

City of Rock Island

AMENDED Program Year 2020 Annual Action Plan

Available for review and comment from July 7th through July 12th, 2021

The Community and Economic Development Department is requesting public comment regarding The Program Year 2020 Annual Action Plan. The Plan is being amended to include an additional CDBG-CV award of \$230,580. The funds have been awarded to the following projects for public comment:

Public Service	\$59,600
Economic Stabilization	\$170,980

Please forward all comments and suggestions to:

City of Rock Island
Community and Economic Development Dept.
1528 3rd Avenue
2nd floor of City Hall

Comments must be provided in writing by letter
Or by email (small-vollman.colleen@rigov.org).

All comments must be received by 4:30 pm
on July 12, 2021

For further information please call:
Colleen Small-Vollman
Budget and Grant Manager
(309) 732-2904



Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The City of Rock Island receives an annual block grant for community development and affordable housing from the U.S. Department of Housing and Urban Development (HUD). A key feature of this grant is the City's ability to choose how the funds will be used. HUD provides a broad range of eligible activities that can be utilized with CDBG funding. The City must determine which of the eligible activities will best serve the needs of the community. In order to determine the most pressing needs and develop effective, place-based market-driven strategies to meet those needs, HUD requires grantees to develop a Five-Year Consolidated Plan and subsequent Annual Action Plans (AAP).

When developing AAP, the City refers to the needs and priorities that have been outlined in the Consolidated Plan and then proposes strategies to meet those needs. Staff uses the Housing Needs Assessment and Market Analysis to outline levels of relative need in the areas of affordable housing, homelessness, special needs, and community development. This information is gathered through several methods, including consultation with local agencies, public outreach, a review of demographic and economic data sets, and the Housing Needs Assessment. Once finished, these portions of the Consolidated Plan form the basis of the Strategic Plan and the subsequent AAP. The AAP details the activities that will address and ameliorate the needs and priorities as set forth in the Consolidated Plan.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Rock Island's 2019-2023 Consolidated Plan is a five-year strategic plan that provides an outline of action for the community as it works toward meeting the housing and community development needs of its income qualifying and special needs households. The plan's development includes a profile of the community and its economy, and an assessment of housing and community development needs, and the development of long-range strategies to meet those needs.

The Consolidated Plan serves the following functions:

- A planning document for the City, which builds on a participatory process among citizens, organizations, businesses, and other stakeholders;

- A submission for federal funds under HUD's formula grant program for jurisdictions;
- A strategy to be followed in carrying out HUD programs; and
- A management tool for assessing performance, tracking success, and determining the course of future AAP's.

The City of Rock Island's AAP has outlined a series of Projects and Activities based on the goals and priorities outlined in the Consolidated Plan, input for citizens and stakeholders, consultation with housing providers, and public meetings. City staff identified the following goals, which will guide the use of CDBG funds throughout the year.

Improve the Housing Conditions for LMI Residents

The City will improve the residential housing stock through the Neighborhood Housing Programs. The City will continue to focus on improving the living environment of residents, helping to spur economic development/job growth, ensuring that housing for income qualified residents is safe, and continued investment in the City's infrastructure and facilities. These programs will be made available to income qualified homeowners, but will benefit all residents in Rock Island through improved housing stock.

Create a Suitable Living Environment

The City will demolish buildings in LMI and target areas that pose a risk for the health and safety of the neighborhood residents and that are not candidates for rehabilitation. Additionally, the City will provide code enforcement activities in targeted LMI areas that help improve the areas along with the investment of city resources through improved infrastructure projects.

Provide Public Services

The City will provide funding to the Martin Luther King Center and other area non-profits to provide services that benefit the health and safety of LMI residents.

Reduce the Impact of Exposure to Lead-Based Paints The City will provide assistance for lead-based paint remediation by leveraging funding through a Lead-Based Paint Hazard Reduction grant and Healthy Homes Supplemental funding. The project will address lead hazards in housing units providing safer homes for low and very low-income families with children.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City continues to evaluate CDBG programs in Rock Island to ensure that money is being spent efficiently and provides that greatest benefit to residents. This five-year consolidated plan has some noted changes from previous years.

- The HUD 2018 monitoring visit found issues with the way that the code enforcement program was being administered. Code enforcement was conducted in all qualifying census tracks and the Property Maintenance Inspectors salaries were split between general fund and HUD. Code enforcement activities are now conducted in targeted areas and code enforcement activities are coupled with investment in improved infrastructure projects in those identified neighborhoods. These areas also meet the legal definition of deteriorating or deteriorated as outlined in Illinois Municipal Code (65 ILCS 5/ART. 11 Div. 74.4) Tax Increment Allocation Redevelopment Act Sec. 11-74.4.2.
- The Neighborhood Housing Program is a forgivable loan program that will be made available to residents of owner-occupied housing and to the landlords who have LMI renters. The City recognizes that improving the living environments of LMI residents is a top priority to help ensure a safe, healthy, and livable housing is available to all residents. The landlord loan program will be a pilot that begins in the second year of this Consolidated Plan. This program became very myopic and did not really address all of the identified needs within the city. The programs have been broadened in scope and seek to provide a more robust scope of services that addresses the needed repairs and rehabilitation and is actually achieving and providing a community/neighborhood development benefit as intended.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City of Rock Island seeks to include the input of residents in all stages of development of the CDBG Comprehensive Plan and One-Year Annual Action Plan. The effectiveness of this process is essential in delivering the services and programs to residents while ensuring that the overall direction of the work is consistent with the expectations of residents and is responsive to neighborhood concerns.

Due to the impacts of COVID-19, HUD has instructed communities receiving CDBG grants to amend the 2019 Annual Action Plans to incorporate COVID-19 response funding and activities. HUD suspensions, waivers and guidance issued on March 31, April 9, and April 10, 2020 direct that the Annual Action Plan should be amended as soon as possible without waiting for additional guidance from HUD, without need for amending the associated Consolidated Plan, and with the public comment period reduced from 30 days to 5 days along with a virtual public hearing. The waivers also include an amendment to the Citizen Participation Plan that allows a 5 day comment period and virtual public hearing, and that 5 day comment periods for both the PY 2019 and PY 2020 Annual Action Plans and the Citizen Participation Plan run concurrently with each other. Notice of the public comment period was published in the Dispatch Argus on May 3, 2020 and the required 5 day comment period will run from May 7 through May 11, 2020.

This substantial amendment to the 2019 Annual Action Plan the Citizen Participation Plan will enable the City to do the following:

- Revise the Citizen Participation Plan at the direction of HUD to include flexibilities, suspensions and waivers granted by HUD in response to the CARES Act. The revised Citizen Participation Plan enacts a comment period for substantial amendments of not less than 5 days and enables virtual public hearings.
- Receive and administer \$649,119 in Community Development Block Grant (CDBG-CV) funding from the U.S. Department of Housing and Urban Development (HUD) made available through the Coronavirus Aid, Relief, and Economic Security Act (CARES Act) for the purpose pf preparing for, preventing, and responding to the COVID-19 pandemic.

Additional CDBG funding made available to the City by HUD through the CARES Act is unknown at this time but will be used for the same purpose of the initial allocations indicated above, which is to prepare for, prevent and respond to the spread of coronavirus 19 (COVID-19) and facilitate assistance to eligible households and persons economically impacted by COVID-19. In addition, the City may utilize FY 2019-2020 CDBG funding currently on hand as needed to respond to COVID-19. Specific proposed activities to respond to COVID-19 utilizing CDBG-CV are provided in this PY 2020 Annual Action Plan.

A public listening session will be held on May 7, 2020 at 2 pm to help the City gain input on the regular CDBG entitlement and the CDBG-CV funding to determine the needs of the community. The meeting will be held as an online meeting in an effort to social distance during the Governor of Illinois Shelter in Place Order. The meeting will be recorded.

A stakeholder online meeting will be held on May 7, 2020 at 10 am to gain input from public service agencies to gain input on the regular CDBG entitlement and the CDBG-CV funding to assess the needs of the agencies and the people they serve. The meeting will be held as an online meeting in an effort to social distance during the Governor of Illinois Shelter in Place Order. The meeting will be recorded.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

The city did not receive any comments from the public regarding the content or proposed projects in the PY 2020 Annual Action Plan.

6. Summary of comments or views not accepted and the reasons for not accepting them

Throughout the citizen participation process, all members of the community are invited and encouraged to participate. All comments received orally or written will be noted and accepted. All public comments will be attached in the appendix of this document.

7. Summary

This Annual Action Plan reflects coordinated planning and citizen participation in the development of the City's goals and proposed actions for Program Year 2020. It provides information that will help the City's citizens, stakeholders, and organizations better understand the current needs and proposed solutions. Working in better coordination, the community of Rock Island can provide a better strategic and effective response to reduce poverty and improve affordable housing opportunities in the area.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	ROCK ISLAND	
CDBG Administrator	ROCK ISLAND	Community & Economic Development Department
HOPWA Administrator		
HOME Administrator		
HOPWA-C Administrator		

Table 1 – Responsible Agencies

Narrative (optional)

The City of Rock Island is the entity responsible for overseeing the process and development of the Consolidated Plan.

Consolidated Plan Public Contact Information

Colleen Small-Vollman

Budget and Grant Manager

City of Rock Island

small-vollman.colleen@rigov.org

(309) 732-2904

AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

1. Introduction

The City of Rock Island consulted with other public and private agencies while developing this plan. The plan includes a summary of the consultation process, including identification of the agencies that participated in the process.

The City held a stakeholders online meeting on May 7, 2020 to listen and ask questions on the formation of the PY 2020 Annual Action Plan. Agencies from the Quad Cities attended to provide feedback on their agency's services, funding challenges, future initiatives, and priorities for Rock Island. The discussion also included needs arising from the COVID-19 Pandemic, and best management practices to address needs.

The additional CDBG-CV funding of \$230,580 was allocated based on the needs that were identified at the stakeholder meeting held on May 7, 2020.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))

Due to the COVID 19 Pandemic city staff was unable to hold in person meetings. Staff felt that due to the adverse impact that COVID - 19 was having on the community, especially the vulnerable populations, that it was important to conduct a stakeholder meeting and was able to pull one together that was virtual. A total of 30 people attended the meeting to discuss what residents and their agencies were experiencing and how their agency worked with Rock Island residents to address the issues and needs resulting from the pandemic. This meeting assisted the city in the identification of current needs are in the community, and what areas should be a priority for funding.

The following organizations attended: Alternatives for Older Adults, Christian Care, City of Rock Island staff, City of Rock Island elected officials, Community Housing Partners (Housing Authority), DeLaCerda House, Martin Luther King Center, Salvation Army, Rock Island County School Health Link, Spring Forward Learning Center, The Arc of Quad Cities, The Clock Inc. Veteran Concerns, Community Caring Conference, Rock Island County Mental Health representatives, Big Brothers Big Sisters, and other local NFP's.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The City of Rock Island is a member of the Homelessness Connections of NW Illinois which is the Continuum of Care provider led by Project NOW. City staff works with Project Now, Rock Island Housing Authority, and other key stakeholders to help support low- and moderate-income residents in need of housing. The City administers an annual grant program funded through gaming dollars that help support public services activities like reducing and preventing homelessness. The city will also become the Grantee for the DeLaCerda House Permanent Supportive Housing Grant.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

City staff participates in regional working group meetings that include the Continuum of Care, in developing coordinated services to homeless individuals and families in the Quad Cities.

The CoC determined that Community Action Agencies (CAA) could best distribute funds throughout the CoC service area while ensuring no duplication of services. ESG funding was designated to go to those CAA's that demonstrated the ability to carry out the grant and partner with smaller CAA's. Each ESG recipient is required to submit quarterly reports and complete an annual performance report. The lead agency of the CoC (Project NOW) is the HMIS grant recipient and develops policies and procedures for the administration of HMIS based on HUD's guidelines.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Martin Luther King Community Center
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Foundation
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Martin Luther King Center receives financial support through HUD CDBG funding to provide after-school and summer activities for LMI children. The MLK Center participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
2	Agency/Group/Organization	Western Illinois Area Agency on Aging
	Agency/Group/Organization Type	Services-Elderly Persons Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Western Illinois Area Agency on Aging participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
3	Agency/Group/Organization	Christian Care
	Agency/Group/Organization Type	Services-homeless Services-Education Services-Employment Foundation

	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Christian Care helps to improve the lives of those in the Rock Island and the surrounding communities who are experiencing homelessness, struggling with mental illness and substance abuse, transitioning out of the prison system, and veterans. Christian Care participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
4	Agency/Group/Organization	The Salvation Army
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Health Services-Education Services - Victims Foundation

	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Salvation Army participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
5	Agency/Group/Organization	Rock Island Economic Growth Corporation
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Education Community Development Financial Institution Neighborhood Organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Economic Growth Corporation (GROWTH) is a national 501(c)3 community-based development organization dedicated to enhancing the overall image and economic vitality of underserved communities. GROWTH accomplishes this by improving housing market dynamics, providing fair and equal housing access, encouraging homeownership, providing homeownership counseling, financial literacy, and foreclosure prevention counseling. The Economic Growth Corp participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing poverty in Rock Island.
6	Agency/Group/Organization	DeLacerda House
	Agency/Group/Organization Type	Housing Services-Persons with HIV/AIDS Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	DeLaCerda House provides housing and health assistance to those individuals diagnosed with HIV/AIDS. DeLaCerda House participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing poverty in Rock Island.
7	Agency/Group/Organization	YWCA of the Quad Cities
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Health Services-Education Foundation

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The YWCA runs Theplace2b . This program is geared to help displaced, homeless or at-risk youth. Theplace2b provides meals, job skills, and a safe place to hang out. Youth are connected with the resources that are available in the Quad City community, such as housing programs and referrals to other agencies. Additionally, the YWCA runs the Empowerment Center, which is focused on creating long term self-sufficiency. This is achieved through improving financial literacy support, problem solving and communication skills, and education. YWCA programs also include childcare programs for teen parents. The YWCA participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
8	Agency/Group/Organization	Rock Island County Health Department
	Agency/Group/Organization Type	Services-Persons with HIV/AIDS Services-Health Services-Education Other government - County Major Employer
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Rock Island County Health Department participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.

9	Agency/Group/Organization	Spring Forward Learning Center
	Agency/Group/Organization Type	Services-Children Services-Education English as a Second Language classes for adults Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Spring Forward Learning Center participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
10	Agency/Group/Organization	Rock Island Housing Authority
	Agency/Group/Organization Type	Housing PHA Services - Housing Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	RIHA owns and manages 243 units of conventional public housing and operates a Housing Choice Voucher Program (HCV) with 283 units of subsidized Section 8 housing. The Agency also operates a Rental Housing Support Program (RHSP) funded through the Illinois Housing Development Association (IHDA). In total, RIHA provides homes for over 700 families nearly 1,700 citizens living in the City of Rock Island. RIHA participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.

11	Agency/Group/Organization	Transitions Mental Health Services
	Agency/Group/Organization Type	Services-Health Services-Employment Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Transitions Mental Health Services is a recovery-based organization dedicated to promoting, enhancing, and improving the health and well-being of individuals, families and the community impacted by mental health issues. Transitions Mental Health participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.
12	Agency/Group/Organization	The ARC of the Quad Cities Area
	Agency/Group/Organization Type	Housing Services-Persons with Disabilities Services-Health Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Arc of the Quad Cities Area's mission is to empower people with disabilities to believe in their unique abilities and achieve their full potential by providing quality, innovative services that focus on advocacy, independence, employment, meaningful community life, and personal happiness. Arc of Quad Cities participated in a round-table discussion for area stakeholders and provided input on the priority needs for addressing and reducing poverty in Rock Island.

13	Agency/Group/Organization	Alternatives for Older Adults Inc.
	Agency/Group/Organization Type	Housing Services-Elderly Persons Services-Persons with Disabilities Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Alternatives promotes the independence and quality of life for older adults, adults with disabilities, and their families through money management assistance, Assistance with monthly bill paying and elder abuse advocacy.
14	Agency/Group/Organization	School Health Link
	Agency/Group/Organization Type	Services-Children Services-Health Health Agency Foundation
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	School Health Link provides health and welfare services to children age 0 to 18 years old. Families pay on a sliding scale based on household income. Many families receive services at no cost due to income constraints. School Health Link serves the whole of Rock Island County. Over the course of one year they will provide services to over 4000 children.

Identify any Agency Types not consulted and provide rationale for not consulting

All agencies providing services to Rock Island residents were invited to participate in the consultation process.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Project Now	Rock Island's goals align with the goals of Homeless Connections of Northwest Illinois to educate the community and its leaders, collaborate with local interest groups and leaders, value diversity in collaboration, encourage community service, and look forward to the future. Rock Island's goal to Improve the Housing Conditions of LMI Residents, Create a Suitable Living Environment, and Provide Public Services all have the benefit of helping to reduce the chances that an LMI person/family will become homeless. Ensuring the homes are safe, healthy, and livable is a goal that directly aligns with those of Project NOW.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

The City works with the Cities of Davenport and Moline in the completion of a regional Assessment of Impediments to Fair and Affordable Housing. Rock Island is also working with the City of Moline in the implementation of a Lead-Based Paint Hazard Reduction Grant (\$2,240,000) and Healthy Homes Supplemental (\$160,000) funding grant. The CDBG program staff in the Quad Cities shares best practices, program information, and often attends training together.

Rock Island is considered to have a wide variety of broadband providers who have a variety of high-speed internet options available to all census block groups.

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation

Summarize citizen participation process and how it impacted goal-setting

The city held two virtual public meetings in an attempt to reach the public regarding emerging needs during the pandemic. There was no public participation at either of the meetings held. The city used the information gained at the stakeholder meeting to set the goals and address the needs that emerged due to the pandemic.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Virtual Public Hearing	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	There were 46 people in attendance for the virtual stakeholder meeting	Rental and mortgage assistance, support to keep the public service organizations open, business assistance, program support to address client needs regarding the pandemic.		

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Hearing	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing				

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,103,273	324,283	692,293	2,119,849	4,207,472	Program Year 2020 funding is currently being allocated for activities and projects outlined in the Consolidated Plan. In light of the COVID-1 Pandemic the city may determine that program year funding will have to be re-allocated to address any unforeseen issues that arise from the pandemic.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	public - federal	Economic Development Housing Public Improvements Public Services	879,697	0	0	879,697	879,697	On March 15, 2020 The Governor of Illinois proclaimed a COVID 19 Pandemic state of emergency. The order required all non-essential workers to Shelter-in-Place Through March 31, and extended the order through April 30th. The Shelter in Place order caused all non-essential businesses to shutter and left people without employment. Public services have been reduced, causing a delay in some services that have been deemed non-essential, but could have a deleterious effect on resident life safety.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The city does not require matching funds for public service or public infrastructure projects, If there are other funds contributing to the project, the funds are included in IDIS as total project costs.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The city has begun the rehabilitation of city owned houses for sale to income qualifying residents. The city purchases the properties through tax auction using general funds. If the house is found to be structurally sound and appropriate for rehabilitation, HUD funds are then obligated to the project. It is important to note that at no time are HUD funds used for acquisition.

Discussion

As the City of Rock Island's Annual Action Plan was being developed as the Coronavirus was migrating across the United States. On March 15, 2020 the Governor of Illinois announced that a proclamation requiring all non-essential business be shuttered and a Shelter in Place order was implemented requiring residents to remain at home until further notice.

The city has received an additional \$879,697.00 to address CDBG-CV related needs. Funding will be used by the city to address the needs of the businesses with small grants and residents through public service agencies as well as property maintenance issues that are causing unsanitary conditions in certain neighborhoods.

The city has launched the CDBG-CV Emergency Small business Grant program. This program is providing gap assistance in the amount up to and not to exceed \$2,500.00 to businesses with 10 or less employees. The gap funding is designed to provide short term relief until such time as other forms of assistance can be obtained. With the additional CDBG-CV funding the City increased the amount available to businesses and increased the grant amount to \$10,000.00 per business. The funding reimburses the business for the following expenses:

- Monthly utility bills
- Payroll
- Other monthly expenses that can be verified through monthly statements etc.
- Rent/lease or mortgage payments

The city is also launching a Public Service Grant Program that will assist the agency with monthly financial obligations. This program will provide gap assistance in the amount up to and not to exceed \$2,500.00. The gap funding is designed to provide short term relief until such time as other forms of

assistance can be obtained. The funding reimburses the business for the following expenses:

- Monthly utility bills
- Payroll
- Other monthly expenses that can be verified through monthly statements etc.
- Rent/lease or mortgage payments

The remaining funds will be utilized by public service organizations and property maintenance needs as they are brought to the city.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Housing Rehabilitation	2019	2023	Affordable Housing	City of Rock Island Targeted Reinvestment Area	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment	CDBG: \$467,446	Homeowner Housing Rehabilitated: 25 Household Housing Unit
2	Property Maintenance	2019	2023	Affordable Housing	Targeted Reinvestment Area	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment	CDBG: \$209,904	Housing Code Enforcement/Foreclosed Property Care: 60 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Public Service	2019	2023	Non-Housing Community Development	City of Rock Island	Create a Suitable Living Environment	CDBG: \$165,490 CDBG-CV: \$337,287	Public service activities other than Low/Moderate Income Housing Benefit: 1825 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 175 Households Assisted
4	Public Infrastructure	2019	2023	Non-Housing Community Development	City of Rock Island Targeted Reinvestment Area	Create a Suitable Living Environment	CDBG: \$692,294	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 400 Persons Assisted
5	Healthy Homes Lead Paint	2019	2023	Affordable Housing	City of Rock Island	Reduce Impact of Lead Based Paints	CDBG: \$75,000	Homeowner Housing Rehabilitated: 10 Household Housing Unit
6	Job Creation	2019	2023	Non-Housing Community Development	City of Rock Island Targeted Reinvestment Area	Create a Suitable Living Environment	CDBG: \$324,283 CDBG-CV: \$542,410	Businesses assisted: 300 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	Program Administration	2019	2023	Program Administration	City of Rock Island Targeted Reinvestment Area	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment Provide Public Services Reduce Impact of Lead Based Paints	CDBG: \$220,681	Other: 1 Other

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Housing Rehabilitation
	Goal Description	The City of Rock Island provides deferred loans to LMI residents to repair and rehabilitate single family owner occupied housing. The loans are forgiven if the home owner remains in the home for five years. There are three housing rehabilitation programs administered by the city and available to qualifying resident 1) The Emergency Housing Rehabilitation Program, this program is available city wide; 2) The General Housing Rehabilitation Program, also available city wide; and the Targeted Area Repair and Rehabilitation Program. This program is designed to address code enforcement violations with repair and rehabilitation assistance for the amelioration of deteriorated or deteriorating conditions within the boundaries of the targeted areas. Service delivery of the programs is also included in the five year allocation.

2	Goal Name	Property Maintenance
	Goal Description	Property Maintenance/Code Enforcement activities undertaken in the target areas to identify deteriorated conditions and provide assistance through the Targeted Area Repair and Rehabilitation Program in an effort to ameliorate deteriorated conditions in the target areas.
3	Goal Name	Public Service
	Goal Description	The city allocates funding to the Martin Luther King Center for the after school and summer day camp programs.
4	Goal Name	Public Infrastructure
	Goal Description	Public infrastructure projects may include ADA improvements, sidewalks, water, sewer, street, and park improvements. These projects will be completed based on funding availability.
5	Goal Name	Healthy Homes Lead Paint
	Goal Description	The City of Rock Island has received funding through the Healthy Homes Program to mitigate the affects of lead based paint in owner occupied and rental housing. The grant is a three year grant, beginning in 2019 and ending in 2022. In some instances, remediation costs have exceeded the \$25,000.00 cap and the city is allocation CDBG funds to provide gap funding for the cap overage.
6	Goal Name	Job Creation
	Goal Description	The City of Rock Island will roll out the retooled Economic Development Revolving Loan Program in the summer of 2020. The program will address larger economic development needs in the community with minimum loans starting at \$50,000.00 and not to exceed \$100,000.00. The program will be delivered through the Community and Economic Development Department.
7	Goal Name	Program Administration
	Goal Description	The city provides staff to oversee the Administration of CDBG funds for the HUD CDBG programs. This year the city will hire a Fair Housing consultant to assist the city with the development of a Fair Housing guide/document and provide training to Rock Island stakeholders as well providing trainings for Rock Island residents that rent.

Annual Action Plan
2020

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Projects

AP-35 Projects – 91.220(d)

Introduction

The strategies listed in this plan address the second-year allocation for the City of Rock Island in FY 2020. The City will be managing the bulk of the CDBG funding directly with the projects improving access to improving the existing housing stock and helping to create safer and more livable environments.

The city also received two rounds of CDBG-CV funding. The first round award of \$649,119 is included in the initial PY 2020 funding. The city is amending the Program Year 2020 Annual Action Plan to include an additional \$230,580 that was awarded to the City in the fall of PY 2020.

Projects

#	Project Name
1	Single Family Owner Occupied Housing Maintenance
2	Program Administration
3	Demolition
4	Code Enforcement
5	Public Service
6	Public Facilities/Infrastructure
7	Single Family Owner Occupied Housing Maintenance
8	Job Creation Business Development

Table 7 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The city allocates CDBG funds based on the "B" formula. Fifty percent of the annual funding is allocated to address the age of the housing stock, 20% is allocated toward Growth Lag through public infrastructure and public facility improvement projects, and 30% is allocated to address population needs.

AP-38 Project Summary

Project Summary Information

1	Project Name	Single Family Owner Occupied Housing Maintenance
	Target Area	City of Rock Island Targeted Reinvestment Area
	Goals Supported	Housing Rehabilitation Healthy Homes Lead Paint
	Needs Addressed	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment Reduce Impact of Lead Based Paints
	Funding	CDBG: \$360,000
	Description	The Single Family Owner Occupied Housing Maintenance Programs include Non-Emergency Housing Property Maintenance, Emergency Housing Property Maintenance, and Targeted Housing Property Maintenance. These programs are provided to Rock Island residents that have an income 80% or lower of the AMI. All of the loans are forgivable after five years as long as the homeowner resides in the house for the full five year length of the loan. The NEDPL and EDPL programs are provided to eligible residents outside of the "targeted areas." The TARRP funding is utilized in conjunction with Code Enforcement activities and is used to ameliorate the substandard conditions of identified code enforcement violations in the targeted neighborhoods. The city is providing \$60,000 to provide gap funding for Lead Healthy Homes projects that exceed the 25,000 funding cap.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Single family owner occupied housing rehabilitated: 35 housing units. These programs are provided to Rock Island residents that have an income 80% or lower of the AMI.
	Location Description	The Lead Healthy Homes, NEDPL and EDPL programs are provided to eligible residents citywide. The TARRP funding is utilized in conjunction with Code Enforcement activities and is used to ameliorate the substandard conditions of identified code enforcement violations in the targeted neighborhoods.

	Planned Activities	Activities will include application intake, environmental review, inspection, contractor bin preparation, loan document preparation, and other eligible activities. Rehabilitation may include, but is not limited to, upgrades to meet building code, accessibility measures, emergency repairs, and other eligible rehabilitation measures.
2	Project Name	Program Administration
	Target Area	
	Goals Supported	Program Administration
	Needs Addressed	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment Provide Public Services Reduce Impact of Lead Based Paints
	Funding	CDBG: \$220,681
	Description	The city allocates funding for staff costs to administer the entire program. Other activities funded in this project include consultant fees for studies, planning documents, and professional development/continuing education.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
3	Project Name	Demolition
	Target Area	Targeted Reinvestment Area
	Goals Supported	Property Maintenance
	Needs Addressed	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment
	Funding	CDBG: \$131,000
	Description	Funding is used to remove attractive nuisances and structures that have been determined by the Chief Building Officer to be sub-standard and beyond repair.

	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	The city has slated eight structures for demolition. The removal of these structures will remove deteriorated conditions from targeted neighborhoods.
	Location Description	516 14th Avenue 1324 15th Street 510 14th Avenue 1581 14th Street 1221 16th Street 611 5th Street 1700 8th Street 1706 8th Street
	Planned Activities	This project will include the removal of eight blighted, substandard buildings.
4	Project Name	Code Enforcement
	Target Area	Targeted Reinvestment Area
	Goals Supported	Property Maintenance
	Needs Addressed	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment
	Funding	CDBG: \$107,000
	Description	Code Enforcement paid through HUD-CDBG funds is spent in areas that have been targeted to ameliorate deteriorated and deteriorating conditions. This area is a HUD designated RECAP in the 2019 Assessment of Impediments to Fair and Affordable Housing has over 51% of area residents who are LMI, and meets the City's definition of "deteriorated or deteriorating." The City will also be providing funding to improve the infrastructure of this neighborhood. Additionally, the City will provide support through a targeted Neighborhood Services loan program for LMI residents with owner-occupied housing in need of rehabilitation.
	Target Date	12/31/2020

	Estimate the number and type of families that will benefit from the proposed activities	Housing Code Enforcement/Foreclosed Property Care: 200 Household Housing Units
	Location Description	Targeted Areas
	Planned Activities	Code enforcement and other eligible activities.
5	Project Name	Public Service
	Target Area	City of Rock Island
	Goals Supported	Public Service
	Needs Addressed	Provide Public Services
	Funding	CDBG: \$165,490 CDBG-CV: \$337,287
	Description	The Martin Luther King Center will receive \$150,000 for the After School Program and the Summer Day Camp Program. The remaining \$15,511.00 will be distributed equally to Clock Inc and School Health Link. CDBG-CV funding will be distributed to Public Service agencies as needs are identified due to the COVID-19 pandemic.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	MLK will provide after-school care and summer camp activities for children. Clock Inc. will provide therapy units for approximately patients, and funding for the School Health Link will allow them to upgrade the computer systems in an effort to provide more efficient care to 300 Rock Island children. It is expected that CDBG-CV funding will provide needed assistance to 1700 individuals and families. The beneficiaries of the annual CDBG and CDBG-CV funding will all be income qualified and/or reside in low/mod areas of Rock Island.
	Location Description	All public service activities will be provided to Rock Island residents.
	Planned Activities	The annual CDBG funds that are allocated to public service activities will fund the MLK afterschool and summer day camp for children, Clock Inc therapy units for youth, enhanced medical equipment to serve 300 children through the Rock Island School Health Link.
	Project Name	Public Facilities/Infrastructure

6	Target Area	City of Rock Island Targeted Reinvestment Area
	Goals Supported	Public Infrastructure
	Needs Addressed	Create a Suitable Living Environment
	Funding	CDBG: \$692,293
	Description	Public Facility/Infrastructure projects may include sidewalk improvements, public safety improvements and park improvements. These projects will be completed based on funding availability.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	These improvements will provide improved access to services in LMI Neighborhoods.
	Location Description	Public Infrastructure improvements will take place in the targeted areas and in other LMI neighborhoods.
7	Planned Activities	
	Project Name	Single Family Owner Occupied Housing Maintenance
	Target Area	City of Rock Island Targeted Reinvestment Area
	Goals Supported	Housing Rehabilitation Healthy Homes Lead Paint
	Needs Addressed	Improve the Housing Conditions for LMI Residents Create a Suitable Living Environment Reduce Impact of Lead Based Paints
	Funding	CDBG: \$119,215
	Description	Funding covers staff costs for the EDPL, NEDPL, and TARRP programs. Activities conducted include application and intake processing, loan underwriting, and contractor payment process. Funding will also be used as part of the Lead Healthy Homes grant match.
	Target Date	12/31/2020

	Estimate the number and type of families that will benefit from the proposed activities	This project is for the service delivery of the housing rehabilitation programs. A total of 35 households will benefit from housing rehab activities.
	Location Description	These programs will be available city wide and in the targeted areas.
	Planned Activities	Single Family owner occupied housing rehabilitation service delivery.
8	Project Name	Job Creation Business Development
	Target Area	City of Rock Island Targeted Reinvestment Area
	Goals Supported	Job Creation
	Needs Addressed	Create a Suitable Living Environment
	Funding	CDBG: \$324,283 CDBG-CV: \$542,410
	Description	The Commercial/Industrial Revolving loan fund will be used to create jobs and \assist in business development.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	The city will provide CDBG-CV emergency grants to business in Rock Island. The City provided grants in the amount of \$2,500 using the initial CDBG-CV award. As the pandemic continued and additional HUD guidance was released, the City increased the grant amount to \$10,000 per business and increased the allocated amount from the first round of funding to. When the additional award of \$230,580 was made the city increased the amount of business grant funding available to include an additional \$170,980.
	Location Description	Funding will be provided to eligible businesses within the City of Rock Island
	Planned Activities	Funding will assist existing businesses to remain open and keep as many employees working as possible.

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

All projects supported with CDBG funds are within the Rock Island city limits. A portion of CDBG funding has been allocated to the rehabilitation of owner-occupied housing units for income qualified households. These projects are located throughout the City and are not limited in geography.

The City will conduct code enforcement in the Target Areas as identified on the attached maps. Census tract 236 (blk grp's 1,2,&3), Census tract 245 (blk grp's 1 & 2), Census tract 233 (Blk grp 3), and Census tract 228 (blk grp 1) are primarily residential and 51% of area residents meet the HUD income qualification guidelines. These areas have been designated as "deteriorated or deteriorating" through a council resolution. The City will also be providing funding to improve the infrastructure of these neighborhoods. The city has implemented Targeted Area Repair and Rehabilitation Program, a forgivable loan for the purposes of ameliorating the deteriorated conditions.

Geographic Distribution

Target Area	Percentage of Funds
City of Rock Island	55
Targeted Reinvestment Area	45

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The investment in the targeted areas provides an area benefit for the neighborhoods, helps to reduce the impact of deteriorated conditions, and ensures that the residents have access to suitable living environments and a healthy and safe living environment.

Discussion

The city will expend approximately \$930,294.00 in the targeted areas. Activities will include Douglas Park improvements, infrastructure improvements and housing rehabilitation activities. The remainder of the funding will be provided to city wide activities that improve the conditions of income qualified residents.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The availability of decent, safe, and sanitary affordable housing is a priority need in Rock Island. The high number of older housing stock in the community creates a need for home repairs/rehabilitation to maintain affordable housing and to revitalize neighborhoods.

The City's Neighborhood Housing Programs provide a way for income qualified residents to access rehabilitation funding to improve the safety and livability of their home.

As Rock Island's housing stock continues to age, greater emphasis has to be given to the rehabilitation and preservation of affordable housing for moderate, low and very low income persons and families. Approximately 89% of Rock Island's housing stock dates from the 1830 through 1990. Due to the efforts of several not for profit organizations working in Rock Island, new affordable housing and rental unit construction have been added to the City's housing stock. Substandard housing continues to be a concern for low to moderate income households in Rock Island.

The City of Rock Island addresses and promotes affordable housing through the Neighborhood Housing Programs to meet the low to moderate housing (LMH) needs. The City oversees the housing resources including those used to rehabilitate, and preserve affordable housing units.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	35
Special-Needs	0
Total	35

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	35
Acquisition of Existing Units	0
Total	35

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

The city has three Neighborhood Housing Programs to address rehabilitation needs in the

community. All three of the programs are provided as a forgivable loan if the homeowner remains in the home for a term of five years.

The programs address emergency needs, general housing rehabilitation and the newest program is a repair and rehabilitation program exclusively for the exterior improvements in the target areas. The city has allocated \$100,000.00 for each program for a total rehabilitation budget of \$300,000.00. In addition to the rehabilitation programs the city has allocated an additional \$60,000.00 as gap funding for the lead healthy home grant.

The consortium has completed the first year of a 42 month grant cycle. The grant funding limit for lead remediation is \$24,999.00. In some circumstances the cost of remediation exceeds the funding limit. In an effort to meet the milestones of the grant and help lead poisoned children the gap funding is necessary.

AP-60 Public Housing – 91.220(h)

Introduction

The City of Rock Island partners with the Rock Island Housing Authority (RIHA) in its efforts to provide quality housing to its citizens including those living in its most vulnerable neighborhoods.

Actions planned during the next year to address the needs to public housing

RIHA has demolished Lincoln Homes and is in the new construction development stage for the creation of Lincoln Residences. This new affordable housing development will effectively meet the needs of current and future residents and is compatible with the overall redevelopment plans for the area.

Two Rivers Point (AKA Sunset Heights) is a 141-unit high-rise apartment building consisting of studio, one- and two-bedroom apartments. Currently 57 units are vacant and undergoing renovation.

Spencer Towers is a nine-floor low-income high-rise comprised of 199 1-bedroom units. Spencer underwent an elevator modernization and a new parking lot in 2016.

The city completed the ERRS for these projects.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

As part of the changing face of public housing, RIHA is assisting public housing residents in their efforts to become financially self-sufficient, and less dependent upon government assistance through the RIHA Self-Sufficiency (FSS) program. The FSS program partners with agencies and educational institutions throughout Rock Island County and the Quad Cities to help families develop the strengths, skills and experience necessary to achieve economic independence. Some key elements of the program include:

- **Homebuyer Incentive program:** Through this program Public Housing families participate in the program as new residents living at the 3rd & 11th Townhomes. RIHA also identified additional individuals who have expressed an interest in homeownership in the Homebuyer Incentive program. As part of the program, participants learn how to care for and maintain a home including interior and exterior care and maintenance. They also receive counseling and training in all aspects of household financial management. Pre-purchase workshops assist with new homeownership.
- **Escrow Account program:** This program currently includes 24 participants with an annual goal of 30 total participants. An escrow credit is based on the earned income increases of the family and is credited to the Escrow Account by RIHA during the term of the FSS contract. The more money an individual earns, the more money deposited into the escrow account. The escrow is not counted as an individual asset until the FSS contract is completed and only when the money

is paid directly to the individual. A portion of this escrow account can be made available to the family during the term of the contract to enable the family to complete an interim goal such as education or other employment related needs.

- **Family Self-Sufficiency (FSS) program:** This program assists public housing residents in their efforts to become financially self-sufficient, economically independent and less dependent upon government assistance. There are currently 80 RIHA families participating in the program. RIHA intends to increase that number to 85 participants in 2016.
- **YouthBuild program** provides, at-risk youth 16 to 24 years of age the opportunity to earn their GED or high school diploma while learning soft job skills and receiving on the job training in carpentry and other trade skills, while also providing community service.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The Rock Island Housing Authority (Community Home Partners) is not designated as troubled.

Discussion

In 2003 RIHA developed a plan backed by definitive goals and measurable outcomes to completely redefine and reinvent public housing within the city of Rock Island. The RIHA Asset Management Plan clearly defined how the Agency intended to shift the organization's vision, mission, purpose, policies, processes and philosophy toward the development of affordable mixed-income housing.

The goal is to include households with varying incomes while also providing quality housing options for the City's most vulnerable residents. The strategy is to demolish existing obsolete public housing developments and replace them with mixed-income affordable for-sale and rental housing that is indistinguishable from other housing within the City.

With the full implementation of the original 2003 Asset Management Plan and the 2008 Implementation Plan, RIHA plans to demolish and redevelop Lincoln Homes, redevelop the former Valley Homes site, and redevelop Spencer Towers into mixed income properties. The Plan also requires the development of affordable in-fill for-sale and rental housing in multiple neighborhoods throughout the City based on defined need. RIHA recently completed a Comprehensive Housing Market Study of the City of Rock Island and the surrounding Quad City area to identify housing gaps within the City. With the results of the Market Study in hand, the RIHA Board of Commissioners will be evaluating the 2003 Asset Management Plan and 2008 Implementation Plan and updating it to reflect current housing needs and gaps.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City does not currently receive other HUD funds, including HOME, ESG, or HOPWA. The City of Rock Island is a member of the Homelessness Connections of NW Illinois which is the Continuum of Care provider led by Project NOW. City staff works with Project Now, Rock Island Housing Authority, and other key stakeholders to help support low- and moderate-income residents in need of housing.

Many of the activities the City will support in FY2020 are intended to assist low- and moderate-income households at the greatest risk of becoming homeless.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City remains committed to providing resource information and referrals to help residents who are at risk of becoming homeless or who are presently homeless access service that ensure they have affordable housing. Like many cities, it is the first responders who deal most frequently with persons who are in crisis. Police and fire are active in giving needed information on homelessness support to people who are in crisis. Rock Island has a variety of resource available for teens, families, veterans, and domestic abuse victims who are without housing. Additionally, the Community and Economic Development team make referrals and provide resource information during phone calls from residents, code enforcement activities, Neighborhood Housing Program intake, and other interactions with the public.

Addressing the emergency shelter and transitional housing needs of homeless persons

ProjectNow, Continuum of Care provider for Rock Island, reports that 355 individuals have entered their system requesting immediate shelter since January 2020. They currently have 73 households/93 individuals who are currently receiving services for emergency shelter in Rock Island. The need within the community is great, and the City, working with community leaders is working to address the root causes residents to experience homelessness. ProjectNow reports that funding for rapid rehousing and homelessness prevention programs are stretched thin because of the rising cost of housing Rock Island. The City is actively helping to address homelessness by providing funding to public service organizations through the city's gaming grant programs. Each year, the City has supported non-profit providing homelessness services, like Winnie's Place, Bethany Children Services, and Stephen's Place (Christian Care).

Helping homeless persons (especially chronically homeless individuals and families, families

with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Permanent supportive housing is offered in the City of Rock Island to homeless persons with long term needs, as well as persons who have been diagnosed with a serious mental illness, developmental disability, or other health impairment. While the City's CDBG funding does not directly support these activities, other state and local resources are available to help address permanent supportive housing needs for these individuals.

Efforts to address the supportive housing needs of homeless persons living with HIV or AIDS are done through an organization called Steven's Place. Steven's Place is a supportive housing project taken on jointly by the RIHA and DeLaCerda House.

Permanent supportive housing will continue to be provided by agencies that assist people who have mental or physical disabilities. The Robert Young Center located in Rock Island offers a Community Support Program, which provides psychiatric services, case management, recreation, and residential services to persons with a serious mental illness. The ARC of Rock Island County also provides residential services to persons who have a developmental disability and John Lewis Community Services provides permanent supportive housing to veterans.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Rock Island residents benefit from many homeless prevention activities ranging from homeowner repairs to direct rental assistance. The housing repair programs funded by CDBG are offered by the City of Rock Island to ensure that low and moderate-income individuals and families, including those with special needs, are not displaced due to unsafe or threatening housing conditions. Activities offered under these programs include roof repair and replacement, furnace replacement, and other actions needed to address emergency housing conditions. Habitat for Humanity also provides limited repairs to help keep low-income families and elderly persons in their homes.

The Salvation Army's Family Assistance Program serves Rock Island residents by offering emergency food, clothing, housewares, rental assistance, and utility assistance. Area veterans can also find help through the Rock Island County's Veterans Assistance Commission; services include rental assistance,

food, medical equipment, and referrals. Rock Island Township and South Rock Island Township offices help income-qualifying residents with food, utility assistance, and other personal essentials. Alternatives for the Older Adult offers homelessness prevention activities by assisting older adults with health problems to secure services that help them stay within their home or community.

Other local social service entities prevent homelessness by offering assistance that allows low-income households to devote a greater portion of their earnings toward housing expenses. Activities include childcare subsidies, weatherization, and food assistance. Agencies including Project NOW, Christian Family Care Center, Churches United, the Salvation Army, and SAL Family and Community Services all help individuals and families stay housed by offering these types of services.

Discussion

The City of Rock Island has been asked by DelaCerda House to be the grantee for their Permanent Supportive Housing Grant. The city has the capacity to fulfill this role on the sub-grantee's behalf. The city expects to take the grant over some time this year. Both the city and DelaCerda House are waiting for the grant to be transferred from the Rock Island Housing Authority to the city by HUD CPD Region 5.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The City of Rock Island, in conjunction with its Metropolitan Statistical Area partners - Moline, Illinois and Davenport, Iowa - completed an updated Analysis of Impediments to Fair and Affordable Housing (AI) in January 2019. The 2019 study was completed by Mosaic Community Planning.

The following impediments were identified in the 2019 AI:

- Continued need for an increased supply of decent affordable housing
- Lack of geographic diversity in affordable housing options
- Accessible housing for people with disabilities in short supply
- Community development planning lacks an equity focus
- Protected classes face a barrier to fairly accessing housing
- Community perceptions influence housing choice.

Additionally, a RECAP was identified in Rock Island. HUD developed a methodology that combines demographic and economic indicators to identify areas it classifies as racially and ethnically concentrated areas of poverty (RECAP's). HUD defines a RECAP as a census tract that has an individual poverty rate of 40% or more (or an individual poverty rate that is at least 3 times that of the tract of the average MSA, whichever is lower) and a non-white population of 50% or more.

Tract 236 along Centennial Expressway on Rock Island's western edge is roughly bordered by 9th Avenue on the north, 11th Street on the east, 18th Avenue on the south, Mill Street on the west. It includes the Douglas Park neighborhood and Douglas and Rauch Family Parks.

An estimated 2,074 residents are living in the RECAP tract, of whom a majority are black (62.3%). Whites make up 13.6% of the tract, followed by Asians (11.0%), and Hispanics (8.5%). These shares vary considerably from the City of Rock Island as a whole, where Black residents constitute 18.0% of the population and Asians make up 1.8%. Only the share of Hispanic residents is comparable at 9.4%.

Foreign-born residents are also overrepresented in the RECAP tract. More than 20% of RECAP residents were born in other countries, compared to 6.2% of the population citywide. Specifically, residents born in Mexico, India, Burma, Nepal, other south-central Asian countries, and other countries in eastern Africa are overrepresented.

The city has begun working with a new housing developer that is currently in the process of gaining LIHTC through IHDA to build 50 affordable units through their Townhomes Home Owner Initiative. The initiative will fill vacant lots, help restore the physical appearance of the neighborhood, and provide stability to the neighborhood through homeownership opportunities. The townhomes will be 100% affordable rental units for a period of fifteen years, with rents limited to households making less than

80% of the area median income. At the end of the fifteen years the tenant will have the right of first refusal for the purchase of the townhome unit.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The City is addressing issues identified in the RECAP tract by investing in improving the neighborhood. The City will provide investment in improving the infrastructure of the neighborhood and also have targeted code enforcement along with investment in the neighborhood infrastructure and home rehabilitation programs. These measures will help ensure that the neighborhood's housing supply and overall livability improves.

The City continues to actively work to improve zoning ordinances, reduce crime, and support the Human Right Commission. Additionally, the City reaches out to residents, stakeholders, and other key community constituents for feedback on existing policies and to help shape future programs.

The City also work to promote development through a Tax Increment Financing (TIF) district and Enterprise Zone. These designated areas allow the city some flexibility in assessing taxes, permit fees, and other incentives.

Discussion:

The city will be releasing a Request for Qualifications to Illinois firms that provide Fair Housing consultation this year. The consultant will assist with the development of Fair Housing action steps for the city to address and or implement in the intervening years. In addition, the consultant will provide Fair Housing training to stakeholders, landlords, and lenders in the region and provide classes to residents regarding their rights to fair housing choice. The process may overlap into Program Year 2021.

AP-85 Other Actions – 91.220(k)

Introduction:

In addition to the efforts outlined in the 2019 Action Plan, the City of Rock Island continues to be involved in a number of efforts to address the needs of the underserved and promote efforts to coordinate the many components related to affordable housing, suitable living environments, and improving the livability of the community as a whole.

Actions planned to address obstacles to meeting underserved needs

The primary obstacle to meeting underserved needs is the lack of identified and available resources. To overcome this obstacle, the city will continue to actively pursue creative partnerships, both financially and in structuring of projects to leverage the available funds. In addition, it is the goal of the city to continue to continually improve communications and participation with residents, business owners, partners, and other key stakeholders.

The City will continue to seek ways to expand the means by which those whose needs are underserved are informed about the financial and informational resources available to them, specifically the programs funded through the CDBG program. The City will continue to expand outreach to the Hispanic community by ensuring the program materials and information is available in Spanish. Additionally, the City will also continue providing translation services to reach the large population of residents who are part of the African refugee community.

The City continues to utilize gaming revenue for annual grants that provide public service benefits to underserved residents. Past grant recipients have included projects aimed at assisting homeless persons, providing childcare for low-income families, and increasing access to health care service for low-income persons.

The City's concerted effort to address challenges and housing deficiencies in the RECAP area will address a population whose needs are often unmet and underserved. In addition of targeted code enforcement activities in the Targeted Reinvestment Area, low- and moderate-income residents will also be able to participate in the Neighborhood Housing Program. The programs are forgivable loan program that allows for much needed home rehabilitation projects. Additionally, the city will work to improve the infrastructure of the neighborhood.

Actions planned to foster and maintain affordable housing

The City's Neighborhood Housing Program is funded through CDBG entitlement allocation and provides opportunities for income qualified residents to rehabilitate their homes. The assistance is provided in the form of a forgivable loan to homeowners residing within the municipal boundaries of Rock Island. Approved rehabilitation activities are designed to bring owner-occupied homes into compliance with

property standards as specified in the City's Building Codes and Ordinances.

The Housing Rehabilitation Program also addresses emergency needs on a case by case basis. Emergency rehabilitation items are limited to inoperable furnaces/boilers, water heaters, broken water/sewer lines, non-compliant weather head, severely damaged roofs, and exterior accessibility issues for elderly and disabled persons.

New Housing Construction Tax Rebate Program

The New Housing Construction Property Tax Rebate Program is a financial incentive from the City of Rock Island to buyers of newly constructed single-family homes or condominiums. This is a reimbursement program with funds paid to the homeowner after the annual property taxes are paid in full. The 10-year City Wide Program allows the home owner to receive a maximum reimbursement of \$2,000.00 per year with a maximum reimbursement of \$10,000.00 over a ten-year period. This program is instrumental in helping to increase/improve the housing stock, reduce empty/vacant lots, and improve the availability of affordable housing.

The City also offers a special property tax reimbursement program for new owner-occupied construction in the New/Old Town Chicago & Downtown/ North 11th Street TIF Districts. The reimbursement is for 10 years, with 100% rebated the first year, 90% the second year, 80% the third year, etc. This program is aimed at increasing homeownership opportunities throughout the city, which helps to increase the community livability, economic opportunity, and support a LMI neighborhood.

Home Ownership Made Easy Program

The City's Home Ownership Made Easy (HOME) program encourages the development of vacant city lots for new residential homes. The City has lots available for \$5.00, pays for the real estate transactions, and fees are waived for permits. Buyers also may qualify for the New Housing Construction Tax Rebate Program. The buyer must secure financing, build within 6 months, and live in the home for a minimum of five years. There are currently 27 parcels available for purchase through the HOME program.

This program helps to reduce vacant/abandoned lots that are owned by the City. Some of these lots benefited from the demolition program funded through CDBG. This ensures that new housing stock, especially in blighted neighborhoods, is constructed in Rock Island. Traditionally, vacant housing was left alone and resulted in an increase in crime, decrease in adjacent home value, and decreased the livability of the neighborhoods.

Actions planned to reduce lead-based paint hazards

Rock Island will provide lead paint remediation to 50 houses over the next 3.5 years. The City of Moline will be working with the Rock Island County Health Department, the City of Rock Island, the City of East Moline, and the City of Silvis to administer \$2,240,000 for 2019 Lead-Based Paint Hazard Reduction

grant program funding and \$160,000 in Healthy Homes Supplemental funding. The project will address lead hazards in housing units providing safer homes for low and very low-income families with children. The City will also perform healthy homes assessments. A total of 50 homes will have lead paint remediation in Rock Island over the course of the 3.5-year grant period.

The grant provides a valuable source of supplemental funding to address housing renovation costs and comply with the Federal lead-based paint regulations

Activities to be funded under the grant include:

- Lead-based paint treatment and control – this would include eliminating, containing, encapsulating or otherwise reducing exposure to lead in windows, doors, walls, exterior surfaces (walls, window sills, porches, eaves, soil, etc.) as part of property renovation. Expenses for testing and clearance would also be included.
- Training and Education – for contractors and their employees so they can become proficient in lead-safe renovation and treatment techniques and therefore comply with state licensing requirements. Required insurance coverage could be paid for, in whole or part, by the grant. Funding could also be provided to augment the County Health Department's public education efforts related to lead hazards.
- Relocation / Supplies – funds available for temporary relocation of residents and their possessions while home repairs are being made.
- Administration – costs related to program administration and coordination of various program components would be covered through the grant.

Actions planned to reduce the number of poverty-level families

The City continues to work to reduce the number of poverty-level families. The City's primary focus has been on encouraging economic growth, increased job creation, and fostering programs that bring living-wage jobs to the community.

Tax Increment Financing (TIF) districts

Through negotiated agreements, the City offers assistance for new construction projects and renovation of existing buildings within Rock Island's five Tax Increment Financing (TIF) districts. The TIF districts are adjacent to the RECAP area identified in the 2019 Assessment of Impediments to Fair Affordable Housing. Improving these commercial areas has a direct economic impact of the low- and moderate-income residents in the RECAP area. The TIF district, since it is adjacent to the RECAP area, also abuts the Targeted Reinvestment Area identified in the Consolidated Plan and 2019 Action Plan.

The TIF districts may assist developers with assessment and cleanup of contaminated soil, building

rehabilitation, construction of engineered barriers, demolition/site preparation and land assembly costs.

Enterprise Zone

Enterprise Zone is a specific area designated by the State of Illinois to receive tax incentives and other benefits to stimulate economic growth and neighborhood revitalization in economically depressed areas of the state. The Rock Island Enterprise Zone allows for property tax abatement and sales tax exemption.

Business Incentive Programs

The City of Rock Island offers a variety of programs to assist both existing and new businesses wishing to undertake a sustainable improvement project. The Facade Improvement Program provides a dollar for dollar match of 75% of the total project costs (up to the maximum match of \$7,500) of Energy Star rated products, green roofs, and other energy-efficient or environmentally sound materials for exterior improvements to an existing commercial property is available. Additionally, the Permit Fee Rebate program allows the city to rebate a portion of the building permit fee associated with the construction of a LEED-certified building.

These programs continue to revitalize the downtown commercial area and improve the livability of the adjacent neighborhoods. Programs such as these are key to bringing in new employment opportunities, encouraging the growth of existing businesses, and create job opportunities.

Actions planned to develop institutional structure

The city is committed to continuing their education and understanding of CDBG funding to the community and working closely with HUD. When reasonable, the city will send staff to training and participate in webinars. The city will continue to update and receive feedback from the City Council on the status of projects and the progress of meeting program goals. Institutional transparency and communication with the community are a top priority for all city projects. City staff will continue evaluating and improving programs to ensure the needs of the community are being met with the available funding and resources.

Actions planned to enhance coordination between public and private housing and social service agencies

The City of Rock Island participates in regional groups and coalitions that address homelessness, affordable and fair housing, and economic development. The city will continue to explore ways to coordinate CDBG activities with other regional CDBG entitlement communities. The city will work with other communities in the Quad Cities in implementing the activities outlined in the Lead Based Paint

Hazard Reduction grant and Healthy Homes Supplemental funding.

Discussion:

The city continues to address worst case housing needs through the above mentioned programs and through available grant opportunities that will assist in addressing larger housing rehabilitation projects. It has become apparent that many of the senior members of Rock Island have a greater need based on lack of physical capabilities and financial resources to address housing maintenance issues. The city utilizes the information in the various plans and reports to understand worst case needs, but also has a day to day understanding of the needs of the most vulnerable citizens.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

Introduction:

The City of Rock Island does not have any activities funded with float-funds and does not have any income from float-funds. The City will not have any program income over \$25,000.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	80.00%

Annual Action Plan
2020

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U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-7000

ASSISTANT SECRETARY FOR
COMMUNITY PLANNING AND DEVELOPMENT

September 11, 2020

The Honorable Mike Thoms
Mayor of Rock Island
1528 Third Avenue
Rock Island, IL 61201-8612

Dear Mayor Thoms:

I am pleased to inform you of a special allocation to your jurisdiction of Community Development Block Grant funds to be used to prevent, prepare for, and respond to the coronavirus (COVID-19). This allocation was authorized by the Coronavirus Aid, Relief, and Economic Security Act (CARES Act), Public Law 116-136, which was signed by President Trump on March 27, 2020, to respond to the growing effects of this historic public health crisis.

The CARES Act made available \$5 billion in Community Development Block Grant Coronavirus (CDBG-CV) funds. Of this amount, the Department immediately allocated \$2 billion on March 27, 2020, the same day President Trump signed the Act, based on the fiscal year 2020 CDBG formula; this constituted the first round of CDBG-CV funds. Next, \$1 billion was required by the Act to be allocated to States and insular areas within 45 days of enactment of the Act; HUD accomplished this on May 11, 2020, and this constituted the second round of CDBG-CV funds. Finally, the remaining \$2 billion in CDBG-CV funds was required by the Act to be allocated to states and local governments at the discretion of the Secretary on a rolling basis; HUD accomplished this on September 11, 2020, and this constituted the third round of CDBG-CV funds. Additionally, up to \$10 million will be set aside for technical assistance.

Accordingly, this letter informs you that your jurisdiction's allocation for the third round is \$230,580. Your cumulative amount for all allocation rounds is \$879,699.

The CARES Act adds additional flexibility for both the CDBG-CV grant and, in some cases, for the annual FY2019 and FY2020 CDBG grants in these unprecedented times. The public comment period is reduced to not less than 5 days, grantees may use virtual public hearings when necessary for public health reasons, the public services cap is suspended during the emergency, and States and local governments may reimburse costs of eligible activities incurred for pandemic response regardless of the date.

In addition, the CARES Act authorizes the HUD Secretary to grant waivers and alternative requirements of statutes and regulations the HUD Secretary administers in connection with the use of CDBG-CV funds and fiscal year 2019 and 2020 CDBG funds (except for requirements related to fair housing, nondiscrimination, labor standards, and the environment). Waivers and alternative requirements can be granted when necessary to expedite and facilitate the use of funds to prevent,

prepare for, and respond to coronavirus.

The CDBG CARES Act Federal Register Notice (FR-6218-N-01) was released on August 10, 2020. The notice describes the allocations and grant procedures applicable to the CDBG-CV grants. It also describes the program flexibilities, waivers, and alternative requirements that apply to the CDBG-CV grants as well as the fiscal year 2019 and 2020 CDBG grants. As further such flexibilities become available, they will be posted on HUD's website and distributed to grantees. The Department will also support grantees with technical assistance.

As you develop your plan for the use of these grant funds, we encourage you to consider approaches that prioritize the unique needs of low- and moderate-income persons and the development of partnerships between all levels of government and the private for-profit and non-profit sectors. You should coordinate with state and local health authorities before undertaking any activity to support state or local pandemic response. CDBG-CV grants will be subject to oversight, reporting, and the requirement that each grantee have adequate procedures to prevent the duplication of benefits (DOB). HUD will provide guidance and technical assistance on DOB, the prevention of fraud, waste, and abuse, and on documenting the impact of this program for beneficiaries.

Reminder, all CPD Grantees must ensure they maintain active Dun and Bradstreet Numbering System (DUNS) numbers in the System for Award Management (SAM) system. Entities must have an active and unexpired DUNS before execution of grant agreements to avoid delays in the obligation of funds- which will delay your ability to drawdown funds in the Integrated Disbursement & Information System (IDIS). Grantees are required to maintain an active SAMs registration by re-activating their DUNS number annually in the SAM system for the entire drawdown period of their grants. DUNS numbers can be registered and renewed each year at the following website: <https://www.sam.gov/SAM/>.

The Office of Community Planning and Development (CPD) is looking forward to working with you to successfully meet the urgent and complex challenges faced by our communities. If you or any member of your staff has questions, please contact your local CPD Field Office Director or CPDQuestionsAnswered@hud.gov.

Sincerely,



John Gibbs
Acting Assistant Secretary
for Community Planning and Development
U.S. Department of Housing and Urban Development