

Will County CDBG/HOME Advisory Board
Meeting Date: Tuesday, May 16, 2023 at 1:00p.m.

302 N Chicago St, Joliet, IL 60432
Will County Board Room

AGENDA

Introduction

- | | |
|-----------------------------|---|
| 1. Call meeting to order | Jennifer Bertino-Tarrant, County Executive |
| 2. Pledge of Allegiance | Jennifer Bertino-Tarrant, County Executive |
| 3. Advisory Board Roll Call | Brooke Sims, Administrative Assistant, Land Use Dept. |

Old Business

4. Approval of Minutes from February 2, 2023 meeting

New Business

5. Action Item – Program Year 2020 Substantial Amendment to reallocate funds
6. HOME-ARP Application Cycle
7. Presentation of applications received for Program Year 2023 funds
8. Announcements
- A. Next Meeting is June 1 @ 1:00
- i. Draft Action Plan with staff funding recommendations presented
9. Public Comments
10. Motion to Adjourn

Webex Meeting Link for viewing:

<https://willcountyillinois.webex.com/willcountyillinois/j.php?MTID=m7347ad0ac9d2021367c06a1960f35a0c>



MEMO

WILL COUNTY ILLINOIS

LAND USE DEPARTMENT

JENNIFER BERTINO-TARRANT
WILL COUNTY EXECUTIVE

MARTHA SOJKA
DIRECTOR, COMMUNITY DEVELOPMENT

P. (815) 774-3364
F. (815) 774-7895
E. msojka@willcountylanduse.com

Land Use Department Building
58 E. Clinton Street, Suite 100
Joliet, IL 60432

TO: CBDG/HOME Advisory Board
FROM: Martha Sojka
DATE: May 9, 2023
RE: CDBG/HOME Advisory Board Meeting

Included in the packet are the following:

Minutes from February 2, 2023 Meeting.

Program Year 2020 Substantial Amendment. Seeking reallocation of funds from new construction (allocated in 2020) to downpayment assistance. See attached Amendment.

HOME-ARP Application Cycle. Will County HOME-ARP Plan was approved by HUD.

The proposal for soliciting applications is as follows:

Round 1

June 1 – July 15: – Pre-application open

July 15- August 15: Review/meet with applicants to determine eligibility and feasibility

August 15 – September 30: Application open to eligible

December Advisory Board Meeting: Staff recommendations

If there are still funds available, Round 2 will be open again June 1, 2024



MEMO

WILL COUNTY ILLINOIS

LAND USE DEPARTMENT

JENNIFER BERTINO-TARRANT
WILL COUNTY EXECUTIVE

MARTHA SOJKA
DIRECTOR, COMMUNITY DEVELOPMENT

P. (815) 774-3364
F. (815) 774-7895
E. msojka@willcountylanduse.com

Land Use Department Building
58 E. Clinton Street, Suite 100
Joliet, IL 60432

Presentation of applications received for Program Year 2023 funds.
Allocation Summary is below. Applications summaries are attached.

Will County	\$2,082,346	
admin (20%)	\$416,469.20	
cdbg public service (15%)	\$312,351.90	
cdbg public facilities	\$1,353,524.90	
	\$1,665,876.80	
Bolingbrook	\$ 381,527	
admin (will county)	\$ 76,305.40	
public service	\$ 36,000.00	
Bolingbrook other	\$ 269,221.60	
	WC	Bolingbrook
County Competitive	\$1,084,303.30	\$ 269,221.60
Public Service	\$276,351.90	\$ 36,000.00
admin	\$416,469.20	
		\$2,082,346.00
Will County	\$1,401,561	
admin (10%)	\$140,156.10	
CHDO	\$210,234.15	
HOME	\$1,261,404.90	
Joliet	\$ 504,562	
	WC	Joliet
Competitive	\$756,842.94	\$ 504,561.96
admin	\$140,156.10	
		\$1,401,561.00

Will County Advisory Board Meeting

MINUTES

February 2, 2023---2:00pm

CALL MEETING TO ORDER

County Executive Bertino-Tarrant called meeting to order @2:00pm.

ADVISORY BOARD ROLL CALL

Roll Call was taken by Brooke Hanus.

PLEDGE OF ALLEGIANCE

County Executive Bertino-Tarrant led the Pledge of Allegiance.

ADVISORY BOARD MEMBERS PRESENT:

County Executive Bertino-Tarrant

Chair Ogalla

Board Member Traynere

Board Member Balich

Township Supervisor Crowner

Township Supervisor Dettbarn

Mayor Dietz

Mayor March

Designee Kristi McNichol on behalf of Mayor O'Dekirk (...later arrived @2:08pm)

Executive Director White

Chief Executive Officer Simelton

QUARUM SATISFIED.

Brooke Sims said, that's 11 members total.

County Executive Bertino-Tarrant said, can I get a Motion to open up Public Hearing?

Board Member Balich said, Motion.

Mayor March said, second.

County Executive Bertino-Tarrant said, Brooke can you please call the roll?

Brooke Hanus said, County Executive Bertino-Tarrant?

County Executive Bertino-Tarrant said, yes.

Brooke Hanus said, Chair Ogalla?

Chair Ogalla said, yes.

Brooke Hanus said, Board Member Traynere?

Board Member Traynere said, yes.

Brooke Hanus said, Board Member Balich?

Board Member Balich said, yes.

Brooke Hanus said, Township Supervisor Crowner?

Township Supervisor Crowner said, yes.

Brooke Hanus said, Township Supervisor Dettbarn ?

Township Supervisor Dettbarn said, yes.

Brooke Hanus said, Mayor Dietz?

Mayor Dietz said, yes.

Brooke Hanus said, Mayor March?

Mayor March said, yes.

Brooke Hanus said, Executive Director White?

Executive Director White said, yes.

Brooke Hanus said, Chief Executive Officer Simelton?

Chief Executive Officer Simelton said, yes.

Brooke Hanus said, that's all-in favor.

County Executive Bertino-Tarrant said, 10 members voted in favor, we are now in Public Hearing. Martha will present now.

Martha Sojka said, I will do an overview of the HOME-ARP, the Needs Assessment that we are required to do, the Gap Analysis, and the Allocation Plan.

HOME-ARP overview, it came through the American Rescue Plan. There was 1.9 trillion went out to address the impacts of COVID. These particular dollars came from HUD. Will County's allocation was \$4,581,154 in HOME-ARP dollars. Those are available to us until September 30, 2030. In November 2021 we did receive access to 5% of the funds. HUD, in October of last year put a deadline on we allocation plans are due. They are due to HUD by March 31st, 2023.

There are 4 Qualifying Populations and there are regulations underneath those categories. They are Homeless, At Risk of Homelessness, Domestic Violence/Sexual Assault/Trafficking, and Other Populations. Other Populations being, other families requiring services or house assistance to prevent homelessness or at greatest risk of housing stability. Those are the 4 categories that these dollars could assist.

Then they go on to designate what are the eligible uses under these dollars. They can be used for Tenant-based Rental Assistance, HOME-ARP, Supportive Services, Acquisition and Development of Non-Congregate Shelter, Nonprofit Operating and Capacity Building Assistance, and Program Planning and Administration.

HUD requires that we do a Needs Assessment. I will touch on some points related to some of the consultations that we are required to do and also some high-level housing data just for Will County in general.

In terms of outreach and consultations, we started this process in February of 2022. We co-hosted listening sessions on IL Housing Blueprint and local housing needs. In April 2022, we sent out surveys to our community development email distribution and received feedback from 34 agencies. In April 2022, we also conducted a focus group session at Daybreak Shelter to get input from people with lived experience. Between April 2022 and November 2022, we conducted virtual one-on-one consults with representative agencies to obtain in-dept feedback that was listed in the survey. November 2022, we presented to the CoC Board meeting. And the document is out for public comment between January 20th and February 6th of 2023.

This is the list of the organizations consulted; Catholic Charities, Daybreak Shelter, Chicago Area Fair Housing Alliance, Continuum of Care, Cornerstone Services, Guardian Angel, Groundwork, Hope Fair Housing Center, Housing Authority of Joliet, Prairie State Legal, Trinity Services, and Veterans Assistance Commission.

Just a summary of the feedback we did get, capacity changes at shelters resulting from COVID and are leaving more qualifying populations unable to access emergency shelters, which is creating a gap in homeless house inventory. Non-congregated shelters are also important to meeting the needs of qualifying populations, particularly those with medical vulnerabilities. Qualifying populations are unable to meet rising rents and Fair Market Rent is creating housing instability. Respondents identified the least available, but most needed, is affordable housing rental units. Respondents suggested that increasing the number of units to assist qualifying populations by converting existing property to affordable housing. The need for supportive services to help qualifying populations retain and maintain housing to self-sufficiency though case management is a high priority.

Township Supervisor Dettbarn said, I have a question.

Martha Sojka said, yes.

Township Supervisor Dettbarn said, units to assist qualifying populations by converting existing property to affordable housing, are you talking old hotels, empty school buildings? Or what?

Martha Sojka said, yes. That could be an option for single-family homes. There are some non-profits that operate scattered site housing, so they will purchase a single-family home and provide housing to clients that they serve. But purchasing a hotel would fall under the non-congregated shelter as well.

Township Supervisor Dettbarn said, thank-you.

Martha said, the feedback reveled strong support for affordable housing units, non-congregate shelter options, and supportive services with specific emphasis on behavioral and mental health, case management in life skills for self-sustainability, and landlord relations and engagement.

Housing supply and demand, on this graph it shows the units by housing types, we have our housing stock as identified as single family detached, single family attached, and then multi-family units. So, the bulk of the housing in Will County is Single Family which is 88%. And then the other graph is by bedroom size, and the most common is 3 bedrooms at 74%.

Our existing inventory of multifamily housing in Will County is also very low in comparison with our neighboring counties, which creates increased rental prices. If your supply is low then your demand is high, which allows landlord to charge higher rent. With Will County being at 16% for our inventory, that's data between 2014-2018.

This is a graphic from NACo that speaks about affordability in Will County. For homeowners we have 182,341 owner occupied housing units, 28.7% are housing cost burdened meaning they pay more than 30% of their income on housing. And for renters we have 42,618 renter occupied housing units, 52.6% are burdened.

Since the launching of 2-1-1 in Will County, data indicates that the highest number of requests are for housing. Within the housing and shelter category, data shows there is a 13% unmet need for shelter.

There are contributing factors to why we see the difficulties when it comes to helping the homeless. And that is housing variety is limited. More multifamily housing and smaller units are needed. Limited new multifamily housing in Will County. More than half of our rental population is burdened, paying more than 30% of their income on housing. And demand for housing and shelter is high as evidenced by our 2-1-1 calls.

That demonstrates the need, but now HUD asks us to look at where are the gaps? For the gaps their specifically looking at the homeless population and other populations, which includes at risk, domestic violence, veterans, etc.

For the homeless population we gather data from our CoC (Continuum of Care), our primary data sources were, point in time data, housing inventory count, and consultation with specialists in homeless services housing. And for other qualifying populations, HUD has a database called the Comprehensive Housing Affordability Strategy (CHAS). There are different tables from the census that they cross tabulate to give us data housing needs and they have 4 major categories: cost burdened, overcrowded, units lacking plumbing facilities and units lacking kitchen facilities.

HUD also asked us to qualify the various populations that these dollars can serve. Homeless population; 1,829 clients. At risk population, 7,665 have 1 or more of the severe housing problems. Domestic Assault: 539 needed services, currently serving 92, so 447 unmet needs still. Other populations; 6,805 are 30-50% AMI with 1 or more severe housing problems.

There are many organizations in Will County that do have programs that help meet the needs. Like Daybreak Shelter, Catholic Charities, Morning Star Mission, Will County Center for Community Concerns, Housing Authority of Joliet, Cornerstone, Respond Now, Trinity Services, Habitat for Humanity and Will County Eviction Mediation Program. The needs are just way more than what these agencies can typically handle.

This is data pulled from the homeless management information system and from the point in time count. Focusing on just the gap analysis, it shows how many beds are needed and how many units are needed for the homeless population.

For the at risk or other populations, CHAS data, so the gap analysis here is 6,189 units of affordable housing for populations earning under 30% of AMI.

Here's a summary, for the homeless population, the estimated current need or demand is 125 housing units with rental assistance or supportive services attached to them. 146 beds in emergency shelter, either congregate or non-congregate shelters. And for the other qualifying populations, the estimated current need is at 6,189 affordable housing units.

To summarize the gap analysis, the existing housing supply and demand issues contribute to the growing needs. The gap analysis demonstrates need for additional shelter beds and affordable housing. Supported by feedback and priorities received from consultations that we had with the various

organizations and surveys. And that information is what informed the recommended for the HOME-ARP uses in the allocation plan.

Using the information, we had in the consultation; this is what we're proposing. We're dedicating 20% of the allocation to supportive services. The acquisition and development of non-congregate shelters, that also came up as a high need at 13%. Development of affordable rental housing came up the most, we put the bulk of the dollars here at 52%. Administration and Planning, the statutory limit is 15%, so that is the amount we are suggesting. So that is the essence of the allocation plan, and where we think those dollars would be best allocated in our community. If this is approved, we will get access to 4.5 million dollars.

During your analysis did you look at areas where you might find existing properties that could possibly fit some of these scenarios?

Martha Sojka said, it will likely be at price points around \$250,000 for single family. So, any community that has homes that are at that price point would be a possibility. We are going to be looking for some resources on the East side of the County and the South side of the County, because we know that is a limitation currently.

Board Members and Martha Sojka discussed the possibilities of properties and areas in their community that could an option for affordable housing.

Martha Sojka said, as terms of a resource on the South side or East side of the County, we continually hear there aren't resources. So, the person in need ends up in Joliet or Cook County. Elwood for example is actually affordable and is viewed as an opportunity area. We do hear that the South side and the East side are unserved. We are looking at piloting employee assisted housing program, where the County would match for down payment assistance. So, if there was an employer in your community that wanted to provide employees with assisted housing as a retention or employee attraction kind of incentive, that we could structure using our dollars. We currently have a down payment assistance program, we got the infrastructure in place, it would just be working with employers.

This chart just shows for the HOME program... the annual incomes change every year, and they produce different charts, so this is to just to give you an idea. A four-person household earning 80% of the AMI in Will County is \$83,350. This is a lot of money, but it is still considered low to moderate income.

HUD wanted to know whether or not we plan on limiting the qualifying populations or have any preferences. We did not choose to do any limitation. Whatever units we produce with these HOME-ARP dollars would be available to anyone that is deemed a qualifying population. No specific preference is identified. Units that are created with HOME-ARP funds will work indirectly with the Continuum of Care, receiving clients off the coordinated entry list from the Homeless Management Information System (HMIS), and the County Eviction Diversion Program for those identified as at risk homeless.

In terms of methods for soliciting applications for funding, our typical process is in March we make the announcement, and anyone who applies for funds has a month to submit an application, and then we have Advisory Board Meetings to talk about our staff recommendations, and then they go for County Board approval. Because these dollars are so specific on what can be done with them, and the developing dollars will have to be a very partnered event. We are looking to have a letter of interest as our method for solicitation. So if there is a partner or a developer out there that wants to utilize these funds, they need to submit a letter of interest. And if they meet the basic criteria, they will use just our regular HOME application to submit all that information. Once it is verified as a viable project it will be funded. So that's the process, we have a little bit of a longer time frame to spend these dollars. So rather than confining it we are just extending it open.

This is a timeline from the beginning to where were at today. We did start our consultation last February and where were at today is the presentation to the Advisory Board looking for recommendation for the County Board to approve the allocation plan, which will allow us to submit it to HUD within their time

frame of March 31, 2023. And that will give us access to the funds. The entire document is available on our website, and it was published for a public comment period, that ends on February 6th. So, if we get any comments, we will add those to the plan, so the comments are addressed. Like I said March will be the County Board approval. And March 31st we submit the document to HUD. Any questions on that?

County Executive Bertino-Tarrant said, okay I need a Motion to close Public Hearing.

Board Member Balich said, Motion Balich.

Mayor Dietz said, second.

County Executive Bertino-Tarrant said, Motion by Balich. Second by Dietz. Brooke can you please call the roll?

Brooke Hanus said, County Executive Bertino-Tarrant?

County Executive Bertino-Tarrant said yes.

Brooke Hanus said, Chair Ogalla?

Chair Ogalla said, yes.

Brooke Hanus said, Board Member Traynere?

Board Member Traynere said, yes.

Brooke Hanus said, Board Member Balich?

Board Member Balich said, yes.

Brooke Hanus said, Township Supervisor Crowner?

Township Supervisor Crowner said, yes.

Brooke Hanus said, Township Supervisor Dettbarn?

Township Supervisor Dettbarn said, yes.

Brooke Hanus said, Mayor Dietz?

Mayor Dietz said, yes.

Brooke Hanus said, Mayor March?

Mayor March said, yes.

Brooke Hanus said, Executive Director White?

Executive Director White said, yes.

Brooke Hanus said, Chief Executive Officer Simelton?

Chief Executive Officer Simelton said, yes.

Brooke Hanus said, on behalf of the Mayor O'Dekirk, Kristi McNichol?

Kristi McNichol said, yes.

Brooke said, okay that is all in favor.

County Executive Bertino-Tarrant said, we are now out of Public Hearing. We're going to move onto item number 2, which will be a Motion to recommend for approval to the County Board, the substantial amendment to the PY2020-2021/ Action Plan for the HOME-ARP allocation plan. Can I get a Motion?

Chair Ogalla said, Motion.

Board Member Balich said, second.

County Executive Bertino-Tarrant said, Motion by Ogalla. Seconded by Balich. Can we do a previous roll call here?

Martha Sojka said, yes.

County Executive Bertino-Tarrant said, Motion for a previous roll call?

Board Member Traynere said, Motion.

Mayor Dietz said, second.

County Executive Bertino-Tarrant said, Motion by Traynere. Seconded by Dietz. All in favor?

All Board Members said, aye.

County Executive Bertino-Tarrant said, any opposed?.. Motion carries.

Martha Sojka said, so in December if you recall kind of the process we go through, we have a 5 year consolidated plan, which is basically a strategic plan and then we have annual action plans based on the projects that get approved every year. And at the end of the year, we always report the previous year. So in December we did submit our report to HUD, it's called CAPER (Consolidated Annual Performance & Evaluation Report), that was part of your packet as well.

They're categorized by the different objectives that the HUD grants have; provide decent affordable housing, create suitable living environments, expand economic opportunities, and prevent/prepare/respond to COVID-19. That's just a snapshot of what is in our end of the year performance plan, so if you have any questions on that. I just wanted to share that since we didn't have our December meeting.

We have a flyer on our garden program, that just summarizes their accomplishments, specifically identifying where the gardens were and what events were planned.

In terms of announcements, our next meeting is in May, the date is to be announced. In that meeting we will be going over the applications that we received for Program Year 2023. So those dollars will be available in October of this year. So, we're going to start our next year's process in May. Just as an announcement the County did procure a Grant Management Software, which will really help us in our end manage all of the grants. Because currently were doing them all in word, excel...just labor intensive. The grant management software is intended to kind of centralize all of those efforts. We will be the first ones using it and our partners, so it will be a new system for all of us. We hope to launch that this year with those grants.

County Executive Bertino-Tarrant said, the application process, do we send it to the Township and to these folks here so they can share it as well?

Martha Sojka said, yup. We have an announcement letter that goes out to our distribution list which includes the Townships.

County Executive Bertino-Tarrant said, okay very good. Are there any public comments?... Okay, can I get a Motion to adjourn?

Board Member Balich said, Motion.

Board Member Traynere said, second.

County Executive Bertino-Tarrant said, Motion by Balich. Seconded by Traynere. All in favor?

All Board Members said, aye.

County Executive Bertino-Tarrant said, any opposed?... Okay thank you very much. We are adjourned.

Substantial Amendment to the Program Year 2020 Annual Action Plan, 2020-2024 Consolidated Plan

The following is a summary and draft language that amends the 2020 Annual Action Plan.

Background

Grantees eligible to receive funds from the U.S. Department of Housing and Urban Development (HUD), under the Community Development Block Grant Program (CDBG) are required to work under a HUD Approved Consolidated Plan. Consolidated Plan details the funding strategy for CDBG for the period between 2020 and 2024. The Annual Action Plan details each year within the 5-year Consolidated Plan and outlines the implementation of annual funding, which is developed through significant public input, analyses, and planning.

Any changes to an Action Plan or Consolidated Plan that meet the definition of ***substantial amendment*** to their Consolidated Plan and Action Plan must be discussed and made available to the general public in a format as contained in the approved Citizen Participation Plan contained in the Plan.

The following changes constitute a substantial amendment and require public notice and a 30 day comment period:

- Changes in priorities or methods of distribution of funds established in Consolidated Plan;
 - To carry out an activity not previously described in the action plan if such activity exceeds \$200,000 in use of reallocated funds;
 - To change the purpose, scope, location or beneficiaries of an activity proposed in the action plan;
-

A. General Information

Grantee Name	Will County Illinois
Name of Entity or Department Administering Funds	Will County Land Use Department Community Development Division
Contact Person (person to answer questions about this amendment)	Martha Sojka
Title	Community Development Administrator
Address Line 1	58 E. Clinton St.
Address Line 2	Suite 100
City, State, Zip Code	Joliet, Illinois 60432
Telephone	815-774-3364
Fax	815-774-7895
Email Address	msojka@willcountylanduse.com
Authorized Official (if different from Contact Person)	Jennifer Bertino-Tarrant
Title	County Executive
Address Line 1	302 N. Chicago St
Address Line 2	
City, State, Zip Code	Joliet, Illinois
Telephone	815-740-4601
Fax	
Email Address	countyexec@willcountyillinois.com
Web Address where this Form is Posted	Willcountylanduse.com
Amount of Substantial Amendment	\$178,389

Overview

This substantial amendment includes reallocating \$178,389 from PY2020 Action Plan that was allocated to new construction. At the time of the action plan, staff set aside funds for new construction but to date no viable project has been identified. Meanwhile a downpayment assistance program funded in 2021 and 2022 has been successful and funds have been spent down.

To meet HOME spending thresholds and to keep the Program operating until the next Program year, staff is recommending reallocation of the \$178,389 to the downpayment assistance program with Will County Center for Community Concerns. The reallocation of funds will allow the Program to assist an additional 7 households this year.

2. Create New Affordable Housing

The County will use available federal resources to subsidize the development of new affordable housing units. Eligible projects may include new construction or the acquisition and rehabilitation of existing properties. Housing may be rental or homebuyer. The County will also provide support to tenant-based rental assistance programs with the goal of making existing, market rate rental properties affordable to low- and moderate-income populations.

FY2020 Projects serving this goal:

• HOME New Construction TBD	\$178,389
• Habitat Joliet Rehab	\$74,027
• Habitat CHDO Operations	\$115,000
• Habitat New Development	\$79,900

3. Increase Homeownership

Homeownership is a traditional path for households to build equity and wealth and to invest in their community. The County will use available federal resources to provide down payment and closing cost assistance to income-eligible homebuyers. The County will also support counseling and educational programs to help low- and moderate-income households navigate the homebuying process and prevent foreclosure.

FY2020 Projects serving this goal:

• CSC Housing Counseling	\$60,000
• Down payment Assistance	\$178,389

Project Name	HOME Consortium Down Payment Assistance
Target Area	None
Goals Supported	Increase Homeownership
Needs Addressed	Affordable Housing
Funding	HOME: \$178,389
Description	Funds will be made available to qualifying low and moderate-income homebuyers for the purchase of an affordable housing unit.
Target Date	September 30, 2024
Goal	7 Homebuyers
Location Description	County Wide
Planned Activities	HOME Down Payment Assistance

Meeting notice published in the Daily Herald May 5, 2023

CDBG/HOME Advisory Board meeting: May 16, 2023, at 1:00

Public Comment Period: May 5, 2023 to June 5, 2023

CDBG Applications

Application Name	Contact	Total Cost	Amount Requested	Application Type	Application Summary
Conrad Street Stormsewer Project	Aimee Ingalls	\$919,824.00	\$419,824.00	CDBG Capital Improvements	Stormwater improvements to reduce flooding and ponding. Not a Low Mod Area (LMA).
Homer Township Founder's Crossing Senior Housing Community	Patti Komar	\$3,345,998.00	\$600,000.00	CDBG Capital Improvements	Development includes 8 buildings. PY2022 funds will be for building envelope improvements in 4 of 8 buildings. This request is to complete the work on the remaining 4 senior housing buildings.
Fire Station Driveway Repairs	Elizabeth Scott	\$200,000.00	\$100,000.00	CDBG Capital Improvements	Fire station driveway reconstruction and repair at secondary station. The City has two fire stations. This funding is for work on one station. 64.2% LMA
Wilmington Street Infrastructure Improvements	Casey McCollom	\$2,000,000.00	\$898,978.50	CDBG Capital Improvements	Complete reconstruction of N. Water St. Water main replacement, water and sanitary services, lead replacement. 52.3% LMA. The need for the Water Street Improvement is to rehabilitate the aged and deteriorating infrastructure in the City's Downtown Business District. The district is located within one of the City's LMI census tracts and is contributing to the continued blight of this area. The need was determined based on historic data showing decreasing quality and reliability of public services and vacancy rates of commercial and retail spaces.
Joliet Township Government	Angel Contreras	\$192,281.93	\$192,281.93	CDBG Capital Improvements	Joliet Township Government intends to utilize capital grant funding to standardize three local Joliet facilities that are zoned for the purpose of community engagement to comply with NFPA 2012 or later standards for the purpose of providing both temporary and ambulatory care as a Department of Providers under contract with Medicare and Medicaid Service Providers. Renovate 3 "Accessory Site" Centers located in Joliet Illinois to meet the Center for Medicare and Medicaid Services Life and Safety Code requirements under the National Fire Protection Association for temporary and ambulatory health care facilities for the purpose of expanding health and social services
Keeping Our Community Center Thriving: Restoring the Roof to Support After-School Programs, Food Pantries, and More	Jeremy Bolden	\$172,650.00	\$172,650.00	CDBG Capital Improvements	Roof repair/replacement at the community center
Bonnie Brae Forest Manor Sanitary District (BBFMSD) / Lockport Township	Paul St. Aubyn	\$5,000,000.00	\$650,000.00	CDBG Capital Improvements	First phase of \$5M proposed project with Lockport Township. Phase 1 is for replacement of main, vaults, hydrants, service lines, sidewalks, storm sewer maintenance.
TuckAWay Trails -Fairmont	Sir Joseph Tucker		\$1,084,303.00	CDBG Capital Improvements	This request is for the required infrastructure improvements to increase Fairmont water and sewer capacity and the public roadway access; which enables implementation of the TuckAway Trails - Fairmont Affordable Housing Senior and Veteran development. Only improvement cost addressed are for off site water and sewer extension to the subject site and on-site connection costs for a desired housing development.

Application Name	Contact	Total Cost	Amount Requested	Application Type	Application Summary
South Fairmont Phase 2 Drainage Improvements	Jim Louch	\$5,400,000.00	\$608,750.35	CDBG Capital Improvements CDBG Capital Improvements/Community Services	Complete the first phase of drainage improvements in south Fairmont at Riley Ave. Owner occupied rehabilitation program for seniors 60+ that includes rehab and critical repairs to help seniors age in place.
Safe At Home	Brianne Hetman	\$765,690.00	\$199,262.00	CDBG Capital Improvements / HOME/CDBG HS	Owner occupied rehabilitation program offering repair and rehab to low/mod income homeowners
Will County Habitat 2023 Owner Rehab Program	Dave Neary	\$1,000,000.00	\$500,000.00	CDBG Capital Improvements / HOME MF	Frankfort Township intends to replace 23 heating units in 6 different buildings for senior living.
Frankfort Township	Lucy Eaton	\$97,300.00	\$77,840.00	HOME/CDBG HS	WCCCC intends to run a HOME TBRA program for Coc CES clients helping the homeless get housed
WCCCC HOME TBRA Program CoC	Kris White	\$250,000.00	\$50,000.00	HOME/CDBG HS	WCCCC intends to run a HOME TBRA program for clients at risk, in conjunction with working with drug court clients and victim services.
WCCCC HOME TBRA Program Non CoC	Kris White	\$250,000.00	\$50,000.00	HOME/CDBG HS	Continuing the HOME Homebuyer DPA services and provide housing counseling and housing services in connection with the DPA funds to the homeowner
WCCCC Home DPA Program	Kris White	\$602,250.00	\$102,250.00	Bolingbrook Set Aside	Owner-occupied rehab for seniors with Senior Services
Owner Occupied Rehab	M Ditas		\$35,000.00	Bolingbrook Set Aside	Infrastructure improvements in low-mod areas of Bolingbrook
Infrastructure	M Ditas		\$234,221.60		
			\$5,975,361.38		

Amount Available

\$1,353,524.90

CDBG Applications Subject to the 15% Public Service Cap

Application Name	Contact	Total Cost	Amount Requested	Application Type	Application Summary
Community Service Council of Northern Will County	Robert Kalnicky	\$175,000.00	\$50,000.00	CDBG Community Services	Pre-purchase housing counseling and counseling for foreclosure prevention.
Full-Time CASA/GAL Attorney	Rita Facchina	\$140,000.00	\$70,000.00	CDBG Community Services	Fund 50% of GAL attorney for courtroom to allow CASA volunteer in the courtroom
Lockport Township Park District	Bill Riordan	\$30,000.00	\$30,000.00	CDBG Community Services	Requests Funding for Walk In freezer to increase stock and storage capabilities
Northern Illinois Food Bank	Hester Bury		\$75,000.00	CDBG Community Services	Continuation of the purchase of food for free to pantries-while funding lasts.
ShareFest Will County	Gary Cheney		\$50,000.00	CDBG Community Services	Sharefest provides food across a 35 mile stretch of Will County for vulnerable consumers. With this funding they are prepared to buy a forklift, a pallet jack and hire a worker for their distribution facility. Will serve consumers in the low-mod areas, looking to serve at least 32,000.
			\$275,000.00		

HOME Applications

Application Name	Contact	Total Cost	Amount Requested	Application Type	Location	Application Summary
Stepping Stones Inc.	Paul Lauridsen	\$3,528,600.00	\$520,700.00	HOME MF	City of Joliet	The construction of a recovery home building with 8 units for women and their children
Cornerstone Community Housing Development, LLC	Michelle Allen	\$150,000.00	\$150,000.00	HOME MF	Crest Hill	The rehab of the duplex includes the roof, bathrooms, fire alarm, and security system.
Will County Habitat 2023 Homeownership Program	Dave Neary	\$745,454.00	\$525,000.00	HOME SF	Fairmont	New construction of 3 single family units in the Fairmont neighborhood
WCCCC Home DPA Program	Kris White	\$602,250.00	\$602,250.00	HOME/CDBG HS	Countywide	Continuing the Homebuyer Downpayment Assistance Program and housing counseling services
WCCCC HOME TBRA Program CoC	Kris White	\$250,000.00	\$200,000.00	HOME/CDBG HS	Countywide	WCCCC intends to run a TBRA program for Coc CES clients helping the homeless get housed
WCCCC HOME TBRA Program Non CoC	Kris White	\$250,000.00	\$200,000.00	HOME/CDBG HS	Countywide	WCCCC intends to run a TBRA program for clients at risk, in conjunction with working with drug court clients and victim services.
			\$2,197,950.00			

Amount Available

\$1,261,404.90