



Legislation Text

File #: 19-564, Version: 1

CITY COUNCIL AGENDA ITEM

ACTION REQUESTED:

Approve Substantial Amendment #1C to the Program Year 2018 Community Development Block Grant Annual Action Plan in the amount of \$185,832 by canceling the Naperville Park District project and revising the award and scope of Naperville Elderly Homes, Little Friends, Inc., and Turning Pointe Autism Foundation projects (Item 2 of 2)

DEPARTMENT: City Clerk's Office

SUBMITTED BY: Ruth Broder, Community Grants Coordinator

BOARD/COMMISSION REVIEW:

N/A

BACKGROUND:

The Annual Action Plan (AAP) outlines how Community Development Block (CDBG) funds will be spent in a certain program year and how the approved projects meet the objectives of the CDBG program and the Consolidated Plan.

Applications for Program Year 2018 CDBG funds were submitted in September 2017. The recommended awards were preliminarily approved by the City Council in March 2018. The AAP was based on the City's estimated CDBG allocation, however after the U.S. Department of Housing and Urban Development (HUD) released Naperville's actual Program Year 2018 CDBG allocation, staff prepared a revised AAP accordingly. The revised AAP was submitted to HUD in June 2018, following the required 30-day public comment period and public hearing.

DISCUSSION:

After the City received the Program Year 2018 funding agreement from HUD in October 2018, one recipient organization notified staff it was unable to accept the award and three other organizations requested substantial changes to the scope of their projects. Accordingly, the City is proposing Substantial Amendment #1C to the Program Year 2018 Annual Action Plan as follows:

Decline of Program Year 2018 award - Naperville Park District

The Naperville Park District was awarded \$29,211 for restroom accessibility improvements at the Riverwalk Warming House.

This award was contingent on the Park District obtaining insurance through the National Flood Insurance Program. Ultimately, the estimates obtained were determined to be cost-prohibitive. The Park District is unable to offer an alternative project at this time, but will work with the City to develop other CDBG-eligible projects in Program Year 2019 and beyond.

Scope Revision of Program Year 2018 award - Naperville Elderly Homes

Naperville Elderly Homes was awarded \$63,446 for rehabilitation of four bathrooms at Martin Avenue Apartments.

In September 2018, the Illinois Housing Development Authority (IHDA) awarded low-income housing tax credits and low-interest bond financing to Naperville Elderly Homes to construct a 62-unit addition to Martin Avenue Apartments and to rehabilitate the interior of the existing 121-unit structure, including unit bathrooms. The board of directors and building management concluded it would be more appropriate to include the bathroom renovation project awarded by CDBG in the IHDA project.

As an alternative, Naperville Elderly Homes is requesting \$96,000 for improvements to the existing building that were not included in the new design and construction estimates. These improvements will upgrade the main entrance to the property by replacing the existing canvas awning with an expanded metal canopy. The new canopy is intended to reduce energy costs and provide a safer, weather-protected, area for residents waiting for the bus and for ride pick-ups/drop-offs.

Staff is recommending the award of \$63,446 be combined with the \$29,211 declined by the Naperville Park District and awarded to Naperville Elderly Homes for a total grant of \$92,667 to be used for proposed building improvements.

Scope Revision of Program Year 2018 award - Little Friends, Inc.

Little Friends, Inc. was awarded \$28,165 to reduce architectural barriers and improve client safety by reconstructing curbs, sidewalks, and parking areas at 140 N. Wright Street. The property became ineligible in December 2018 when it was purchased by North Central College.

As an alternative, Little Friends, Inc. has requested that its award be used to rehabilitate two homes owned and operated as group homes for eight developmentally disabled adults. Improvements would include roof and carpeting replacement and bathroom renovation. Little Friends, Inc. plans to maintain ownership of these homes indefinitely.

Revision of Program Year 2018 award - Turning Point Autism Foundation

Turning Pointe Autism Foundation was awarded \$65,000 to construct two classroom suites for day-school students at 1500 W. Ogden Avenue. Due to programmatic and scheduling changes, and inability to obtain technical assistance from HUD during the government shutdown in 2018, the Foundation was unable to complete the construction.

As an alternative, Turning Pointe wishes to redirect the 2018 award to rehabilitate the Life Skills Apartment for Adults building area. The Life Skills Apartment is a model apartment located at 1500 W. Ogden that is used to teach daily living skills to autistic adults. Renovation would include enlarging the kitchen/eating area to full-size, allowing for hands-on cooking and nutrition classes to be taught, and the creation of three accessible restrooms as there are currently none in this area of the building.

FISCAL IMPACT:

Award reallocation and scope revision for a total of \$185,832 in CDBG funding.