, with HEUNA, explained why he was at the neighborhood meeting, that HEUNA had received CDBG and NOG grants from the City of Urbana in the past. He then asked Ms. Mierkowski and Ms. Gonzalez to explain how long they have worked for the City of Urbana and what their background was prior to working for the City, which both did.

Ms. Mierkowski and Ms. Gonzalez explained the various grants and programs that the City has under the HOME program. Ms. Gonzalez explained that there are Community Housing Development Organizations (CHDOs) who receive funds and build affordable housing in the community; the CHDOs are Ecolab, Homestead Corporation, and Habitat for Humanity. Ms. Gonzalez explained the HOME Consortium and who are members that receive funding. The members are the City of Urbana, City of Champaign, and Champaign County, with the City of Urbana as the lead entity. Ms. Gonzalez then explained the specific programs that the City of Urbana offers, i.e. Down Payment Assistance and Whole House Rehab. Chris Stohr asked about the down payment assistance, etc., and Ms. Gonzalez stated that other down payment assistance is available, such as the Assist program and MCC program.

Ms. Mierkowski then explained the different projects and activities the City has through the Community Development Block Grant (CDBG) program, as shown in the draft Annual Action Plan. Chris Stohr asked a few questions, which Ms. Mierkowski answered.

Seeing there were no other comments, Ms. Mierkowski adjourned the public hearing at 8:00 p.m.

Respectfully Submitted

  
\_\_\_\_\_  
Kelly H. Mierkowski, Manager  
Grants Management Division



# **NOTICE OF NEIGHBORHOOD MEETING**

**TUESDAY, February 18, 2014 at 6:30 PM**

**HAMILTON ON THE PARK CLUBHOUSE  
1201 NORTH BROOKSTONE DRIVE  
URBANA, IL 61801**

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

Persons with disabilities who need accommodations for these hearings should contact Grants Management Division, Community Development Services at 384-2447, (TTY 384-2360), email [khmierkowski@urbanaininois.us](mailto:khmierkowski@urbanaininois.us), or contact the City of Urbana Americans with Disabilities Coordinator at 384-2466.

# ANNUAL ACTION PLAN FY 2014-2015 PUBLIC HEARING

**Tuesday, February 18, 2014, 6:30 P.M.  
Hamilton on the Park, 1201 N. Brookstone Drive, Urbana**

## Minutes

Present: Jenell Hardy and Jen Gonzalez, Community Development Services Department, City of Urbana.

Others Present: Bill Brown, 304 W. Nevada, Urbana. See attached sign-in sheet.

Jenell Hardy called the meeting to order at 6:48 p.m, indicating that the purpose of the public hearing was to provide an opportunity for the public to provide input and comments regarding the proposed City of Urbana and Urbana HOME Consortium Annual Action Plan for Fiscal Year 2014-2015.

She added that a notice of this public hearing was placed on the City's website; faxed, mailed and emailed to the media, various social service agencies and citizens.

Bill Brown requested an overview of the Annual Action Plan, as well as a summary of the what is allowable under the grant programs available. Ms. Hardy reviewed the Annual Action Plan, specifically the portion related to Community Development Block Grant (CDBG) funds. She indicated that 20 percent of CDBG can be used for admin, and 15 percent is allocated to public service activities. She mentioned the Consolidated Social Service Funds, the Neighborhood CleanUp activities, and Transitional Housing program that is funded through the public service portion of the grant. The remainder of the grant support the rehabilitation programs operated by the Grants Management Division, including: Senior Repair, Access Grant, and Property Acquisition programs.

Jen Gonzalez provided an overview of the HOME program funds detailed in the Annual Action Plan. She explained the Community Housing Development Organization portion of the grant, which accounts for 15 percent of the total HOME Investment Partnerships Program allocation received annually. She reviewed the projects undertaken by Ecological Construction Laboratory, Homestead Corporation, and Habitat for Humanity.

Mr. Brown noted that he would prefer if Habitat had different home models so that the neighborhood would have more variety. Ms. Gonzalez explained that the costs associated with constructing different home models most likely precluded Habitat from expanding their product in the past. She did note that the model used for a half-sized lot is a "shot-gun" style unit, whereas units constructed on larger lots were the standard model.

Mr. Brown asked about the decrease in available grant funding in recent years. Ms. Gonzalez stated that 40 percent of the HOME allocation had been cut in the last four years due to funding reductions in Washington, D.C. Ms. Hardy noted that the City of Urbana had realized a slight

increase in CDBG funding in the past year, compared to the year prior. Mr. Brown asked if the Annual Action Plan included infrastructure costs. Ms. Hardy responded that the Capital Improvement Plan works in tandem with the CDBG funds so that the City's infrastructure improvements can be a coordinated effort with Public Works.

Mr. Brown requested information regarding the Community Development Target Area. Ms. Hardy provided an overview of how the area is determined by the Department of Housing and Urban Development using U.S. Census data. Areas containing 51 percent or more households whose incomes are at or below 80 percent of the Median Family Income are included in the Target Area. Related to the Target Area, Mr. Brown asked if the Neighborhood Cleanup area could be expanded to include the rest of the City. Ms. Hardy explained that it would have to be done on a case-by-case basis to prove that the CDBG funding used for the program was benefiting low-income households.

There was discussion on an area of the City that may qualify for the grant programs – specifically, the area across from Philo Road to the West until Cottage Grove. Mr. Brown complimented the City's undertaking of the street improvements on Mathews Avenue. Ms. Hardy recalled that approximately \$250,000 was contributed by the CDBG fund for the project, with a total project cost of about \$526,000. Ms. Gonzalez noted that HOME funds do not generally qualify for infrastructure costs. She explained that the HOME funds are spent locally in Urbana on the Whole House Rehabilitation Program, which is a half-grant, half-loan program to help low-income homeowners bring their homes up to local code. The City of Urbana also currently operates a down payment assistance program called 'Urbana Dream'. The program is only available at this time through Busey Bank, which sponsored a Federal Home Loan Bank of Chicago grant application in the amount of \$58,000. The grant was awarded and is pooled with \$42,000 in HOME funding to continue the program into the 2014 buying season.

Ms. Gonzalez detailed the activities of the other two Urbana HOME Consortium members – the City of Champaign and Champaign County. The City of Champaign is currently operating an Acquisition-Rehabilitation program and is focusing most of the staff's efforts on preparing for a large redevelopment project at Bristol Place. Champaign County is currently operating a Tenant Based Rental Assistance Program call No Limits. Persons enrolled must participate in a self-sufficiency program. The County currently allows households to rent in Champaign, Urbana, and unincorporated Champaign County. Consideration had been given to opening up the program to other areas, such as Rantoul, for persons who work in the outlying smaller communities.

She continued with an overview of the HOME Investment Partnerships Program, detailing the allowable activities under the program. Such activities include: new construction, tenant based rental assistance, down payment programs, owner occupied rehabilitation, rental rehabilitation, and new construction of homeowner or rental units. One example she provided of a rental rehabilitation project was the Aspen Court project. She noted that this type of activity is high-risk, due to the recapture regulations enforced by the HOME Program Final Rule, which places the City at risk of repaying the entire grant or loan amount in the event of a foreclosure or default.

Mr. Brown asked if the City is allowed to do demolition activities with HOME funds. Ms. Gonzalez indicated that this is technically allowed under the HOME Program rules; however, there are many other requirements associated with demolition that project applications often do not meet in order to qualify for demolition funding.

There was discussion on the occupancy rate of Crystal View Townhomes. Ms. Gonzalez noted that the City funded three of the 70 total units in the project. She indicated that, to the best of her knowledge, the development is fully occupied. Mr. Brown asked if Hamilton on the Park has any vacancies, and Ms. Gonzalez mentioned a feature news story on the City's website that indicated that the development reached full occupancy in December, 2013. Mr. Brown asked about the demographics of the tenants in Hamilton on the Park and Crystal View Townhomes, as well as the involvement of the Housing Authority of Champaign County. There was further discussion on the details of the ownership structure of each development and other not-for-profit involvement in case management services, such as Community Elements.

Mr. Brown asked about the Housing Authority of Champaign County's rules and regulations pertaining to barring felons from occupying federally funded public housing units. Staff replied that the rules were federal and were imposed by the Department of Housing and Urban Development, with limitations. Staff noted that they could follow up to get specific updates regarding the impact of the regulation on specific developments discussed.

Seeing no further comments, Ms. Hardy closed the public hearing at 7:17 p.m.

Respectfully Submitted

  
\_\_\_\_\_  
Jen Gonzalez, Grant Coordinator II



# **NOTICE OF NEIGHBORHOOD MEETING**

**TUESDAY, March 4, 2014 at 6:30 PM**

**PRAIRIE SCHOOL LIBRARY  
2102 EAST WASHINGTON STREET  
URBANA, IL 61801**

The City of Urbana and the Urbana HOME Consortium (comprised of the City of Urbana, the City of Champaign, and Champaign County) is seeking citizen input regarding community needs for the preparation of the Annual Action Plan (AAP) for Fiscal Year 2014-2015. The AAP establishes budgets for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) Programs.

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**ANNUAL ACTION PLAN FY 2014-2015  
PUBLIC HEARING**

**Tuesday, March 4, 2014, 6:30 P.M.  
Prairie Elementary School, 2102 E. Washington Drive, Urbana**

**Minutes**

Present: Jenell Hardy and Jen Gonzalez, Community Development Services Department, City of Urbana.

Others Present: Robin Arbiter, 1511 S. Hunter Street, Urbana. See attached sign-in sheet.

Jenell Hardy called the meeting to order at 6:37 p.m., indicating that the purpose of the public hearing was to provide an opportunity for the public to provide input and comments regarding the proposed City of Urbana and Urbana HOME Consortium Annual Action Plan for Fiscal Year 2014-2015.

She added that a notice of this public hearing was placed on the City's website; faxed, mailed and emailed to the media, various social service agencies and citizens.

Robin Arbiter acknowledged the hard work that went into drafting the Annual Action Plan and complimented the layout of the document. She asked about the City's objective to provide decent housing using Low Income Housing Tax Credit financing and whether or not this tool would be used in the redevelopment of Urbana Townhomes and Aspen Court. She also asked is there had been a Request for Proposals published. Jen Gonzalez answered that the Housing Authority of Champaign County had published a Request for Qualifications. Ms. Arbiter requested that there be requirements related to accessibility and visitability incorporated into the development. She would like to see improved access in Aspen Court, as there are currently only two curb cuts in the entire complex. This makes for a circuitous route when traveling. She asked that the City advocate for greater accessibility.

Ms. Arbiter also noted a concern with the definition of low and moderate income housing. Aspen Court and the former Urbana Townhomes attracted renters because of the low prices. For example, Ms. Arbiter noted that the current price for a one bedroom in Aspen Court is \$475, and the rent for a two bedroom is around \$600/mo. The rents are low, and even at market rate those working minimum wage jobs may get priced out of the neighborhood based on the rents allowed through the redevelopment.

Ms. Hardy indicated that the limits are based on bedroom size and that Census data is used to compile the rent limits. The American Community Survey data is currently being used to update the Housing Authority of Champaign County's rent schedule, due to the fact that the 2010 U.S. Census did not request information about household rent and income.

Ms. Arbiter asked about the City's goal and objectives related to expanded economic opportunities, specifically Objective 3 – Goal 5. The Lierman Neighborhood Action Committee

(LNAC) interested in looking at economic development in the area, including restaurants and other job opportunities. She asked that the garden currently located at the 1603 E. Washington be maintained. She also inquired as to whether the garden could work in tandem as a job development activity. A business could use a portion of the site to store maintenance equipment associated with landscaping and snow removal needs of the garden.

Ms. Hardy noted that when 1603 E. Washington was purchased, the original intent of acquiring the lot was to develop affordable housing. Ms. Hardy indicated that the City would be required to pay back the Department of Housing and Urban Development if the land is ultimately used in a manner other than that which was originally intended for the property.

Ms. Arbiter added that she views the lot as space that should be preserved as is because it serves as a gateway to the neighborhood, indicating that the garden has become somewhat of a landmark. She also pointed out that the garden is the sole location in Lierman Neighborhood where it is permissible to enjoy leisure time without loitering. She continued to discuss access to the garden, indicating that the Urbana Park District will not build a park on the site because it smaller than 10 acres. However, it is the only available land for such an activity. Ms. Arbiter expressed concerns regarding the possibility of a property manager installing and maintaining a park, given the poor history demonstrated by previous owners.

There was discussion on the cost of the redevelopment. Ms. Arbiter felt that the cost was underestimated. She mentioned approximately 15-20 of the units at Aspen Court were currently uninhabitable, some of which had caved in ceilings. She also mentioned that fire department's lack of response to security issues at Urbana Townhomes. LNAC was reassured that security would be tight on the site during the burn, yet Ms. Arbiter noticed that one of the doors to the building was smashed open. She asked that the City board up the side closest to The Cove on the west portion of the complex because it may be inviting nuisance behavior. Jen Gonzalez indicated that she would follow up on the matter with the Building Safety Division of the Community Development Services Department.

Ms. Arbiter requested clarification about the City's Access Grant Program guidelines, specifically whether rental units only qualified if the building housed 4 or less units. Ms. Hardy said that she would look into the requirement and pass along the answer when she got back to the office. Ms. Arbiter indicated that there were several single-family units in the neighborhood that had been converted to rental. She thought that they would benefit from grant funds and would likely qualify. She also mentioned that LNAC had been approached by Stone Creek Church in Urbana. The church would like to help with renovations to assist two to four households with needed repairs.

There was discussion regarding the percentage of low to moderate income households in Census Tract 56, as well as foot traffic between Aspen Court and Philo Road. Ms. Arbiter noted that she would like to see a pathway, similar to the Lanore/Adams Multi-Use Path, for those traveling to Philo Road. There was further discussion about the feasibility of this activity and best possible outcomes. Additionally, Ms. Arbiter mentioned the mini-homes initiative. Ms. Gonzalez noted that there had been talk of this kind of development undertaking in the City of Champaign. Ms. Arbiter asked about specific language in the Annual Action Plan regarding seeking and

supporting training opportunities. Staff indicated that the language was related to subrecipients seeking training to better their programs.

Seeing no further comments, Ms. Gonzalez closed the public hearing at 7:48 p.m.

Respectfully Submitted



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Jen Gonzalez, Grant Coordinator II





**UNAPPROVED**  
**MINUTES**  
**COMMUNITY DEVELOPMENT COMMISSION MEETING**  
**Tuesday, March 25, 2014, City Council Chambers**  
**400 South Vine Street, Urbana, IL 61801**

**Public Hearing on the Proposed City of Urbana & Urbana HOME Consortium Annual Action Plan (AAP) for Fiscal Year (FY) 2014-2015:** Chairperson Cobb called the public hearing to order and declared it open at 7:03 p.m. The purpose of this public hearing was to receive public input on the proposed City of Urbana and Urbana HOME Consortium AAP for FY 2014-2015. Notice of the public hearing was posted on the City's website on December 13, 2013; faxed, mailed, and emailed to the media, various social service agencies and interested citizens; and was published on Friday, December 20, 2013 and Monday, December 23, 2013 in Champaign-Urbana's *The News-Gazette*. Seeing no comments, Chairperson Cobb declared the public hearing closed and adjourned the public hearing at 7:05 p.m.

**Call to Order:** Chairperson Cobb called the meeting to order at 7:03 p.m.

**Roll Call:** Kelly Mierkowski called the roll. A quorum was present.

**Commission Members Present:** Fred Cobb, Janice Bengtson, Jerry Moreland, Lisabeth Searing (in at 7:05 p.m.) and Anne Heinze Silvis.

**Commission Members Excused/Absent:** Chris Diana, George Francis

**Others Present:** Kelly H. Mierkowski, Jennifer Gonzalez, and Jenell Hardy, Community Development Services.

**Approval of Minutes:** *Chairperson Cobb asked for approval or modifications to the February 25, 2014 minutes. Commissioner Bengtson noted that on Page 1 under Staff Report letter was misspelled as latter. Commissioner Silvis moved to approve the minutes with the correction and Commissioner Bengtson seconded the motion. The motion carried unanimously.*

**Petitions and Communications:** None.

**Staff Report:** Kelly Mierkowski, Grants Management Division Manager, provided a brief overview of the staff report provided to the Commissioners. Ms. Mierkowski stated that, the City received several emails from HUD. The first email anticipating the announcement of the 2014 funding allocations by mid-March; as of this memo, we did receive an announcement by email and through HUD's website about funding allocations, showing an increase. The second email stated that after some delays HUD is in the position to implement new Low & Moderate Income Summary Data, which is what we use to update our Census Tract Map, with low and moderate income information throughout the City. So, it looks like we will be able to update that map based on this new information, which will hopefully come sometime this summer, the email stated it would not be effective before July 1, 2014. The map may look different, based on the information received.

Chairperson Cobb asked if information was received regarding employment level in the census tracts. Ms. Mierkowski stated that this information is not sent, but it is available on Census.gov to look up the information. Ms. Mierkowski indicated that she was not sure what level of information is available on the website, but the information should be available.

Chairperson Cobb noted that Grants Management is currently accepting bid proposals for property maintenance lawn care and Ms. Mierkowski stated that Randy was in charge of that process. Chairperson Cobb asked how long that lasts, i.e. what is the timing, and Ms. Gonzalez indicated that it had already passed, that the bid opening was this past week, but if more information was requested, Randy could provide the information on the low bidder, etc.

Chairperson Cobb also asked about applications being available for the Whole House Rehabilitation Program, and Ms. Mierkowski stated that it has not officially opened up yet, that an announcement will be made in our newsletter letting people know that we are taking applications. Nothing else has been sent out about this program yet, so it will be opening up sometime soon.

Commissioner Silvis asked about the new data and census data, and if the target areas might change. Ms. Mierkowski stated that it is possible, depending on the information received. Commissioner Silvis also asked how often the target areas change. Ms. Mierkowski stated that the map is based on information from the Census, which is done every ten years. Ms. Mierkowski was not sure what the previous map looked like before the one Grants is using now, which is based on 2000 Census information; she was not sure what the map based on 1990 Census information looked like. Commissioner Silvis asked if the boundaries of the tracts would change and Ms. Mierkowski stated no, only the areas that are higher in low and moderate income, if it even changes at all.

### **Old Business:**

#### **Draft City of Urbana and Urbana HOME Consortium (Champaign/Urbana/Champaign County) Annual Action Plan – FY 2014-2015**

Ms. Mierkowski stated that the issue is for the Community Development Commission to review the Annual Action Plan for FY 2014-2015 and make a final recommendation to the Urbana City Council. At the time of this memo HUD had not yet announced its formula allocations for entitlement communities, so the projected funding amounts in the AAP were assumed to be at the same level for both CDBG and HOME as the fiscal year, FY 2013-2014. Since then, HUD has announced its funding allocations by their website and by email, which shows an increase for both CDBG and HOME. Based on the contingency language in the AAP, the budget will be adjusted without the need for additional citizen participation; the budgets for CDBG and HOME will be proportionally increased from the estimated funding levels that we originally had, to match the actual allocation amounts received. Last fiscal year, when HUD announced the funding allocations, at some point they then changed the allocation amounts, so to ensure that the funding amounts will remain the same as initially indicated, so changes to the budget will definitely be made prior to submission of the AAP to HUD.

Chairperson Cobb asked if they would be notified of the changes to the AAP and Ms. Mierkowski agreed to let them know of the changes. Chairperson Cobb also asked if there was any significant input during the public hearings from concerned individuals. Ms. Mierkowski indicated that the ones she attended did not have significant input, but stated that Jen and Jenell could speak to the ones they attended. Ms. Mierkowski also indicated that the minutes from the various public hearings were in the back of copy of the Annual Action Plan under Citizen Participation, Appendix IV and that social service agencies gave input during the social service public hearing.

The Commissioners reviewed the public hearing minutes and Chairperson Cobb asked for any input from Commissioners regarding any concerns they have on the AAP, or if they have received information from people in their areas about the AAP. Commissioner Silvis commented that in the Thursday, January 9<sup>th</sup> meeting, one of the attendees asked for technology as part of the grant funding and asked what that meant. Ms. Hardy stated that social service grants pay for case management and direct services to clients, and that Ms. Greenwalt probably meant technology aspects like equipment purchases, upgrading security, along those lines; the administration portion of a program, however, the social services grants are more focused on direct service to clients, and specifically with residents that are in Urbana. The technology piece may be a general benefit to the agency to help general operations, but not necessarily a direct benefit to residents. Chairperson Cobb asked if this would be addressed and Ms. Hardy stated that we do consider all the input that we get from our social service agencies and citizens. We take it into account the things that are considered eligible, especially with the Federal monies we mix with the pool of money, which puts certain regulations on the types of activities and projects we can fund.

Commissioner Searing stated that reading the minutes from the previous meeting were really informative and helpful with not being there, and then asked how the information about the map changes impact this or within the contingency plan language. Ms. Mierkowski asked for clarification and Commissioner Searing stated meant with regard to the census changes, i.e. if the designations of the census tracts or block changes impact this annual action plan, if at all. Ms. Mierkowski responded that it would not impact the plan this year, since the information will not be available until after July 1, 2014. It will like be incorporated into the next Consolidated Plan, in which the process will start this summer into next fall, for the next five year plan, and the Annual Action plan that will follow suit. Commissioner Searing commented that HUD was not anticipating that this information would be out in the next two months, and Ms. Mierkowski stated that the email definitely indicated not before July 1. Commissioner Searing stated that when she saw that, she was not sure how it would affect the spending of funds.

Chairperson Cobb indicated there are three options with regard to the AAP, i.e. forward the plan, forward the plan with changes, or not recommend approval. Chairperson Cobb commented that under Fiscal Impact, it states that there are considerable fiscal impacts associated with the preparation of the City of Urbana and Urbana HOME Consortium Annual Action Plan FY 2014-2015, and asked what that meant, can it be clarified. Ms. Mierkowski stated that it would basically be staff time preparing the AAP; that would be the fiscal impact. Chairperson Cobb indicated that usually there is a reference to the impact on the City budget, and asked if it would affect the City budget; Ms. Mierkowski indicated that it would not.

Chairperson Cobb reviewed the three options again. Commissioner Silvis moved for approval and Commissioner Searing seconded. Commissioner Silvis then commented that the fiscal impacts are whether there is HUD money, both for CDBG and HOME program, either we get them or we don't, that is a fiscal impact; it is the benefit of having these funds and programs. Ms. Mierkowski commented that there would definitely be a fiscal impact to the City budget if we did not have either CDBG or HOME grant funds. The motion carried unanimously.

**New Business:**

**A Resolution Approving the Transfer of Volume Cap in Connection with Private Activity Bond Issues, Single-Family Mortgage Revenue Bonds, and Related Matters (Private Bond Cap Allocation – Assist MCC Programs, Series 2014)**

**A Resolution Approving the Transfer of Volume Cap in Connection with Private Activity Bond Issues, Single-Family Mortgage Revenue Bonds, and Related Matters (Private Activity Bond Cap – EIEDA, Series 2014)**

Chairperson Cobb asked if these two items should be done together and Ms. Mierkowski agreed, stating that she would start and for Ms. Gonzalez can jump in with additional comments. Basically, the issue is for the Community Development Commission to make a recommendation to the Urbana City Council regarding the use of the City's 2014 private activity bond cap, which has to be decided by May 1, 2014. There are different options for reserving the cap for specific projects or participating in homebuyer assistance programs through the Assist MCC Program or for neighborhood initiative through the EIEDA.

Any unused bond cap not ceded for any combination of these programs will automatically be ceded back to the State for use by another municipality. For 2014, Illinois Home Rule Units are allocated \$100 per capita, which is an increase of \$5 from last year's allocation of \$95 per capita. The allocation for this year is \$4,158,100, based on the population of 41,581, which is an increase from the 2013 population. On Page 2 of the memo, under the Background section, there is a list of possible activities that the bond cap can be utilized for. Since 2012, the City has allocated all its Bond Cap to EIEDA to be used toward multi-family housing, as homebuyer assistance programs had been either discontinued or did not have an immediate need for additional bond cap.

We received an email from David Rasch, who is the Director of the Assist MCC Program for Stern Brothers & Co., requesting that the City consider ceding all or part of the bond Cap to the Assist MCC Program, as the program is now up and running. Attached to the memo is a copy of the email he sent, along with a sample press release, explaining the Assist and MCC programs. Andrew Hamilton, Director of EIEDA, was contacted and he indicated that there are several projects in the community coming up that the bond cap could be used towards. Staff is recommending that the Community Development Commission forward the Resolutions with a recommendation that the bond cap allocation of \$4,158,100 to be split in half, with 50% or \$2,079,000 to be ceded to the Assist MCC Program for homebuyer assistance, and the other half ceded to EIEDA for possible neighborhood initiatives.

Chairperson Cobb commented on the income limits listed for people to participate, i.e. \$72,100 for 1 or 2 persons, and \$82,915 for three or more, and asked if there was any asset limit that might constrain a person. For example, if they only had income, modest or below these limits, but yet they had assets in excess of \$1 million, would that affect it? Ms. Gonzales commented that she was unsure, but these are the only qualifications we have ever received. And, since we don't operate the program in-house, it was difficult to say. We do know that families who qualify for these programs often are much lower income than what is required here. So, other programs that they are applying for will have an asset limit, but this particular program does not look like there is one. The Mortgage Certificate Credit (MCC) program used to be run through IHDA and they have pretty strict standards, so it depends on the lender who is processing everything.

Chairperson Cobb also commented that input was received from David Rasch, Managing Director of the Assist MCC Program, for Stern Brothers & Co., and asked what type of company is Stern Brothers? How do they function? Ms. Gonzalez stated that they are basically an investment company, so they manage the bonds and the issuing of the bonds. They will connect with the bank and find the financiers; they are the glue that holds this whole thing together. Unless we give them the bond cap, they can't create the programs. They actually have to go and find a bank that is willing to back this program and finance the loans with all the individual homebuyers. They help facilitate, because there are all sorts of rules on the taxing of everything, so they are kind of overseeing the whole thing.

Chairperson Cobb commented that staff is recommending 50% to Eastern Illinois Economic Development Authority and 50% to the Assist MCC Program, i.e. is that how we want to divide it. Ms. Mierkowski agreed, and Chairperson Cobb asked if the Commissioners had any questions. Chairperson Cobb asked if any projects have been identified, and Ms. Mierkowski stated that when she talked with Mr. Hamilton, he indicated that there were a couple of projects in the community, one in Champaign and one in Urbana, that this could possibly be used for. Chairperson Cobb also commented that if this was not used, it would go back to the state, and Ms. Mierkowski agreed.

Chairperson Cobb entertained a motion, with the options being that it has to be decided by May, 1 and that the recommendation is 50/50. Chairperson Cobb reiterated that the recommendation of staff is 50% to Assist MCC Program and 50% to Eastern Illinois Economic Development Authority. Commissioner Silvis made a motion to follow staff recommendations and forward this resolution to City Council with a recommendation that the bond be split 50/50.

Commissioner Moreland seconded the motion, and asked if we know what particular projects or initiatives the EIEDA or what they are thinking of doing? Ms. Mierkowski stated that in the past recently, there was a project in Champaign. The two mentioned, when talking with Mr. Hamilton, were Providence housing development, a Housing Authority of Champaign County project in Champaign, which he said could be eligible for this, and the other one is the Clark Lindsey Village Redevelopment in Urbana, which is also eligible. Also, there is an RFP out for the Redevelopment of Urbana Townhomes and Aspen Court, which is also possibly an eligible project. The motion carried unanimously.

**CDBG Public Service Funding Priorities as part of the Consolidated Social Service Funding Pool**

Ms. Hardy commented that each year we do our Consolidated Social Service Funding Pool; those are funds we combine with the City General funds and Cunningham Township funds, as well as a small portion of our Community Development Block Grant. Each year we do ask that our Community Development Commission provide guidance to the priorities that we would set for the CDBG funds. Last year those priorities were seniors and youth, homelessness, and the special needs population. Again, we are recommending those populations, those three choices, because they provide for a larger range of funding options and possibilities. There are many priorities that can be chosen; they are listed on page 2 of the memo, such as Affordable Housing, Lead Based Paint, Infrastructure, and Public Housing. These other ones are able to be tackled through other means and other funding sources, with other partners. We like to focus on these priorities, because it is a good way that we can utilize those funds to reach those areas with the funds that are available.

Chairperson Cobb asked about the infrastructure, i.e. what other resources do we have for addressing infrastructure. Ms. Hardy commented that we do use some of our CDBG funds for infrastructure. Currently we are proposing a couple of projects, such as the neighborhood sidewalks or we recently did the street lights in the Census Tract 53. Those are some of the ways we contribute to infrastructure with our Community Development Block Grant. Chairperson Cobb asked if we interconnect with the City on those projects, and Ms. Hardy agreed, stating that we work with the Public Works Department and projects are written in the Capital Improvement Plan of large projects that the City wants to take on as a whole, as so we look at what we can partner with them on, using our CDBG funds when the project is in the target area and it meets the goals and objectives of the Federal guidelines. We try to use some of our money in conjunction with the funds that have already been set aside by the City to address those projects.

Chairperson Cobb commented that with regard to the infrastructure, we would have to do a project in several years, i.e. to get lights up, and was wondering if we made it a priority, could the project get done sooner, like the street lights. Ms. Hardy stated that the priorities would only apply to the amount of CDBG funding, approximately \$5,000; that would be a small contribution to what we need for a project in that area. So, we have set aside other money mentioned in our Annual Action Plan to work on those types of projects.

Chairperson Cobb commented about the sewer situation where homeowners were complaining because the sewers or water lines were on one side of the street. Is there any resource to address that issue and where does it stand? Ms. Mierkowski stated that through Public Works there is a program or plan to help address the water or sewer issue in the Dr. Ellis Subdivision. Commissioner Silvis stated that Public Works came up with a cost-sharing program to help subsidize the cost.

Chairperson Cobb stated that most of the other priorities are being addressed otherwise, so it would make sense to keep our priorities the same, except if some of the emphasis has been changed on where these should rank, and asked if they should be ranked the same? Ms. Hardy stated that is our recommendation; that they also are in the same order, with senior and youth being the highest priority, homelessness being second, and special needs population being third.

Ms. Hardy also commented that if it is the Commission's desire to evaluate the priority in which those priorities are set, it can be done. Chairperson Cobb stated that they would need to know the needs, and asked if a need has lessened or is about the same? Ms. Gonzalez stated that is actually a part of what we do for our Consolidated Planning process; our five year plan, which we do every five years. So, actually this coming fall we will be starting that again, but we don't revisit those issues as detailed as we do for those five year checkups. We do all kinds of focus groups, to get the public's opinion on what those needs are. That is when we really hone in on the data available through the American Community Survey and through HUD, to figure out what we need, because we have to apply numbers to these populations. So, we have to look at the data more closely; we do have the data available but we have not looked at the changes much over the course of the Consolidated Plan, but we will be looking at it again this fall. That would be something to look at, once we put out the new Consolidated Plan; we will revisit this in the coming year.

Commissioner Searing asked a question regarding how the \$5,000 was spent in the last fiscal year, as she did not see this information in the background information in the memo. Ms. Hardy stated that the agencies were the Regional Planning Commission for their Senior Services Program; their total award was \$4,200, of which \$1,000 was CDBG funds. Community Elements has a runaway youth shelter, which addresses homelessness and youth; their total amount was \$5,800 and we provided \$3,000 in CDBG funds. And then through Special Needs, we funded the Greater Community AIDS Project; they received the remaining portion of \$1,000. Their grant was larger than that; they received a portion from the Cunningham Township, in addition to a portion of the CDBG funds. We spread the funds out, with the other money, to make up their total award.

Commissioner Searing also asked, with all the different options from the 2010 -2014 Consolidated Plan, there are the ones that we say are addressed through the other sources, and the ones that are the focus, and then there are Services and Training for Low and Moderate Income Persons, which is not mentioned in either category. Commissioner Searing stated she was curious about that and asked where this category fell? Chairperson Cobb also stated that was why he had asked about unemployment in the Census Tract. Ms. Hardy stated that the best way it is addressed, when you look at the entire pool of Consolidated Social Service Funding, there is a component for youth training. We did a summer youth employment target this past summer with our Consolidated Social Service Funding and looking for job opportunities for our high school students and young college age students, up to 21-24 years old; that is one way. There are job training programs that have applied for Consolidated Social Service Funding; we funded a construction education training program, in addition to another youth development, which was targeted to youth development, training, and education for job skills. So, through the larger pool of social services, that is how we are able to address that. Commissioner Searing stated that it is sort of an element in a lot of the different ones, which is why it did not come up specifically, and Ms. Hardy agreed. Chairperson Cobb asked if there were any other questions, and there were none.

Commissioner Moreland made a motion that they recommend the funding priorities as written and Commissioner Bengtson seconded. The motion carried unanimously.

**Adjournment:** Seeing no further business, Chairperson Cobb adjourned the meeting at 7:47 p.m.

Recorded by Kelly H. Mierkowski, Manager

*Kelly H. Mierkowski*

UNAPPROVED

# **ADDITIONAL ATTACHMENT**

## **HUD Certifications**



# CPMP Non-State Grantee Certifications

- This certification does not apply.  
 This certification is applicable.

## NON-STATE GOVERNMENT CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

**Affirmatively Further Fair Housing** -- The jurisdiction will affirmatively further fair housing, which means it will conduct an analysis of impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting that analysis and actions in this regard.

**Anti-displacement and Relocation Plan** -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, and implementing regulations at 49 CFR 24; and it has in effect and is following a residential antidisplacement and relocation assistance plan required under section 104(d) of the Housing and Community Development Act of 1974, as amended, in connection with any activity assisted with funding under the CDBG or HOME programs.

**Drug Free Workplace** -- It will or will continue to provide a drug-free workplace by:

1. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the grantee's workplace and specifying the actions that will be taken against employees for violation of such prohibition;
2. Establishing an ongoing drug-free awareness program to inform employees about –
  - a. The dangers of drug abuse in the workplace;
  - b. The grantee's policy of maintaining a drug-free workplace;
  - c. Any available drug counseling, rehabilitation, and employee assistance programs; and
  - d. The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace;
3. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph 1;
4. Notifying the employee in the statement required by paragraph 1 that, as a condition of employment under the grant, the employee will –
  - a. Abide by the terms of the statement; and
  - b. Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;
5. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph 4(b) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;
6. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph 4(b), with respect to any employee who is so convicted –
  - a. Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
  - b. Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;
7. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs 1, 2, 3, 4, 5 and 6.

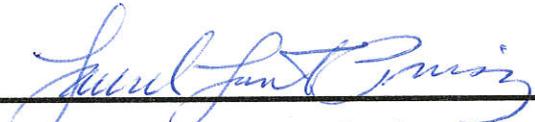
**Anti-Lobbying** -- To the best of the jurisdiction's knowledge and belief:

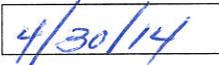
8. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
9. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
10. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all sub-awards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** -- The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

**Consistency with plan** -- The housing activities to be undertaken with CDBG, HOME, ESG, and HOPWA funds are consistent with the strategic plan.

**Section 3** -- It will comply with section 3 of the Housing and Urban Development Act of 1968, and implementing regulations at 24 CFR Part 135.

  
\_\_\_\_\_  
Signature/Authorized Official

  
Date

Laurel Lunt Prussing

Name

Mayor

Title

400 S. Vine St.

Address

Urbana IL 61801

City/State/Zip

(217) 384-2456

Telephone Number

- |  |
|--|
| <input type="checkbox"/> <b>This certification does not apply.</b>           |
| <input checked="" type="checkbox"/> <b>This certification is applicable.</b> |

### Specific CDBG Certifications

The Entitlement Community certifies that:

**Citizen Participation --** It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

**Community Development Plan --** Its consolidated housing and community development plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that provide decent housing, expand economic opportunities primarily for persons of low and moderate income. (See CFR 24 570.2 and CFR 24 part 570)

**Following a Plan --** It is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) that has been approved by HUD.

**Use of Funds --** It has complied with the following criteria:

11. Maximum Feasible Priority - With respect to activities expected to be assisted with CDBG funds, it certifies that it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low and moderate income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include activities which the grantee certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available);
12. Overall Benefit - The aggregate use of CDBG funds including section 108 guaranteed loans during program year(s), **FY 2014-2015** (a period specified by the grantee consisting of one, two, or three specific consecutive program years), shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period;
13. Special Assessments - It will not attempt to recover any capital costs of public improvements assisted with CDBG funds including Section 108 loan guaranteed funds by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108, unless CDBG funds are used to pay the proportion of fee or assessment attributable to the capital costs of public improvements financed from other revenue sources. In this case, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds. Also, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

**Excessive Force --** It has adopted and is enforcing:

14. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
15. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction;

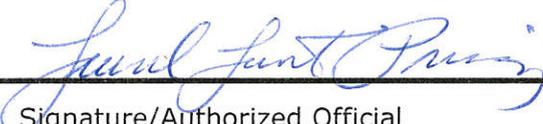
City of Urbana & Urbana HOME Consortium

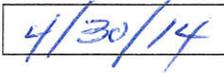
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**Compliance With Anti-discrimination laws** -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 USC 2000d), the Fair Housing Act (42 USC 3601-3619), and implementing regulations.

**Lead-Based Paint** -- Its activities concerning lead-based paint will comply with the requirements of part 35, subparts A, B, J, K and R, of title 24;

**Compliance with Laws** -- It will comply with applicable laws.

  
\_\_\_\_\_  
Signature/Authorized Official

  
Date

Laurel Lunt Prussing

Name

Mayor

Title

400 S. Vine St.

Address

Urbana IL 61801

City/State/Zip

(217) 384-2456

Telephone Number

- This certification does not apply.**  
 **This certification is applicable.**

**OPTIONAL CERTIFICATION  
CDBG**

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having a particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities, which are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

---

Signature/Authorized Official

Date

Name

Title

Address

City/State/Zip

Telephone Number

- This certification does not apply.  
 This certification is applicable.

### Specific HOME Certifications

The HOME participating jurisdiction certifies that:

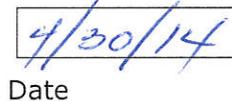
**Tenant Based Rental Assistance** -- If the participating jurisdiction intends to provide tenant-based rental assistance:

The use of HOME funds for tenant-based rental assistance is an essential element of the participating jurisdiction's consolidated plan for expanding the supply, affordability, and availability of decent, safe, sanitary, and affordable housing.

**Eligible Activities and Costs** -- it is using and will use HOME funds for eligible activities and costs, as described in 24 CFR § 92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in § 92.214.

**Appropriate Financial Assistance** -- before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;

  
Signature/Authorized Official

  
Date

Laurel Lunt Prussing

Name

Mayor

Title

400 S. Vine St.

Address

Urbana IL 61801

City/State/Zip

(217) 384-2456

Telephone Number

|  |
|--|
| <input checked="" type="checkbox"/> <b>This certification does not apply.</b><br><input type="checkbox"/> <b>This certification is applicable.</b> |
|--|

### HOPWA Certifications

The HOPWA grantee certifies that:

**Activities** -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

**Building** -- Any building or structure assisted under that program shall be operated for the purpose specified in the plan:

1. For at least 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For at least 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

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Signature/Authorized Official

Date

Name

Title

Address

City/State/Zip

Telephone Number

- This certification does not apply.**  
 **This certification is applicable.**

### ESG Certifications

I, \_\_\_\_\_, Chief Executive Officer of City of Urbana, certify that the local government will ensure the provision of the matching supplemental funds required by the regulation at 24 *CFR* 576.51. I have attached to this certification a description of the sources and amounts of such supplemental funds.

I further certify that the local government will comply with:

1. The requirements of 24 *CFR* 576.53 concerning the continued use of buildings for which Emergency Shelter Grants are used for rehabilitation or conversion of buildings for use as emergency shelters for the homeless; or when funds are used solely for operating costs or essential services.
2. The building standards requirement of 24 *CFR* 576.55.
3. The requirements of 24 *CFR* 576.56, concerning assurances on services and other assistance to the homeless.
4. The requirements of 24 *CFR* 576.57, other appropriate provisions of 24 *CFR* Part 576, and other applicable federal laws concerning nondiscrimination and equal opportunity.
5. The requirements of 24 *CFR* 576.59(b) concerning the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970.
6. The requirement of 24 *CFR* 576.59 concerning minimizing the displacement of persons as a result of a project assisted with these funds.
7. The requirements of 24 *CFR* Part 24 concerning the Drug Free Workplace Act of 1988.
8. The requirements of 24 *CFR* 576.56(a) and 576.65(b) that grantees develop and implement procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted with ESG funds and that the address or location of any family violence shelter project will not be made public, except with written authorization of the person or persons responsible for the operation of such shelter.
9. The requirement that recipients involve themselves, to the maximum extent practicable and where appropriate, homeless individuals and families in policymaking, renovating, maintaining, and operating facilities assisted under the ESG program, and in providing services for occupants of these facilities as provided by 24 *CFR* 76.56.

10. The requirements of 24 *CFR* 576.57(e) dealing with the provisions of, and regulations and procedures applicable with respect to the environmental review responsibilities under the National Environmental Policy Act of 1969 and related authorities as specified in 24 *CFR* Part 58.
11. The requirements of 24 *CFR* 576.21(a)(4) providing that the funding of homeless prevention activities for families that have received eviction notices or notices of termination of utility services will meet the requirements that: (A) the inability of the family to make the required payments must be the result of a sudden reduction in income; (B) the assistance must be necessary to avoid eviction of the family or termination of the services to the family; (C) there must be a reasonable prospect that the family will be able to resume payments within a reasonable period of time; and (D) the assistance must not supplant funding for preexisting homeless prevention activities from any other source.
12. The new requirement of the McKinney-Vento Act (42 *USC* 11362) to develop and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent such discharge from immediately resulting in homelessness for such persons. I further understand that state and local governments are primarily responsible for the care of these individuals, and that ESG funds are not to be used to assist such persons in place of state and local resources.
13. HUD's standards for participation in a local Homeless Management Information System (HMIS) and the collection and reporting of client-level information.

I further certify that the submission of a completed and approved Consolidated Plan with its certifications, which act as the application for an Emergency Shelter Grant, is authorized under state and/or local law, and that the local government possesses legal authority to carry out grant activities in accordance with the applicable laws and regulations of the U. S. Department of Housing and Urban Development.

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Signature/Authorized Official

Date

Name

Title

Address

City/State/Zip

Telephone Number

|  |
|--|
| <input type="checkbox"/> <b>This certification does not apply.</b><br><input checked="" type="checkbox"/> <b>This certification is applicable.</b> |
|--|

**APPENDIX TO CERTIFICATIONS**

Instructions Concerning Lobbying and Drug-Free Workplace Requirements

**Lobbying Certification**

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

**Drug-Free Workplace Certification**

1. By signing and/or submitting this application or grant agreement, the grantee is providing the certification.
2. The certification is a material representation of fact upon which reliance is placed when the agency awards the grant. If it is later determined that the grantee knowingly rendered a false certification, or otherwise violates the requirements of the Drug-Free Workplace Act, HUD, in addition to any other remedies available to the Federal Government, may take action authorized under the Drug-Free Workplace Act.
3. Workplaces under grants, for grantees other than individuals, need not be identified on the certification. If known, they may be identified in the grant application. If the grantee does not identify the workplaces at the time of application, or upon award, if there is no application, the grantee must keep the identity of the workplace(s) on file in its office and make the information available for Federal inspection. Failure to identify all known workplaces constitutes a violation of the grantee's drug-free workplace requirements.
4. Workplace identifications must include the actual address of buildings (or parts of buildings) or other sites where work under the grant takes place. Categorical descriptions may be used (e.g., all vehicles of a mass transit authority or State highway department while in operation, State employees in each local unemployment office, performers in concert halls or radio stations).
5. If the workplace identified to the agency changes during the performance of the grant, the grantee shall inform the agency of the change(s), if it previously identified the workplaces in question (see paragraph three).
6. The grantee may insert in the space provided below the site(s) for the performance of work done in connection with the specific grant: Place of Performance (Street address, city, county, state, zip code) Check if there are workplaces on file that are not identified here. The certification with regard to the drug-free workplace is required by 24 CFR Part 21.

| Place Name                                    | Street                 | City      | County    | State | Zip   |
|---|------------------------|-----------|-----------|-------|-------|
| City of Urbana                                | 400 S. Vine St.        | Urbana    | Champaign | IL    | 61801 |
| City of Champaign                             | 102 N. Neil St.        | Champaign | Champaign | IL    | 61820 |
| Champaign County Regional Planning Commission | 1776 E. Washington St. | Urbana    | Champaign | IL    | 61802 |
| Habitat for Humanity                          | P.O. Box 1162          | Champaign | Champaign | IL    | 61824 |
| Ecological Construction Laboratory            | 112 W. Main St.        | Urbana    | Champaign | IL    | 61801 |
| Homestead Corporation                         | 306 W. Griggs St.      | Urbana    | Champaign | IL    | 61801 |
|   |                        |           |           |       |       |
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7. Definitions of terms in the Non-procurement Suspension and Debarment common rule and Drug-Free Workplace common rule apply to this certification. Grantees' attention is called, in particular, to the following definitions from these rules: "Controlled substance" means a controlled substance in Schedules I through V of the Controlled Substances Act (21 U.S.C. 812) and as further defined by regulation (21 CFR 1308.11 through 1308.15); "Conviction" means a finding of guilt (including a plea of *nolo contendere*) or imposition of sentence, or both, by any judicial body charged with the responsibility to determine violations of the Federal or State criminal drug statutes; "Criminal drug statute" means a Federal or non-Federal criminal statute involving the manufacture, distribution, dispensing, use, or possession of any controlled substance; "Employee" means the employee of a grantee directly engaged in the performance of work under a grant, including:
- b. All "direct charge" employees; all "indirect charge" employees unless their impact or involvement is insignificant to the performance of the grant; and
  - a. temporary personnel and consultants who are directly engaged in the performance of work under the grant and who are on the grantee's payroll. This definition does not include workers not on the payroll of the grantee (e.g., volunteers, even if used to meet a matching requirement; consultants or independent contractors not on the grantee's payroll; or employees of subrecipients or subcontractors in covered workplaces).

Note that by signing these certifications, certain documents must be completed, in use, and on file for verification. These documents include:

- 1. Analysis of Impediments to Fair Housing
- 2. Citizen Participation Plan
- 3. Anti-displacement and Relocation Plan

  
Signature/Authorized Official



Date

Name

Title

Address

City/State/Zip

Telephone Number