

City of Waukegan

Community Development Block Grant (CDBG)

2010 CAPER Annual Report

EXECUTIVE SUMMARY

This Consolidated Annual Performance and Evaluation Report (CAPER) is for the City of Waukegan Community Development Block Grant (CDBG) Program for Year 2010, covering the period May 1, 2010 through April 30, 2011.

CDBG staff prepared this report.

The CAPER reflects the accomplishments and status of the City of Waukegan's activities under the CDBG program and other information concerning the state of Waukegan. CDBG funds are awarded by the U.S. Department of Housing and Urban Development (HUD) on a formula basis to entitlement communities. These communities carry out a wide range of community development activities directed toward neighborhood revitalization and the provision of improved community services and facilities. Entitlement communities develop their own programs and funding priorities but must give maximum feasible priority to activities which either benefit low and moderate income persons or aid in the prevention or elimination of slums and blight. Activities may also be carried out which the community certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community where other financial resources are not available to meet such needs. Activities, which do not meet one of the three broad National Objectives, may not be undertaken with CDBG funds.

The City continues to enhance Performance Measures (PM) by revisiting them to make sure they are being carried out in a timely fashion and to ensure we are on target to meet the stated outcomes.

ASSESSMENT OF 3 – 5 YEAR GOALS & OBJECTIVES

The City of Waukegan, Program Year 2010, Community Development activities addressed only high priority in accordance with the Waukegan Community Development Goals & Strategies identified in the 2010 - 2014 Consolidated Plan.

Waukegan CDBG staff operates one direct service program internally – the Housing Rehabilitation Program. All other agencies and departments of the City must apply annually for funding through the competitive funding cycle. Applicants must demonstrate that the programs for which they are requesting funding are eligible, (i.e. meet a National Objective of the program, meet a priority need and will benefit low to moderate income residents of Waukegan). In addition, they must demonstrate that the agency has the administrative capacity to successfully administer the program in compliance with both national and local CDBG program regulations. Some applications are rejected because they do not meet those requirements; however, most applications are rejected due to the lack of available funds. Often, there are no quality applications received from local agencies which address a particular need; therefore, no funding is awarded to address those needs, even when they are high priority. There are some agencies in particular that did not request funding from the City of Waukegan CDBG; nonetheless, they did while at the same time, provided services to over 2100 low income Waukegan clients in 2010. The agencies mentioned include HealthReach and L.C. Health Department. Every effort is made to ensure that high priority needs are awarded funding first, as long as the applicants are qualified and capable. There are other agencies addressing high priority needs for the City of Waukegan that did not apply for funding or that did not receive funding because some of the stipulations were not met. Although, HUD dollars were not used, the entire community still benefits. For program year 2010 all funded applicants were High priority. The 15% CAP for public service programs established by HUD precludes the awarding of funds to many applicants. There are not enough funds to go around. Each year ads are placed in the local paper, posted on the Waukegan CDBG's web site, flyers are placed meticulously in strategic locations throughout the City, emails are sent out, calls are made and letters are sent to make sure the entire City is aware of the time of the grant application. After which, applications and outcomes workshops were conducted to educate agencies on how to prepare viable applications. Staff is also available, upon request, for technical assistance (TA).

Objectives and goals are reviewed during the application process and actual compliance is assured through the monitoring of the quarterly reports and on-site monitoring visits.

In Program Year 2010, activities addressing high priorities, as identified in the five-year consolidated plan, included a crime awareness and prevention program, youth services programs, senior services programs, substance abuse program, health service program, basic needs programs, fair housing service, housing rehabilitation & code enforcement program, and a sidewalk improvement project. The City did not contribute in PY2010 to health services; however, HealthReach and L. C. Health Department are for example serves doubled its capacity and are available to over 115,000 uninsured residents from Lake County. Combined, the two agencies served 2100 from Waukegan last year. All activities

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funded have performance measurements attached to them, thus we will know the progress in meeting our goals and objectives for the City of Waukegan.

AFFIRMATIVELY FURTHERING FAIR HOUSING

The Fair Housing Act states that all persons regardless of race, color, religion, sex, handicap, familial status or national origin have the same housing choice. In its efforts to assure compliance, the City of Waukegan employs a full time staff person to act as a liaison for receiving all housing/municipality related complaints. Unfair housing complaints are received by the Fair Housing Center (FHC). The City works closely with the FHC and they work directly with landlords to educate them on Fair Housing Laws. The FHC provides an annual overview of activities to the CDBG office and elected officials.

In Program Year 2010, the FHC served 93 families of which 38 (41%) resided in Waukegan. Of the 93 (38) families served, 17 (7) were female head of households, and 9 (4) had housing discrimination issues based upon the Fair Housing Act. The discrimination cases were based upon: 3 – disability, 3 – race, 2 – sex and 1 – familial status. Of these cases, all have had their cases mediated either by HUD or IDHR. The remaining 84 (34) complaints were resolved successfully, with some of them receiving referrals to outside agencies for assistance with issues not involving housing, in addition to the services provided by the FHC. The program did not operate the full program year for the lack of oversight from the parent agency.

The Fair Housing Center conducted (257) 105 presentations where clients learned their rights under the Fair Housing Act. They have mediated many disputes over the phone and provided hundreds of referrals. The FHC has settled or referred 9 suits to HUD or IDHR.

The FHC worked closely with the Mayor's office, City staff and landlords on several issues concerning rental property, code violations, TIF districts and the US Department of HUD Impediment Analysis. In helping to ensure that fair housing rights of Waukegan's citizens are protected, CDBG staff has continued active involvement with the FHC. CDBG staff maintains a close working relationship with FHC staff. In addition, CDBG staff has been unrelenting in considering its adopted Analysis of Impediments to Fair Housing, the housing discussions in the Consolidated Plan and the Annual Action Plans with regard to various housing activities taking place within the community. Lake County Consortium has hired an outside consultant to update/complete the Analysis of Impediments.

The City of Waukegan indirectly supports community programs through the FHC of Lake County, which serves partly as an educational tool to tenants, landlords, and other housing professionals to provide equal housing opportunities.

Low income disparities are one of the key impediments to affordable housing in Waukegan. These income disparities contribute to a negative impact on citizens Fair Housing rights. As mentioned above there remains other impediment such as discrimination under the Fair Housing Act. There have also been complaints of lending institutions, appraisers and federal loan agencies over evaluating housing values in Waukegan; hence, impeding adequate loan guarantees.

AFFORDABLE HOUSING

The City of Waukegan is consistent growth in population perpetuates the increasing need for safe, decent and affordable housing for all citizens, especially low income individuals. The City addresses the above through partnerships with not-for-profit housing developers such as Habitat for Humanity and local Youth Build groups. The City donated City owned properties, changed zoning ordinances and provided other in-kind services such as Engineering services and inspection to accommodate construction of new affordable homes. Waukegan is comprised of about 50.6% low-income individuals. There are 81 Census Tracts (CT) in Waukegan and 38 are at least 71.3% LM. There are 8 CT without any population. The percentage of rental occupied units versus owner occupied unit population is approximately 43.5% to 56.5% respectfully. Home ownership is growing at a steady rate partially because of first time home buyers assistance programs in conjunction with other first time home buyer efforts, i.e. housing counseling programs sponsored by local financial institutions and home owner’s advocacy groups. There were 16 families that benefited directly from the First Time Home Buyer (FTHB) program receiving from \$5,000 up to \$35,000 from the Affordable Housing Commission. The client receiving over \$5000 thousand did not come from Waukegan fund; however, the homes were purchased in Waukegan. Clients purchasing homes in Waukegan were granted \$157,000 for FTHB along with program income from HOME funds, and an equal or better match from local lending institutions. Habitat for Humanity (HFH) provided seven (7) new dwelling units which are occupied with families in PY 2010, of which two were green homes and one was torn down and rebuild. There was also one home that was rehabbed. This make a total of 8 new affordable homes made available in PY 2010. The City of Waukegan donated 5 properties to HFH in PY 2010 to promote low income ownership.

The breakdown of FTHB households is as follows:

	Extremely Low Income (0-30% MFI)	Very Low Income (31 – 50% MFI)	Low Income (51 – 80% MFI)	Totals
Total FTHB	0	5	11	16
Total HFH	0	8	0	8
Total	0	13	11	24

The numbers represented above are a sufficient account of the number of affordable housing units made available yearly through the City’s FTHB Program.

CONTINUUM OF CARE

The Lake County Community Development Division continues to maintain a strong relationship and meets regularly with homeless service providers, human service agencies, other local governments, and community representatives in an effort to provide effective and appropriate services to the homeless in Lake County. This gathering presents the opportunity to determine the needs of the homeless population and create a priority list for funding opportunities. The lead decision-making entity in this process is known as the Lake

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County Coalition for the Homeless's Continuum of Care (CoC) Committee (formerly the Advisory Planning Group, or APG), which brings the expertise and experience of the groups listed above together. The CoC Committee's relationship with the Community Development Commission (CDC) shows the tiered nature of the planning process, which helps to ensure that limited funds and other resources will be used in an appropriate manner.

The CoC Committee is entering its thirteenth year of existence, and has worked on multiple levels to strengthen Lake County's Continuum of Care through the following:

- ongoing needs assessment and analysis;
- provision of technical assistance;
- increased stakeholder participation;
- development of strategies for addressing identified needs;
- monitoring of progress toward strategic objectives and action steps;
- coordination of various organizational structures related to homelessness; and
- coordination of the annual HUD CoC NOFA application.

The Continuum of Care continues to implement its 10-Year Plan to End Homelessness. The plan was officially adopted by the Lake County Board in October of 2006. The Partnership to End Homelessness conducted monthly meetings of service providers, business representatives, faith-based groups, funders, housing developers, and other community stakeholders to develop the plan. The group now meets regularly as the community works to carry out the action steps listed in the plan.

In line with the 10-Year Plan, the Continuum of Care has done much more to assist the chronically homeless, including the expansion of its permanent housing projects utilizing Shelter Plus Care funds from the SuperNOFA application. The collaborative effort known as Critical Time Intervention with Representative Payee (CTI-RP) added nine more units of permanent supportive housing for the chronically homeless. The Lake County Health Department previously had added five new units to its program for the chronically homeless. Housing the chronically homeless remains a top priority for the Lake County Continuum of Care. The CoC has also received two "Samaritan Bonus" projects in the last two Continuum of Care application cycles (New Foundation Center and Alexian Brothers Bonaventure House) that will begin serving clients in the near future.

Lake County continues to use Shelter Plus Care, Supportive Housing Program, Emergency Shelter Grants, and Community Development Block Grant funds to support new and on-going operations of critical community homeless services. An account of how those funds have been spent throughout this Program Year can be found in the latest CoC Application.

The complete Lake County Continuum of Care (CoC) strategy can be obtained from the Lake County Office of Planning and Development, 500 W. Winchester Road, Unit 101 | Libertyville, IL 60048, (847) 377-2139.

OTHER ACTIONS

Waukegan received requests for funding from agencies that provide supportive housing services. A Safe Place provides Transitional housing for battered women and their children; PADS delivers shelter & supportive service to help stabilize individuals and families who are

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homeless or at risk of being homeless; The Christ Church Eldercare program provides escorted transportation to medical appointments, friendly visits and grocery shopping aid to low income, homebound elders in an effort to help seniors remain self-sufficient, while the Waukegan Township provides a lawn maintenance & snow removal program to help seniors remain independent and self-sufficient. R.O.P.E., Inc. provides transitional housing to recently released inmate from prison. I-Plus, Catholic Charities, C.O.O.L. and Prairie State provide transitional housing to LM citizens of Waukegan. Also, the City's First Time Home Buyers Program provides down payments assistance and budget classes for individuals and families to obtain stable housing.

OBSTACLES TO MEETING UNDERSERVED NEEDS

Lack of funding is the primary obstacle to addressing underserved needs when it comes to public services and the 15% CAP compulsory by HUD. Waukegan's CDBG office typically receives requests for up to four times the amount of funding that is available in a given year. Many qualified agencies are already in existence throughout Lake County, and we receive numerous telephone calls each year from people who are interested in starting various types of social service agencies. These individuals are added to our distribution list for notification of the training put on by the Consortium; thereby, informing them of the process Waukegan adheres to and allowing them the opportunity to apply for grants in the future. Many inquiries are made to the CDBG office for funding after funds have been allocated and/or spent.

It is difficult for landlords to find financial resources to address all existing needs when it comes to decent affordable housing. However, the City continues to embark upon financial institutions for financial resources as a primary means to overcome this obstacle to meet this underserved need. It has been suggested that banks provide low interest rate loans to enable absentee landlords to obtain affordable loans for the rehabilitation of their properties. This would help to provide quality affordable housing to the underserved of Waukegan. Although to date, no such agreement has been made. The City continues to pursue this avenue. Waukegan's CDBG does not allocate any of their grant toward rental rehab.

FOSTER AND MAINTAIN AFFORDABLE HOUSING

Waukegan CDBG has helped to foster and maintain affordable housing through various efforts. These efforts included, participation in the federally funded Neighborhood Stabilization Program (NSP), collaboration with entities such as Rebuilding Together formally, Christmas in April, partaking in the Weatherization Program, participation in the \$1 home sale through HUD, supporting the Affordable Housing Corporation of Lake County (AHC), and through the operation of a owner occupied Housing Rehabilitation Programs. Through the NSP, the City has acquired 8 homes, of which 7 have been rehabbed and are approved for occupancy. The City has purchased 12 homes through the \$1 house program, of which 2 have been rehabbed and are ready for occupancy, with 7 being transferred to not-for-profit housing developers. A portion of the HOME funds are allocated to the Affordable Housing Corporation to assist in down payments, and/or closing cost for home purchasing as well as home buyers counseling.

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Waukegan CDBG partnered with Rebuilding Together in the rehabilitation of four (4) single-family homes in Waukegan. This work included new roofs, sewer systems, windows, and railings. Expenditure on the homes was about \$25,000. The Weatherization of windows, replacement of roofs, installation of assist doors, replacement of water heaters, refinishing of exterior siding and seal coating of parking lots located at elderly buildings throughout the community. The Weatherization-related Rehabilitation Program assisted reducing in the costs of utility bills; thereby, reducing the likelihood of homelessness due to excessive utility and maintenance costs. The Weatherization Program completed 8 homes throughout the City of Waukegan. Expenditure for the weatherization on the homes was about \$5,000 each.

Financial institutions are teaming up with Affordable Housing Corporation and offering match programs for First Time Home Buyers Program (FTHB) that they finance, i.e. for every \$5,000 from Affordable Housing the financial institution will offer another \$5,000. In program year 2010 HOME funds (\$98,981) were used in conjunction with local lending institutions to provide zero-interest, deferred loans for down payment and closing cost assistance to approximately 10 low income households. In PY 2010, there were actually 26 families that benefited from these programs. Other funding for the program was provided by private mortgage lenders and HOME match met through reduced loan rates and fee reductions from these lending institutions. All aimed to foster and maintain affordable housing in Waukegan. However, due to the housing market, recession, and job lay off, more families were unable to take advantage of this program.

Waukegan runs an owner occupied housing rehabilitation program yielding approximately 10 rehabs for program year 2010.

These efforts are geared toward increasing the affordable owner-occupied housing supply for low-income households. However, the current barrier is not limited to Waukegan. With the present state of the economy, being able to find an affordable home is not the issue, but rather qualifying (being credit worthy based on current lender requirements, having some savings, etc.) or just being afraid to make such a large purchase.

ELIMINATE BARRIERS TO AFFORDABLE HOUSING

The City of Waukegan has a documented population of more than 92,066. These numbers are not reflective of the 2010 census data. The supply of affordable housing does not meet the demand. The Waukegan Housing Authority (WHA) has 817 Section 8 vouchers of which 114 are portable, and 448 Public Housing Units of which 25 are scattered sites. There are other subsidized/affordable housing developments in Waukegan and yet there does not seem to be enough to supply the needs of the population. Affordable housing in Waukegan is a necessity for the population here. Many of the residents are low to moderate income individuals/families and need affordable housing and/or assisted housing. There is an increasing population of homeless families and individuals; an increasing number of "special population" groups (i.e. veterans, mentally disabled, etc.) who cannot find the needed housing for their situations; and, due to the housing market, loss of jobs,

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increased replacement expenses, increase in City ordinance enforcement and changes in population demographics and NIMBY, the barrier remains and the affordable housing supply is affected. Local Zoning is also a barrier which is being address through zoning changes instituted by City Council and the City's Planning Department. Another barrier is lack of adequate financial resources. The Community Development Department could offer more innovative approaches to meet the supply and demand for affordable housing if their own revenue resources were increased.

The City of Waukegan also addresses special housing needs for low-income elderly residents, people with disabilities, and people with children. The City puts forth every effort to ensure residents in Waukegan have decent places to live. The Waukegan Housing Authority's Barwell, H. Poe Manor and Ravine Terrace homes are all subsidized dwellings for seniors and/or disabled. There are several other subsidized senior buildings and subsidized public housing units in Waukegan to benefit low income individuals. The Waukegan Housing Authority also provides 817section 8 vouchers this year to assist low-income individuals of which 288 are children younger than 18. In the other subsidized housing units there are at least 699 tenants that are low income, (by HUD's guidelines), and are benefiting from subsidy in an effort to eliminating barriers. Of the WHA public housing units, including section 8 clients, there are 215 female head of households.

In an effort to eliminate barriers to affordable housing, with the City's support, the Affordable Housing Corporation offers a First Time Homebuyers program which enables future low-income homeowners to get an interest-free federal loan as well as the opportunity to attend homebuyer's classes. Pre-purchase Counseling helps to alleviate some of the risk that low and very low-income home buyers may experience as they purchase their first home. This counseling includes budgeting, home purchase, and maintenance issues. There are more clients receiving this counseling than the number of recipients receiving down payment interest-free loans. Also, local lending institutions match the Affordable Housing Corporation down payment amount with the same or greater match which enables more families to participate in the program.

GAPS IN INSTUTIONAL STRUCTURE

Lake County, the Cities of North Chicago and Waukegan have formed a Consortium which regularly coordinate with one another and collaborate on planning and implementation of activities. Coordination through periodic meetings with the Housing Authority, other assisted housing providers, private and governmental bodies, mental health and human service agencies have helped to eliminate the gaps in local institutional structure.

Regular meetings occur throughout the year with mental health providers, homeless care providers, governmental Consortium members and other participants of the Continuum of Care planning process. Issues discussed at the meetings include providing more efficient and unduplicated service to the homeless, as well as issues related to the Consolidated Plan development. In addition, many of the Continuum of Care participants are recipients of funding from the Consortium members and regular contact is maintained throughout the year.

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In an effort to eliminate gaps in the institutional structure, the City continues to coordinate and cooperate with the various institutions, public and private, as well as non-profit organizations in order to access the strengths of and the gaps in the structure.

Waukegan CDBG works closely with other departments of the City, namely public works, code enforcement and the police department in an effort to ensure the needs of Waukegan's citizens are met at all levels in the community. CDBG funds a few programs and projects sponsored by these departments – sidewalk replacement, code enforcement, housing rehab and community oriented policing. Reporting on a quarterly basis, these departments coordinate regularly with the CDBG office on the progress of their program/project.

The City of Waukegan has maintained a close relationship with the Waukegan Housing Authority. A memorandum of agreement was established between the City and the Housing Authority, which provides for the utilization of City police in the protection of Housing Authority properties. The City's Police Department has an officer assigned to the WHA. In addition, a number of joint meetings were held between the Executive Directors of the three housing authorities in the county as well as the community development staff of the three Consortium members. Issues relating to the Consolidated Plan and the Housing Authorities' own Agency Plans were discussed and resolved at these meetings. Additional periodic joint meetings were held throughout the year in order to ensure a continuing dialogue between local government and the housing authorities.

PUBLIC HOUSING AND RESIDENT INITIATIVES

Numerous other programs and activities which encourage resident involvement include the Family Unification Program, educational center programs, employment programs, a summer food service program, drug-free lock-in program, after school tutoring program, Waukegan Youth Making Changes youth group, drug-free march/rally, leadership training program, free Summer Camp programs, and a parenting skills program.

Actions taken to improve public housing and resident initiatives include the continuation of several programs and activities initiated by the Waukegan Housing Authority in an effort to encourage resident involvement. Residents of various developments have elected representatives to serve on a resident council. These council members act as liaisons between the Housing Authority and the residents, voicing the concerns of the residents and disseminating information back to the residents.

Homeownership opportunities have been encouraged by the Waukegan Housing Authority's Family Self-Sufficiency Program. As tenants move through the program and show potential for homeownership, they are eventually moved to the Housing Authority's scattered site units, where they are able to obtain experience with issues such as home maintenance and paying their own utility bills. Those deemed ready for homeownership are then referred to agencies such as Habitat for Humanity, the Lake County Housing Authority, and Affordable Housing for such opportunities. The City of Waukegan Police Department has an officer

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assigned to the Waukegan Housing Authority as a resource for problem solving, a communication link and to encourage residents to anonymously report crimes.

LEAD-BASED PAINT HAZARDS

In the past, staff has attended initial LBP training, and currently distributes handout booklet "Protect Your Family from Lead in Your Home" to every participating household. CDBG has created a sign-off sheet for the file as proof of delivery of the booklet. Internet information was reviewed for the training of staff, contractors, and inspectors needed for housing rehab projects. Since January 1, 2003, a certified lead assessor has been used to analyze lead level on every substantial rehab project for the City of Waukegan. The City currently has several lead certified contractors, to complete lead abatement work; however, more are expected as additional funding for training becomes available. In PY 2010 CDBG sponsored a portion of lead base training in order to license more LB Contractors. This program offered an incentive and a more substantial incentive was offered if they completed the other portion of the class. As a result of the class, two have received their LB Contractors (certificate/license).

COMPLIANCE AND MONITORING

Contact via phone, emails, as well as on-site assistance has been provided to correct errors, and in an effort to ensure future compliance and timeliness. A minimum of one site visit per agency was administered during program year 2010. Site visits were made to agencies and they were found to be in compliance with spending, clients projected and served, and program objectives.

In 2003 the Consortium, Lake County, North Chicago, and Waukegan teamed up to monitor agencies that are common to each entity; thereby, being more thorough and more efficient and less time consuming for both the Grantee and each Subrecipient. Because the process works well, we will continue to monitor this way.

CDBG staff keeps close contact with agencies receiving funds for projects and programs and steps are taken to ensure compliance with CDBG regulations. Upon receiving agreements for funding, Subrecipients coordinate with CDBG staff on the frequency of status reports. Monthly or quarterly reports are acceptable. However, the requirement is quarterly. Information to be provided in these reports include the accomplishments toward goals set prior to program or the project for the specified period as well as any difficulties, problems, delays or obstacles encountered and what actions were taken to overcome them. In addition to the reports, agencies, are required, when applicable, to document demographic information pertaining to the clients they are serving. These are then reviewed and compared to information provided by the initial application to ensure their compliance with CDBG regulations.

REDUCE FAMILIES IN POVERTY

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In an effort to reduce the number of families living below the poverty level, the City of Waukegan funds several public service agencies aimed to help households remain or become self-sufficient. Prairie State Legal Services' Disability Advocacy Program provides legal advice and representation to persons with disabilities who have been wrongfully denied or threatened with loss of disability, Medicaid or housing benefits. By providing these services, the cases that are won will allow that individual and their family to become self supporting citizens. CDBG did not fund them in PY 2010; however, that program is still a viable one. HealthReach Clinic provides medical treatment and medication at no cost to individuals from Waukegan who otherwise may be forced to go without due to the lack of financial resources. HealthReach provides healthcare for the uninsured and underinsured throughout Lake County. They provided services to over 2100 clients from Waukegan in PY 2010. HealthReach did not apply to the Waukegan CDBG program in PY 2010. HealthReach collaborates with regional hospitals, L. C. Health Department, schools, local medical university, United Way, and many others partners to address the high priority needs in health care. It is the third (3rd) largest free clinic in the State of Illinois making health care available to over 115,000 uninsured and underinsured Lake County residents. With the volunteer efforts of over 50 physicians, cardiologist, dentist, optometrist, and more than 30 other health care professionals i.e. nurses, nurse practitioners, podiatry, pharmacy et.al. This collaborative effort help close the gap by providing top notch health care to chronic disease management in Lake County. HealthReach has received numerous grants for such donors as Blue Cross Blue Shield, Walmart, Cardinal health, Abbott and many others to administer health care throughout Lake County successfully. All is done to give back to the community and help relieve poverty. Waukegan Township provided year-round grass cutting and/or snow removal to over 636 seniors on fixed incomes to assist them in remaining self-sufficient. Christ Church Elder Care Program provides escorted transportation to medical appointments, friendly visits and grocery shopping aid to low income, homebound elders in an effort to help seniors remain self sufficient (113 clients).

The food pantry programs provided by Catholic Charities, C.O.O.L., Most Blessed Food Pantry and others in the community provides its beneficiaries assistance with emergency food for individuals and families in need of food. This service includes food stamp sign-up.

I-Plus Lake County operates a program, called Representative Payee, which is available countywide. The representative payee service is primarily for clients who were formerly homeless dually diagnosed mentally ill. They help the client manage his/her income in order to ensure that rent, utilities, food, etc. are paid, and that funds are not used to support the substance abuse from which they are recovering; thereby, keeping individuals from becoming homeless again and also reducing poverty.

By funding various community services, which play a valuable role in providing a broad array of opportunities and collaborating with affordable housing programs, the City continues its efforts to reduce the number of families in poverty.

LEVERAGING RESOURCES

With the 15% CAP, a lack of available funding as stated previously is a significant barrier to meeting the community's needs. For this reason, it is important that a variety of sources of

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funding are pursued. Many sources of funding (including the City budget, local lenders, private industry, corporate, foundation and government grants, and citizen contributions, as well as other sources) helped make the various projects and the activities undertaken possible and ensured the benefit of those projects to Waukegan residents. Highly leveraged projects were viewed favorably in the review process and strongly encouraged. For over ten years, projects are required to show at least 25% leverage. All projects were leveraged over 25% of total cost.

In Program year 2010, CDBG funded 19 public service agencies, one public facilities projects and one code enforcement project. Total program cost efforts were \$7,497,244 with CDBG contributing \$ \$283,598. During the 2010 application process, all applicants were required to provide and identify at least 25% of the project costs as leverage or match. In-kind contributions (with monetary value specified) may also have been included as additional leverage, above and beyond the required 25%. All applicants far exceeded this requirement.

The City budget was the main leveraging components for the one public facility project. CDBG funded the Sidewalk Replacement projects at \$75,000 for program 2010. The total project cost was \$252,755. CDBG funds a portion of the salary for 2 Code Compliance Officers which enforce housing, disparity issues, along with zoning and health codes as it relates to dwellings. If residents are LOW/MOD and cannot afford to get repairs done they can apply to CDBG for a grant/loan for these repairs. Leverage breakdown for each public service project is listed below along with Code.

	Agency Name	Program Cost			
1	A Safe Place	\$665,314.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
				\$5,000.00	
	Other Funding				
	Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
	\$191,950.00	\$20,600.00	\$79,700.00		\$273,700.00
	Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
					\$95,364.00

	Agency Name	Program Cost			
2	CASA Lake County	\$709,598.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$30,000.00		\$8,598.00	

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Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't Fees & Grants
\$50,000.00	\$320,000.00	\$260,000.00		

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
		\$6,000.00		\$35,000.00

Agency Name	Program Cost			
3 Catholic Charities	\$744,121.00			
CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$5,000.00	\$6,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't Fees & Grants
\$478,197.00	\$132,000.00		\$25,000.00	

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
				\$97,924.00

Agency Name	Program Cost			
4 Christ Church	\$110,150.00			
CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
	\$25,000.00		\$5,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't Fees & Grants
\$28,508.00	\$2,500.00	\$38,000.00		\$800.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
		\$300.00		\$10,042.00

Agency Name	Program Cost
5 C. O. O. L.	\$226,500.00

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CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
	\$45,000.00	\$5,000.00	\$6,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$50,000.00	\$25,000.00	\$65,000.00		

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
		\$500.00		\$30,000.00

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Agency Name	Program Cost
CREW	\$268,500.00

CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
	\$45,000.00		\$8,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
		\$46,000.00		\$80,000.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
	\$89,500.00			

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Agency Name	Program Cost
I-Plus	\$208,336.00

CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$5,000.00	\$9,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$12,500.00	\$45,000.00	\$60,000.00		\$42,836.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
	\$18,000.00			\$16,000.00

Narratives

8	Agency Name	Program Cost			
	L. C. Sheriff's Adult	\$263,087.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$30,000.00		\$5,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
				\$228,087.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

9	Agency Name	Program Cost			
	Most Blessed Trinity	\$348,562.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
			\$6,000.00		

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$242,042.00		\$32,000.00	\$16,000.00	\$27,000.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
	\$6,500.00	\$19,000.00	\$20.00	

10	Agency Name	Program Cost			
	NICASA	\$173,018.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$5,000.00	\$5,000.00		

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$10,000.00	\$9,018.00			\$101,000.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

Narratives

				\$43,000.00
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11	Agency Name	Program Cost			
	PADS	\$345,147.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
				\$10,000.00	

Other Funding

	Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
	\$100,000.00	\$15,147.00	\$170,000.00	\$25,000.00	\$25,000.00

	Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

12	Agency Name	Program Cost			
	SER/Jobs	\$230,007.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$75,000.00	\$6,000.00	\$10,000.00	

Other Funding

	Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
					\$139,007.00

	Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

13	Agency Name	Program Cost			
	UMMA	\$55,250.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
				\$5,000.00	

Other Funding

	Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
	\$36,250.00		\$14,000.00		

Narratives

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

14	Agency Name	Program Cost			
	Waukegan Township	\$175,750.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
			\$5,000.00	\$20,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$2,000.00				\$148,750.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

15	Agency Name	Program Cost			
	Youth Conservation	\$654,880.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
			\$10,000.00	\$2,500.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$49,485.00	\$12,000.00	\$35,000.00		\$485,345.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
		\$550.00	\$40,000.00	\$20,000.00

16	Agency Name	Program Cost			
	Youthbuild L. C.	\$1,004,977.00			
	CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$5,000.00	\$10,000.00		

Other Funding

Narratives

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$100,000.00	\$75,000.00	\$182,977.00		\$580,000.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
		\$2,000.00		\$50,000.00

Agency Name	Program Cost			
17 YWCA	\$321,101.00			
CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
		\$5,000.00	\$5,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
\$1,200.00	\$281,131.00		\$6,270.00	\$22,500.00

Agency Name	Program Cost			
18 Zacharias (LaCASA)	\$156,000.00			
CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
			\$5,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't'l Fees & Grants
\$26,100.00	\$68,600.00	\$10,400.00		\$42,400.00

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding
		\$900.00		\$2,600.00

Agency Name	Program Cost
19 City of Waukegan	

Narratives

WPD COPP	\$318,859.00	City Budget	\$298,859.00	
CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
			\$20,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't Fees & Grants

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

20

Agency Name	Program Cost			
City of Waukegan Code Enforcement	\$134,614.00	City Budget	\$84,614.00	
CDBG Funding	Lake County	North Chicago	Waukegan	Carryover
			\$50,000.00	

Other Funding

Contribution	Special Events	Foundation & Corp Grants	Lake County ESG	Other Gov't Fees & Grants

Membership Dues - Individuals	Program Service Fees	Investment Revenue	Miscellaneous	United Way Funding

CITIZEN COMMENTS

The Consortium: Lake County, North Chicago and Waukegan, held three public hearings in 2010 and the City of Waukegan also held individual public hearings. These hearings were publicized through newspaper advertisements, City of Waukegan CDBG website and mailing of notices to various interested parties, i.e. previous funded agencies, applicants that were denied funding, and first time applicants.

Citizen comments throughout the year have been very supportive of the efforts made to distribute funding appropriately. Participation in the Consortium public hearings was also very positive from funded agencies; however, agencies that were not funded or funded at a lower amount expressed concerns regarding how to fill out a more viable application. Technical assistance is available and has been used regarding grant applications.

Narratives

The City of Waukegan CDBG Program continues to maintain a panel of volunteers, Stakeholders Participation Panel (SPP), composed of Waukegan citizens whose purpose is to assist the CDBG office in identifying community assets and needs and finding ways to capitalize on the community's assets to meet the identified priority needs. Additionally, the SPP has helped CDBG staff with focus groups and public hearings.

A public hearing was held on September 30, 2010 for the purpose of identifying housing and community development needs for the City of Waukegan and providing information about the CDBG program. Topics for audience discussion included pressing need levels in the community, the Lake County Consolidated Application, Waukegan's community asset, levels of funding, getting involved, target areas, and monies spent for rehab. A packet with an overview of the Community Development program was available to the public for review. CDBG staff conducted the presentation and answered all questions. There were 10 citizens in the audience, plus staff. The "Needs" Hearing informed the audience what the Purpose of the Hearing was about, National Objectives, CDBG Overview, caps set by HUD (i.e. public Service 15% & Admin – 20%), eligible activities, SPP Committee responsibilities as it relates to decisions based on the needs set forth in these hearings. Goals and strategies were discussed for the 5 year (2010 - 2014) Consolidated Plan and how to better serve the residents of Waukegan. Residents at the public hearing asked questions regarding goals and outcomes that stated that there would be a 40% decrease in basic needs. The same person asked a question about the 20% Administrative cap. Ezell Robins, Director of CDBG addressed both questions explaining the reason for both.

Another comment was received about more funding of programs having to do with ex-offenders and how amounts were determined to fund these kinds of programs. Ezell explained that there is not a set amount for certain PS programs; they are based on application requests. Ezell went on to explain that a good field to go into for the future would be construction. Patricia White from ROPE and Michael Clark ROPE recipient wanted to know how to get into construction and if there was available help to assist in the matter. Ezell told them to approach construction workers while on the job and ask if they need any assistance. Ezell indicated that there is no formal way; however, he has passed on names or construction companies/contractors. Zenia Killian, an audience member, expressed her gratitude and that the department was doing a good job. All questions were addressed to citizen's satisfaction. The City of Waukegan held another hearing regarding amending the Con Plan for PY 2008, 2009 and 2010. There were a total of 7 attendee excluding staff. Meeting minutes are available upon request.

Public Hearing for 2010 CAPER – The City of Waukegan Community Development Block Grant office planned and set up for a hearing on the 2010 CAPER in order to obtain public comments. The hearing was called to order on Wednesday, July 13, 2011 at 3:00 P.M. with only two staff in attending. The draft copy of the CAPER was available to be reviewed and staff was present to explain any information requested. There were four (4) citizens in attendance not including staff. The director introduced staff, stated purpose of the hearing, and presented the CAPER. There were no comments from the audience. Meeting was closed at 4:50 PM. Also, the CAPER was made available for public comment at the public library in Waukegan and online at <http://www.waukeganweb.net/cdbg.html>

SELF-EVALUATION

The City of Waukegan has developed its Performance Measures and they are included in the Consolidated Plan for 2010 – 2014. They are reviewed each year as we move forward.

The City believes it is doing an outstanding job in meeting the needs, reaching the goals, and implementing the strategies identified in the Consolidated Plan. By maintaining partnerships with the private sector, non-profit and various levels of government, funding appropriate public service agencies, operating an efficient housing rehabilitation program, the City continues to succeed at meeting the overall goal of developing a viable urban community by providing decent housing, a suitable living environment and expanding economic opportunities to low-income persons. However, there is always room for improvement and strengthening of the establishment. We are continuing to revise and revamp procedures and policies to most effectively administer the CDBG grant in Waukegan. More citizen participation from the community due to collaboration and ads placement announcements on cable TV, radio, and through outreach efforts of CDBG Staff has been established.

The Director made numerous presentations regarding the administration of the CDBG program at Ward meetings throughout the year. Many accolades were bestowed verbally and through correspondences of how beneficial and appreciative the community felt because of these presentations. Many rehab recipients have also voiced their appreciation in receiving aide where none other exists.

NON-HOUSING COMMUNITY DEVELOPMENT NEEDS

The following are Waukegan Goals and Strategies and their priority need level identified in the 2010 - 2014 Consolidated Plan, followed by the 2010 activities funded to address these Goals and Strategies. The City has implemented and is carrying out performance measures in its 2010 CAPER as well as in the Annual Action Plan.

Public Facilities:

1. The Downtown Revitalization Area (5.1.1) – Improvements (**High**) – the goal is to improve the condition and safety of public infrastructure; thereby, eliminating slum and blight. The Five-Year Goal is to provide visible, tangible and planned improvements to the condition of the downtown area to support economic revitalization. The City has improved the conditions, quality and availability of a number of facilities and revitalized some of the downtown area with new business and rehabbed older structures and improved the aesthetic of the Downtown. Several vacant and dilapidated storefronts have been restored and made into viable business and the environment has been made safe through improvement of the sidewalks, lighting, landscaping, and also including the demolition of some structures that were beyond repair. To date we are about 95% of the 5 year goal and will probably remain there for a while. At least until the economy is better. There have been at least the number of businesses we expected to come to the

Narratives

City; however, as we get a new business, an older establishment goes out. For example, we have had four new businesses in the same location in the past five years, while other locations have experienced similar turnovers. Some others have had a couple of different ones during the same timeframe. The City's CDBG program did not allocated any funds to the City of Waukegan Planning Dept/Waukegan Downtown Association for the Downtown Streetscape Program in program year 2010.

2. Infrastructure (5.1.2) – Improvements (**H**igh) The City's CDBG program allocated \$75,000 to the City of Waukegan Public Works Department for the Sidewalk Replacement Program. This program replaces deteriorated sidewalk squares in low-income residential areas designated by CDBG to make them safe for pedestrians. In doing so, the City improved and upgraded the conditions and quality of infrastructure in a portion of its aging Low/Mod section.
3. Recreational and Service-Oriented Facilities (5.1.3) – (**M**edium) – provides a variety of service and recreational facilities that offer numerous options for a multitude of participatory activities and programs. As Waukegan's population increases, the need for facilities for recreation and services continues to grow. Healthy communities are ones which offer opportunities for residents to participate in a variety of activities and which have facilities with varieties of resources readily available and accessible. Parks and green space within neighborhoods also improve the aesthetics of the community. There have been an increased number of recreational and service-oriented facilities, along with additional green space to improve aesthetics in blighted neighborhoods. One in particular, the Field house; however, the City of Waukegan CDBG did not put funds into this recreational facility. It is a Park District project where the entire community and surrounding communities can participate. They have certain hours set aside each day for residents to participate at no charge; thereby, providing Low/Mod residents an opportunity to access and to take advantage of the facility.
4. Accessibility for People with Disabilities (**H**igh) – (5.1.4) – To reduce the number of barriers that prevent equal access for people with disabilities. Obstacles and barriers for people with disabilities exist throughout the community. Two major contributing factors are the existence of a higher concentration of disabled individuals, coupled with age and initial design of many older structures built prior to the development of Americans with Disabilities Act (ADA) guidelines. Countryside Association provided increased square footage of the senior area by an additional 504 sq. feet, removing and rebuilding existing walls, extending lowered ceiling; install one new widened access door with automatic opener to improve accessibility; relocate a portion of the existing HVAC system and all electrical and emergency warning devices; install commercial grade "accordion room" dividers to allow easy customization of space based on type of activities; add four (4) windows to existing north-facing concrete block wall area; add integrated, lowered wall cabinetry for participants to access activity materials and activity space areas; and overlay entire area with vinyl composition floor tile. This is a continuing benefit to the clientele that Countryside serves as it participants continues to age.

Public Services – 5 Year Goals:

Narratives

1. Youth Services (H) – To have a variety of educational and recreational activities and programs available to Waukegan youth, and to have services available which protect the best interests of all children. Youth Service Agencies provides educational and recreational activities and programs to Waukegan youth and had services available which protected the best interests of all children, particularly those at-risk through the agencies funded in 2010. Waukegan CDBG allocated \$5,000 to A Safe Place for Community Education which provides outreach programming to increase the awareness of domestic violence issues and prevention education for adolescents to help break the cycle of domestic violence by teaching about healthy relationships and violence prevention. The City of Waukegan CDBG allocated \$8,598 to CASA for Court Appointed Special Advocate Volunteer Training. This program involves the training of volunteers who will represent abused and neglected Waukegan children in the Lake County judicial system. \$5,000 was allocated to Nicasa for its Teen REACH (Responsibility, Education, Achievement, Caring, Hope) / Steps AHEAD (Attaining Higher Education through Academic Development) is an After School Program serving at-risk students at Miguel Juarez Middle School and the 9th Grade Center in Waukegan. Program provides year-round tutoring and enrichment activities, mentoring, and life skills education. YouthBuild Lake County – YouthBuild was awarded \$10,000 for this program which provides low-income ages 16-24 with basic skills, pre-employment training, life skills, support services and job placement assistance, vocational and academic programming. Youth Conservation Corp. (YCC) YouthBuild was allocated \$10,000 which also provides low-income clients that are unemployed high school dropouts, ages 16-24 with work experience, education and community involved development activities. While earning a GED/HSD, they gain work experience in the fields of construction, disaster preparedness education, environmental conservation, technology, finance/insurance, manufacturing and transportation/logistics. The City's CDBG program allocated \$5,000 to the YWCA providing children kindergarten through eighth grades a variety of academic, recreational, cultural and social experiences. These include summer camp, winter/spring camp, and full days during school year. Zachariah Sexual Center formally LaCASA received \$5,000 for its Sexual Assault Victim Advocacy program (H). This program provides 24 hour a day, 365 days a year immediate crisis intervention service to survivors of sexual assaulted and abused individuals/families. Waukegan funds support the Children's portion of their Sexual Abuse Program.
2. Senior Services (H) – To have a variety of services available to seniors, this will help them to remain independent. The City allocated \$20,000 to Waukegan Township for Home Sweet Home yard Maintenance Service program. Home Sweet Home provides year-round yard maintenance service to Waukegan Township seniors helping them to remain self-sufficient. Christ Church Elder Care program provides escorted transportation to medical appointments, friendly visits and grocery shopping aid to low income, homebound elders in an effort to help seniors remain self-sufficient. \$5,000 was allocated for this needed service.
3. Basic Needs Assistance (H) – To provide opportunities for all people to have, at a minimum, their basic needs met (food, cloth and shelter). Christian Outreach of Lutherans (C.O.O.L.) received \$6,000 for it food pantry to provide emergency food

Narratives

assistance to low-income individuals and families in need of food. This program provides emergency food assistance through its food pantry to low-income individuals and families in need of food. Catholic Charities Food Pantry received \$6,000 to provide emergency food assistance to low-income individuals and families in need of food. Most Blessed Trinity Food Pantry received \$6,000 to provide emergency food assistance to low-income individuals and families in need of food. PADS Crisis Services received \$10,000 to provide The Center Site of the Homeless. This program provides year-round daytime supportive service that targets homeless individuals and for families to move towards self-sufficiency by providing case management and basic needs services. I-Plus received \$9,000 for its representative payee program. This program micro-manages funds of the homeless, mentally ill, drug/alcohol dependent dually diagnosed and/or developmentally disabled persons.

4. Community Safety (H) – To provide effective Community Oriented Policing and a pervasive feeling of safety within neighborhoods. The City's CDBG program funded the Waukegan Police Department for \$20,000 in support of its Community Oriented Policing Project (COPP). Police officers address community and public service needs through crime awareness and problem solving in conjunction with residents in an attempt to build a stronger partnership. The City's CDBG program funded the Lake County Sheriff's Adult Correction Inmate reentry program at \$5,000 to provide inmate assessment, case management, educate and referral to clients so they can adjust and reenter society productively.
5. Code Enforcement Program – (H) Enforce housing, zoning, and health codes as they relate to dwellings, dwelling units, rooming units and all other properties within the CDBG designated low to moderate income areas. Correct and prevent the existence of adverse conditions and promote public safety, health and welfare of neighborhoods. The City's CDBG program funded a portion of two Waukegan Code Enforcement Officers salaries in the amount of \$50,000 and provided provision for LOW/MOD families to adhere to City Code and thereby promoted safety, health and the welfare of these families.
6. Other Public Services- To have services available to meet all types of needs. UMMA received \$5,000 for its Education Employment Program (H). This program addresses three main areas of education that prevent the low-income community from being self sufficient. The areas are general education, computer literacy and financial literacy. Community Resource for Education and Wellness (CREW) – Substance Abuse Treatment Program (H). This program provides an outpatient substance abuse program that assess, counsel, educate and provide alternatives to substance abuse and exposure to a 12-step program. Substance abuse is on the rampage and it is necessary to curtail this therefore \$8,000 was granted in this effort. \$10,000 has been allocated to SER/Jobs for Progress/Fair Housing Center of Lake County (H). This program provides education and outreach regarding the Fair Housing Act and affirmatively furthering fair housing practices throughout Lake County.

Narratives

The City did not act or willfully enact in a way which would hinder implementation of the Consolidated Plan or Annual Action Plan.

IDIS REPORTS (SEE ATTACHED)**CDBG SPECIFICS****RELATIONSHIP OF USE OF CDBG FUNDS**

All expenditure of CDBG funds were directly related to addressing the needs to accomplish goals and objectives as stipulated in the Consolidated Annual Action Plan for program year 2010.

NATURE & REASON FOR CHANGES IN PROGRAM OBJECTIVE

Program objectives did not change.

PURSUED ALL RESOURCES

There were no specific resources identified; however, the City of Waukegan pursued every avenue of opportunity through leveraging and partnering as noted in the 2010 Annual Action Plan.

CHANGES IN PROGRAM OBJECTIVES

There were no changes made in program objectives during program year 2010.

NATIONAL OBJECTIVE MET

To assure compliance, the City of Waukegan's CDBG office follows HUD regulations on meeting one of the 3 National Objectives and its Local Funding Philosophy and will only allocate funding to Subrecipient programs which meet at least one of the National Objectives. This is reviewed during the application process and actual compliance is assured through the monitoring of the quarterly reports and on-site visits.

RELOCATION (DISPLACEMENT)

There was no relocation displacement undertaken in Program Year 2010.

ECONOMIC DEVELOPMENT /JOB CREATION

No CDBG funds were expended for Economic Development; however, the City of Waukegan created TIF Districts, and leveraged Economic Development Loans for new businesses for Program Year 2010.

LIMITED CLIENTELE

Programs under the CDBG Regulations 570.208 can be presumed activities that benefit qualified limited clientele.

SER/Jobs for Progress – Fair Housing Center of Lake County

Narratives

The Fair Housing Act of 1968 makes it unlawful for anyone to be denied housing based upon race, color, religion, sex, or national origin. The Act was amended in 1988 to include handicapped and family status. The State of Illinois includes military discharge, status, age and marital status. The FHC's program meets the criteria for activities qualifying as benefiting low and moderate income persons. Data show that 99% of the 93 families (38 from Waukegan) who received services had income levels within the low to moderated range, which also meets the Waukegan's goals of making a suitable living environment for low and moderate income residents. The program did not operate the full program year because of the lack of oversight from the parent agency.

CASA – Court Appointed Special Advocate – 526 (177) clients

CASA recruits, trains and supervises community advocates to represent the abused and neglected children of Lake County. The children served are not charged a fee for the services. One hundred seventy seven (177), (34%) of the children represented by CASAs comes from the Waukegan areas from the juvenile court system.

PADS Crisis Services – Public Action to Deliver Shelter & Supportive Svc. (PADS)

PADS - The Family Center - provides 24 hour per day fixed emergency shelter. It has the capacity to sleep 42 individuals per night.

I-Plus – Representative Payee in Partnership w/Treatment

Representative Payee services to chronically homeless clients. The client's money is managed, thereby making sure they have food, clothes and shelter rather than spending all of their income on drugs and/or alcohol and becoming homeless and a burden to the community. By I-Plus managing client's money, over \$240,000 was spent with Waukegan businesses last year, not including rent. Clients receive SS and/or Veterans benefit.

UMMA-Urban Muslim Minority Alliance – Education Empowerment

UMMA addresses three main areas of education that prevent the low-income community from being self sufficient. The areas are general education, computer literacy and financial literacy. Clients are income verified.

Waukegan Township – Home Sweet Home (Supporting Older Adult Residents with Services)

Home Sweet Home is a Waukegan Township senior service program which provides yard maintenance free of charge. This program assists clients which fall into HUD's objective of benefiting elderly persons.

Christ Church-ElderCare - (Supporting Older Adult Residents with Services)

ElderCare is a Christ Church senior program that provides escorted transportation to medical appointments, friendly visits and grocery shopping aid to low income, homebound elders in an effort to help seniors remain self-sufficient.

A Safe Place for Community Education – Residential Children's Services

This program provides outreach programming to increase the awareness of domestic violence issues and prevention education for adolescents to help break the cycle of domestic violence by teaching about health relationship and violence prevention.

Narratives

Nicasa – Teen Reach/Steps Ahead

This program is an After School Program serving at-risk students at Miguel Juarez Middle School and the 9th Grade Center in Waukegan. Program provides year-round tutoring and enrichment activities, mentoring, and life skills education.

Youth Conservation Corps (YCC) – YouthBuild

YCC YouthBuild Program provides low-income clients that are unemployed high school dropouts, ages 16-24 with work experience, education and community involved development activities. While earning a GED/HSD, gaining work experience in the fields of construction, disaster preparedness education, environmental conservation, technology, finance/insurance, manufacturing and transportation/logistics. 100% are low income.

Youth Build Lake County – YouthBuild

Youth Build Lake County – Youth Build provides low-income clients, ages 16-24 with basic skills, pre-employment training, life skills, support services and job placement assistance, vocational and academic programming. 100% are low income.

YWCA Lake County – Waukegan School Aged Programs and KDO Camps

This program provides children, kindergarten through eighth grades, a variety of academic, recreational, cultural and social experiences. These include summer camp, winter camp, spring camp, and full days during school year.

Zacharias Center (LaCASA) – Sexual Assault Victim Advocacy

Sexual Assault Victim Advocacy program provides 24/7, 365 days a year immediate crisis intervention & medical/legal advocacy to victim & non-offending family members at every hospital emergency room & police department in Lake County. Waukegan funds the children that are victims of sexual assault.

PROGRAM INCOME

Program income is generated from loan repayments and mortgage refinances by homeowners. When homes that have been assisted with CDBG funds are sold or refinanced the revenue generated goes back into the program as program income. The City of Waukegan did not project any program income for program year 2010; however, actual program income was \$30,686.00. This was not accounted for in the past PY but will be in the following PY 2011.

REHABILITATION ACCOMPLISHMENTS AND COSTS

During this program year, a total of 10 families directly benefited from assistance provided by the Housing Rehabilitation Program, with an amount no greater than \$40,000 per property. The following figures represent the number of income-eligible property owners assisted in emergency and substantial rehabilitation. The City maintains a lengthy waiting list on account of the large number of income-eligible residents in need of assistance. When taking into consideration lead base paint even the \$40,000 cap can be exceeded considerable; thereby, making the total project cost a lot more than \$40,000. The Lead abatement is not recovered; the program has to consume that cost.

Narratives

The income breakdown of the rehab households is as follows:

	Extremely Low Income (0-30% MFI)	Very Low Income (31-50% MFI)	Low Income (51-80% MFI)	Totals	\$ Amount Spent
Renter Households	1940	381	22	2343	0
Owner Households	4	2	8	10	\$133,605.00
Totals	1944	383	30	2353	\$133,605.00

The numbers represented above are a sufficient account of the funds expended in accordance with the amount of monies obligated to the Housing Rehabilitation Program. The program continues to operate on schedule. The City does not rehab rental property through the CDBG Program; however, we keep track of the rental licenses that are applied for through Waukegan.

The City of Waukegan continues the effort to obtain additional contractors. The CDBG office is persistent in their efforts to bridge contractor’s gaps by contacting inactive contractors already on the list of rehab contractors and by advertising in the news media for additional contractors. There was minimal response. Contractors were required to update their information with CDBG in PY 2010.

NEIGHBORHOOD REVITALIZATION STRATEGY

The City of Waukegan’s strategy on neighborhood revitalization: sought to eliminate slum and blight by replacing dangerous and deteriorated sidewalks and made them ADA accessible. Funds were also allocated to Community Policing to provide safe environment for residents in the target areas. The Lake County Sheriff’s Adult Corrections Facility – Inmate Reentry Services provided extensive educational and behavioral health programs in cooperation with other jail programs such as individual inmate assessment, case management and referral to a wide variety of social and community services. This is in an effort that when inmates are released from jail they will have been rehabbed; thereby, becoming productive contributing citizens. Also, funding to Code Compliance and the Rehab program helped in providing safe, decent and affordable housing to low-income individuals thereby assisting in the neighborhood revitalization quest. This effort is to build neighborhood from the inside out.