

MEMORANDUM

COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT

TO: Thomas Thomas, City Manager
SUBJECT: Analysis of Impediments to Fair Housing

DATE: January 30, 2013

The U.S. Department of Housing and Urban Development (HUD) requires that CDBG Entitlement communities prepare and adopt an Analysis of Impediments to Fair Housing Choice every 5-7 years. The most recent study was adopted in 2006. The three entitlement communities in the Quad Cities Area, Davenport, Moline and Rock Island, agreed three years ago to jointly hire a consultant to prepare the draft study currently under review. The Councils of Davenport and Moline have already adopted the study. Adoption of the study is crucial for continued HUD/CDBG funding.

The Analysis of Impediments study identifies barriers to fair and affordable housing and suggests remedial solutions. While the study found all three cities had deficiencies, it also showed that the City of Rock Island is far ahead in several categories. The City has a higher percentage of minority home ownership which is a major objective of HUD; more favorable zoning regulations and practices; and a home-grown organization (QCAIR) which assists immigrants and refugees. The Rock Island Housing Authority has a 3-year waiting list for public housing and a 5-year waiting list for Section 8 vouchers while the Davenport Housing Commission has a 4-year waiting list for public housing and a 7-year waiting list for Section 8 vouchers.

Council was first presented the draft study at a Study Session on August 20, 2012 and more recently, on January 21, 2013, to address concerns which were expressed at the earlier session. A draft copy of the study is included with this memo for your reference.

Recommendation: Planning staff recommends adoption of the Analysis of Impediments to Fair Housing study

Submitted by: Ben Griffith, AICP, Planning & Redevelopment Administrator
Jeffery Eder, Community & Economic Development Director

Approved: Thomas Thomas, City Manager