

## CDBG Shelter Construction Application Submission Checklist

All applications will be screened for completeness. Applicants must complete and submit this checklist with the application. **All pages of the application must be sequentially numbered.** Use the right-hand column, labeled "Page Number" to indicate the page for each item.

- Original grant application (*indicate the "original" on the label on the cover*)
- A complete copy of the grant application (*indicate the "copy" on the label on the cover*)

### PROJECT INFORMATION

### PAGE NUMBER

<input checked="" type="checkbox"/>	Completed Submission Checklist (This Page)	<u>1</u>
<input checked="" type="checkbox"/>	Letter of Transmittal from Chief Official	<u>2</u>
<input checked="" type="checkbox"/>	*State of Illinois DCEO Uniform Grant Application (See Section III F)	<u>3-6</u>
<input checked="" type="checkbox"/>	CDBG Applicant Project Information	<u>7-8</u>
<input checked="" type="checkbox"/>	Project Summary (See Section III F)	<u>9-14</u>
<input checked="" type="checkbox"/>	Project Readiness Summary (See Section III F)	<u>15-18</u>
<input checked="" type="checkbox"/>	Documentation of Property Ownership (if applicable)	<u>19-21</u>
<input type="checkbox"/> N/A	Current Lease for the Location (if applicable)	<u>N/A</u>
<input type="checkbox"/> N/A	Copy of Option to Purchase (if applicable)	<u>N/A</u>
<input checked="" type="checkbox"/>	Zoning Documents (See Section III F)	<u>22-38</u>
<input checked="" type="checkbox"/>	Project Location Map (See Section III F)	<u>39-40</u>
<input checked="" type="checkbox"/>	FEMA Issued Floodplain Map (See Section III F)	<u>41- 42</u>
<input checked="" type="checkbox"/>	Working Cost Estimate	<u>43</u>
<input checked="" type="checkbox"/>	Architect or Engineer's Cost Estimate (See Section III F )	<u>44-46</u>
<input checked="" type="checkbox"/>	GATA Budget (See Section III I )	<u>47-74</u>
<input type="checkbox"/> N/A	Real Estate Listing or Appraisal (if applicable)	<u>N/A</u>
<input type="checkbox"/> N/A	Firm documentation of commitment from other funding source(s) (See Section III E)	<u>N/A</u>
<input checked="" type="checkbox"/>	Minority Benefit/Affirmative Housing Statement	<u>75</u>

### DOCUMENTATION, CERTIFICATIONS, RESOLUTIONS

<input checked="" type="checkbox"/>	Letter(s) of Support from 5 community homelessness support services;	<u>76-82</u>
<input type="checkbox"/>	Resolution of Support <b>or</b> Resolution of Support and Commitment of Local Funds	<u>          </u>
<input type="checkbox"/>	Certified Minutes of the Meeting authorizing application and Attendance Sheet(s)	<u>          </u>
<input checked="" type="checkbox"/>	Documentation of Meeting Notice	<u>          </u>
<input checked="" type="checkbox"/>	Local Government Certifications	<u>          </u>
<input checked="" type="checkbox"/>	Mandatory Disclosures	<u>          </u>
<input checked="" type="checkbox"/>	Conflict of Interest Disclosure	<u>          </u>

### ATTACHMENTS

<input checked="" type="checkbox"/>	W-9	<u>          </u>
<input checked="" type="checkbox"/>	SAM Registration (CAGE #)	<u>          </u>
<input checked="" type="checkbox"/>	IRS Certification Letter	<u>          </u>
<input checked="" type="checkbox"/>	GATA Registration Printout	<u>          </u>
<input checked="" type="checkbox"/>	Copy of Current Shelter Funding Strategy	<u>          </u>
<input checked="" type="checkbox"/>	Kane County Continuum of Care Data	<u>          </u>

\* Uniform Grant Application - Lines 21-27 should contain the grant administrator's contact information; lines 28-34 should contain the contact information for the person who will be working on the grant within the organization; lines 41-46 should be contact information for the Chief Official and line 47 should be signed by the Chief Official as the "Authorized Representative."



## LETTER OF TRANSMITTAL

Richard C. Irvin  
Mayor

June 26, 2024

Director's Office  
Illinois Department of Commerce and Economic Opportunity  
607 East Adams  
Springfield, Illinois 62701

Dear Director:

The City of Aurora, Illinois is submitting an application for a Shelter Construction grant under the Community Development Block Grant-Coronavirus program (CDBG-CV). The grant request is in the amount of \$ 1,762,875 to be used to renovate the existing shelter owned and operated by Public Action to Deliver Services, Inc. dba Hesed House. Based upon the U.S. Department of Housing and Urban Development's definition of "limited clientele" the benefit to low-to-moderate income individuals is 100%. The City of Aurora, Illinois will contribute \$ 0 from the city's general funds toward the completion of the project.

I certify that this application will address the purpose of CDBG-CV funds by preventing, preparing for or responding to Coronavirus.

Very truly yours,

Richard C. Irvin  
Mayor



**Illinois  
Department of Commerce  
& Economic Opportunity**

**Uniform Application for State Grant Assistance**

**Agency Completed Section**

1. Type of Submission:

Pre-Application

Application

Changed/Corrected Application

2. Type of Application:

New

Continuation (i.e. Multiple Year Grant)

Revision (Modification to Initial Application)

3. Date/Time Received By State (Completed by  
State Agency Upon Receipt of Application)

4. Name of Awarding Agency      Department of Commerce and Economic Opportunity

5. Catalog of State Financial Assistance (CSFA) Number      420-75-3351

6. CSFA Title      Community Development Block Grant-Coronavirus Urban Shelter Program

Federal Assistance Listing       Not Applicable (No Federal Funding)

7. Assistance Listing Number #1      14.228

8. Assistance Listing Program Title #1      Community Development Block Grants/State's progra

9. Assistance Listing Number #2

10. Assistance Listing Program Title #2

Additional Assistance Listing Program  
Title, if required

Funding Opportunity Information

11. Funding Opportunity Number 3351-2722

12. Funding Opportunity Title FY24-1

Competition Identification  Not Applicable

13. Competition Identification Number Not Applicable

14. Competition Identification Title Not Applicable

**Applicant Completed Section**

Applicant Information

15. Legal Name City of Aurora, IL

16. Common Name (DBA)

17. Employer/Taxpayer Identification Number (EIN, TIN) 36-6005778

18. Organizational DUNS Number (optional) 74582131

19. SAMS Unique Entity Identifier (UEI) PF9JKKM3EPB5

20. Business Address 44 E. Downer Place

City Aurora

State Illinois

County Kane

Zip + 4 60505-3302

Applicant's Information

21. Department Name Community Services

22. Division Name Community Development

23. First Name Christopher  
24. Last Name Ragona  
25. Suffix  
26. Title Community Development Manager  
27. Organizational Affiliation City of Aurora, Illinois  
28. Telephone Number (630) 256-3321  
29. Fax Number  
30. Email Address RagonaC@aurora.il.us

Applicant's Name and Contact Information for Person to be Contacted for *Business/Administrative Office* Matters Involving This Application

31. First Name Linda  
32. Last Name Read  
33. Suffix  
34. Title Comptroller/Deputy Treasurer  
35. Organizational Affiliation City of Aurora, Illinois  
36. Telephone Number (630) 256-3511  
37. Fax Number  
38. Email Address ReadL@aurora.il.us

Areas Affected

39. Areas Affected by the Project (cities, counties, state-wide) City of Aurora, City of Naperville, Southern Kane County, and Kendall County  
40. Legislative and Congressional Districts of Applicant U.S. Congressional Districts IL-11 & IL-14; IL Senate Districts 25, 42, & 49; IL Legislative Districts 49, 50, 83, 84, & 97  
41. Legislative and Congressional Districts of Program/Project U.S. Congressional Districts IL-11 & IL-14; IL Senate Districts 25, 38, 42, & 49; IL Legislative Districts 49, 50, 65, 70, 75, 83, 84, & 97

42. Descriptive Title of Program/Project	Hesed House Renovation	
43. Proposed Program/Project Term	Start Date:	1/1/25
	End Date:	12/31/26
44. Estimated Funding (include all that apply)		
Amount Requested from the State Applicant		\$ 1,762,875.00
Contribution (e.g. in kind, matching)		
Local Contribution		
Other Sources of Contribution		
Program Income		
Total Program/Project Amount (calculated)		\$ 1,762,875.00

**Applicant Certification:**

By signing this application, I certify (1) to the statements contained in the list of certifications\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil or administrative penalties. (U.S. Code, Title 18, Section 1001)

(\* ) The list of certification and assurances, or an internet site where you may obtain this list is contained in the Notice of Funding Opportunity. If a NOFO was not required for the award, the state agency will specify required assurances and certifications as an addendum to the application.

I agree

Authorized Representative

45. First Name	Richard
46. Last Name	Irvin
47. Suffix	
48. Title	Mayor
49. Telephone Number	(630) 256-3010
50. Fax Number	
51. Email Address	MayorsOffice@aurora.il.us
52. Signature of Authorized Representative	
53. Date Signed	

**CDBG-CV APPLICANT PROJECT INFORMATION – HESED HOUSE**

**I. PROJECT BENEFIT INFORMATION** - Provide the following:

**PROJECT LOCATION (Address):**

Street: 659 S. River St.

City: Aurora, IL Zip Code: 60506

The project location will be utilized to verify inclusion in an an opportunity zone and/or DCEO underserved area.

**CENSUS TRACT(s) and /BLOCK GROUP NUMBER(s) of project area**

Census Tract	Block Group	Census Block		
17089854700	2	2034		
This tract and block group reflects the location of the project site at the address listed above.				

TOTAL SHELTER CAPACITY ON JANUARY 1, 2020:
<b>59</b>

TOTAL ANTICIPATED CAPACITY AS A RESULT OF THIS PROJECT:
<b>120</b>

**II. APPLICANT INFORMATION**

Applicant Phone	630-256-4636
Applicant E-Mail	grants@aurora.il.us
Fiscal Year End Date	December 31
Applicant UEI #	PF9JKKM3EPB5

**III. APPLICATION WRITER**

First Name	Julie		
Last Name	Frankino		
Title	Grant Writer		
Agency Name	City of Aurora, Illinois		
Agency Type	Unit of local government		
Mailing Address	44 E. Downer Place, Aurora, IL 60507		
Telephone	630-256-3147	Email	<a href="mailto:frankinoj@aurora.il.us">frankinoj@aurora.il.us</a>
Federal Employer Identification Number of Application Writer	N/A		
RACF ID Number (if applicable)	N/A		

**IV. PROJECT ENGINEER or ARCHITECT**

First Name	Jonathan		
Last Name	Bieritz		
Title	President/Founder		
Agency Name	JB Architecture Group, Inc.		
Agency Type	Architectural firm		
Mailing Address	1320 N. Rt. 59, Ste. 124, Naperville, IL 60563		
Telephone	630-357-8100	Email	<a href="mailto:info@jbarchitecture.com">info@jbarchitecture.com</a>
Federal Employer Identification Number of Engineer or Architect	36-3887223		



# PROJECT SUMMARY

## Hesed House Renovation

### Description of Project

Hesed House is seeking funds to complete a renovation and expansion of its Family Shelter space. The Hesed House Family Shelter opened in 2018 and provides 24/7/365 access to meals and shelter to families staying in the Family Shelter along with a variety of supportive services. These services (provided on-site by Hesed House staff, volunteers, and community partner agencies) include comprehensive case management, adult/child/family counseling, a fully staffed medical clinic, legal clinic, substance use disorder services, domestic violence services, mental and behavioral health services, tutoring programs, volunteer-led play programs, clothing through the Clothes Closet program, housing search and placement services, rapid rehousing services, homeless prevention services, school registration and transportation services, summer camps, parenting classes, job training, education services, and more. The Family Shelter currently has a legal capacity of 59 men, women, and children. Unfortunately, family homelessness has been on the rise since the COVID-19 pandemic and Hesed House has been forced to utilize off-site hotels to supplement the Family Shelter and keep up with the rising demand of families experiencing homelessness.

In calendar year 2023, the Family Shelter averaged 93 men, women, and children per night, including 102 in Q4 of that year. Utilizing hotels costs Hesed House approximately \$750,000 annually. This is not a sustainable model and the funding for said model is nearly exhausted. This shelter expansion project would fill a critical need for the City of Aurora by increasing the capacity of the Hesed House Family Shelter to 120 men, women, and children. Expanding the family shelter capacity will ensure that families and children will not be forced to try to survive on the streets and in the elements when experiencing homelessness, and it will also ensure they have access to safe, stable shelter and the myriad of life-changing services provided at Hesed House. This shelter expansion is a critical step in our fight to end homelessness in the greater Aurora area.

The proposed renovation will not only expand the shelter's capacity, but it will provide renewed hope to the many families Hesed House serves. The project includes: construction of a new sleeping area for families, a new locker room, a computer lab, a clothes closet, case management and staff offices, an indoor children's play area, a platform lift for ADA accessibility, a renovated activity room, new restrooms, and improved security features.

The new sleeping space will provide semi-non-congregate sleeping space for an additional 80 men, women, and children. By using dividers in an open space setting, Hesed House can ensure the highest levels of guest safety possible through visibility into activities and behaviors within the shelter while also providing additional privacy and dignity to those staying with us.

Families experiencing homelessness tend to have significantly more possessions than in homeless families of the past, and additional storage space is needed for their possessions. The new locker room will feature oversized lockers and accommodate up to 24 families. While families experiencing homelessness tend to have more possessions when coming to shelter, they are often

in need of additional and/or seasonally appropriate clothing, toiletries, baby/infant resources and goods, backpacks and school supplies, etc. The new clothes closet space will house those items.

The new computer lab will provide a dedicated space for children to complete computer-based homework and tutoring programs and for adults to complete housing searches, job applications, childcare applications, secure necessary appointments and services, and complete their own education and tutoring.

Staff are critical to the safety, stability, and success of Hesed House and our guests. Staff require dedicated workspace to monitor shelter areas via camera systems, meet individually with families, complete paperwork with guests, provide and receive coaching and feedback, etc. Two new offices included in this project will ensure staff and leadership can successfully meet the needs of the highly vulnerable men, women, and children served at Hesed House. An additional case management office will provide a dedicated space for case managers to work with families to complete school/daycare registrations, secure transportation, complete job training and job searches, research education programs, connect with medical care, and secure benefits, ensuring an individualized and effective approach to ending homelessness. The case management office will allow staff to provide those services while ensuring guest privacy and dignity.

Midwest weather does not allow for outdoor play for more than 1/3rd of any given year. At the same time, play is critical for child development and provides a sense of normalcy and dignity during an otherwise tumultuous time for children experiencing homelessness. The new play area will be a safe, engaging space for kids to be able to play and develop physical, cognitive, and social skills while also ensuring dignity and the joy of childhood that experiencing homelessness can, and often does, steal from them.

A renovated activity room will provide space for Hesed House to conduct its volunteer-led learning and play ministry known as “Harvesting Hope” in which age-grouped children partake in age-appropriate games, activities, plays, art projects, and much more. Harvesting Hope sessions are held three weekday evenings per week and not only provides an outlet for kids staying in our shelter, but also a break for parents to meet with case managers, complete housing searches, job applications, etc.

Two additional Restrooms will be added to serve the additional people served through this capacity expansion project. Both men’s and women’s restrooms will be constructed, each complete with two additional toilets and lavatories as well as five new showers and bathtubs.

In order to comply with ADA accessibility requirements, a vertical platform lift will be installed to ensure access to all parts of our shelter facility for individuals with additional mobility needs.

An updated camera security system will be installed to allow staff to monitor activities and guest behaviors throughout the newly constructed shelter space. The security system will help create a safe, stable environment for all those staying in Hesed House’s shelter.

## Describe the Project Location and Surrounding Area

Hesed House is located in the far south region of Aurora, IL, the second largest city in the state. Hesed House's buildings are just over one mile from the Aurora Public Library and downtown Aurora.

Transportation: There is a bus stop directly in front of the 659 South River Street building that can provide transportation to many areas of the city. Most of the time, if a client has no income, Hesed House can provide bus passes or gas cards (if the client has a car) for medical appointments, job interviews, etc. At times, case managers also provide rides to these appointments. A challenge to transportation may arise if a client works when buses are no longer running, such as late at night or on Sundays. To try to rectify this, we began a bicycle shop on-site in our Comprehensive Resource Center (CRC) across the street at 680 S. River Street. Here, after showing proof of employment, a client will receive a bicycle that they can use to get to their job.

Nearby Agencies: Social service agencies are scattered across the City of Aurora and can be reached by public transportation. Fortunately, since July 2010, many of these agencies are also located only a few steps away at Hesed House's Comprehensive Resource Center (CRC). The CRC is literally a one-stop-shop, bringing together specially trained staff from other local social service agencies to work with Hesed House staff under one roof to enhance services and accelerate the process of getting individuals and families out of homelessness. The CRC houses Hesed House's SEEDS case managers, as well as full-time mental health and substance abuse counselors, a private children's counselor, a medical clinic, legal clinics, and more.

## The Degree to Which Present Conditions Affect Public Health and Safety and Compliance with State and Federal Regulations

Homelessness is very much a public health and safety problem, particularly when it affects families. Children fall behind in school, do not receive necessary and proactive medical care, experience food insecurity and lack of nutrition, and are subjected to enormous trauma which, according to research linked with adverse childhood experiences (ACE), greatly increases mental, emotional, social, and physical health risks for the rest of the individual's life. Even worse – family homelessness is increasing at an incredible rate. Hesed House opened its Family Shelter in the fall of 2018. The shelter space was designed for a maximum of 59 men, women, and children (50 in the main area and 9 in an auxiliary overflow area). As recently as this past winter, Hesed House provided shelter to nearly 120 men, women, and children on any given night. In order to meet the demand, Hesed House utilized grant funding to rent off-site hotel rooms. This is ultimately not sustainable as said hotels cost \$750,000 annually and the grant funding being utilized is set to expire.

Hesed House falls within the Kane County Continuum of Care (CoC). Unfortunately, the problem of homelessness is relatively severe in our CoC area. The latest data available from the Continuum of Care indicates that as of April 24, 2024, there are 540 homeless people in the CoC, of which 122 are unsheltered homeless (Attachment F). The U.S. Census Bureau's most recent (2022) American Community Survey 5-year estimate for the total Kane County population is 514,254. These data points allow us to calculate the homeless rate and the unsheltered homeless rate as follows:

- The current homeless rate for the Kane County CoC = 10.43. (540 homeless persons / (514,254 people /10,000 people)).
- The current unsheltered homeless rate for the Kane County CoC = 22.59% (122 unsheltered homeless persons/540 total homeless persons X 100).

While this project is not strictly necessary to comply with state or federal regulations, both state and federal governments have prioritized homelessness as a key focus area. This project will aid in diminishing the ever-growing homelessness problem.

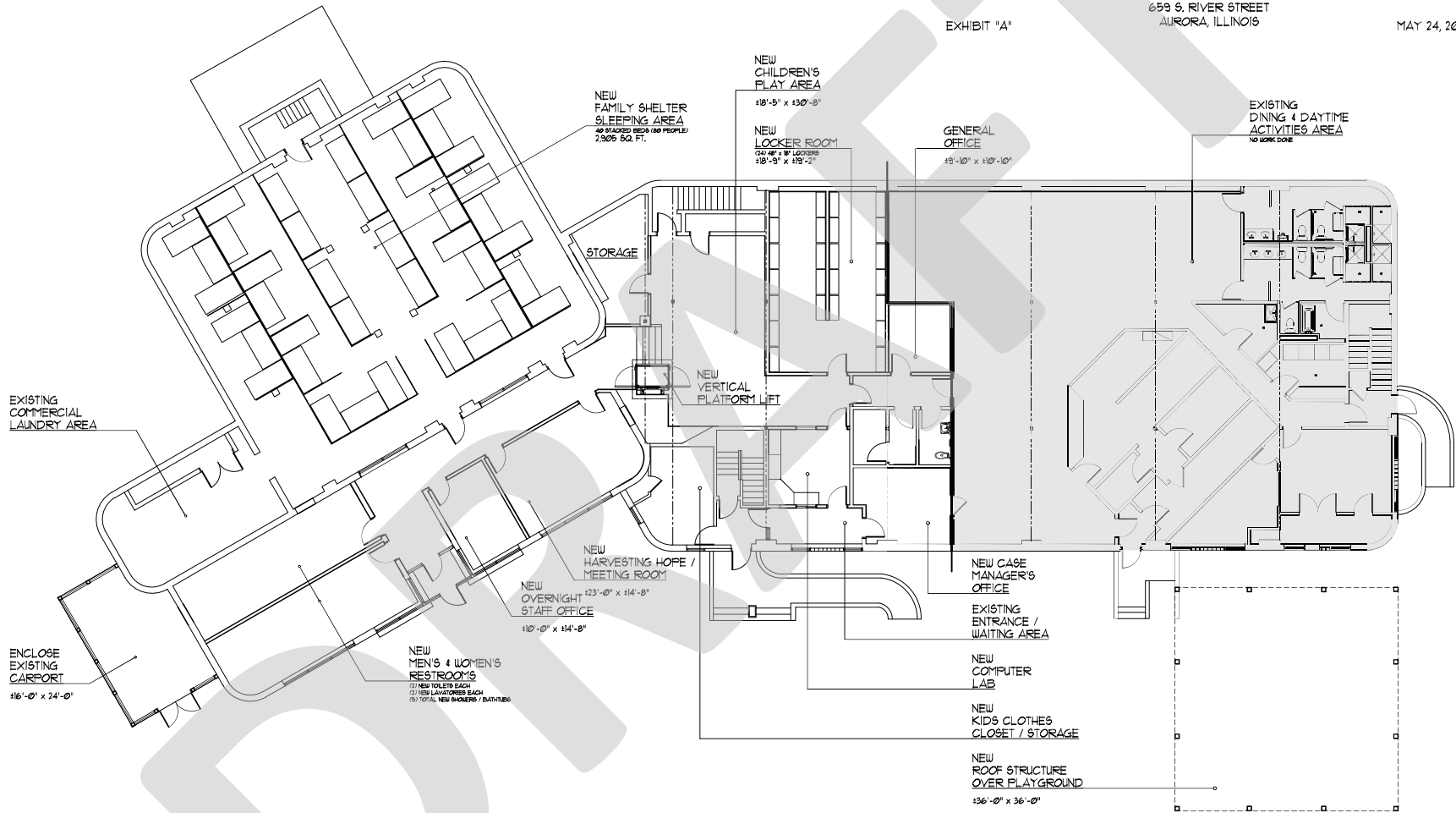
DRAFT

# HESED HOUSE FAMILY SHELTER

EXHIBIT "A"

659 S. RIVER STREET  
AURORA, ILLINOIS

MAY 24, 2024



	DESIGN • BUILD
	1320 NORTH ROUTE 59 SUITE 124 NAPERVILLE, IL 60563 JBARCHITECTURE.COM 630.357.8100
	EST. 1992
	CREATING MAGNIFICENT HOMES FOR OVER 30 YEARS

PRELIMINARY DESIGN DRAWING

SCALE: 1/8"=1'-0"

18,000 SQ. FT. INTERIOR RENOVATION

1

HESED HOUSE FAMILY SHELTER - JB2405

DRAFT

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# Project Readiness Summary

## Hesed House

As of the time of this application, no local, state, or federal permits have been acquired or applied for due to the fact that this proposed project is dependent on the CDBG-CV funding. Without this funding, expansion efforts will not be possible. If awarded the CDBG-CV funding, Hesed House will obtain all required local, state, and federal permits for the proposed project. An explanation of the permit process, and a schedule from the City of Aurora is provided with this summary.

Hesed House is the owner of this property. A copy of the deed for 659 S. River St., Aurora, IL, PIN 15-28-252-034, accompanies this summary.

Neither Hesed House nor the City of Aurora will be contributing any funds to allowable costs of this project. If awarded this funding, Hesed House will only contribute funding to cover costs that are unallowable under the CDBG-CV grant.

This is a single-phase project.

# PERMIT PROCESS

## Permit Process (click to enlarge)



## Navigating the Permit Process

Below you have an outline of the permit process:

**1. Complete the Pre-Permit Checklist** in order to be better prepared for permit submittal.

*Please note that any delinquent or past due balances owed to the City of Aurora will delay permit issuance. Please reach out to Revenue & Collections to submit payment or setup a payment plan at: 630-256-3560.*

**2. Apply for Permit** -Submit the permit application along with the permit requirements listed on the application and the permit application fee.

- Please be sure to include an email contact in your application as automated emails will keep you up to date on the status of your permit throughout the permit process.
- If the permit submission is responding to code violations, please note the code case in the application description.
- Applications may be submitted Online at: e-TRAKiT Online Portal

**3. Permit is Reviewed** - Please note that there may be multiple review approvals required by different departments & agencies. Estimated review times are available: Review Timeframes

- Any revisions may be submitted via email: bprevisions@aurora.il.us

**4. Pay Fees & Licensed Contractors Required** - Any outstanding permit fees due would need to be paid and all Contractors are required to meet the City of Aurora Licensing requirements prior to permit issuance.

- Permit Fee schedule available at: Permit Fee Schedule
- Contractor Registration Form - Certificate of Insurance for General Liability will be required to list the statement: City of Aurora is primary & non-contributory additional insured.



**5. Permit Issuance** - The permit should be displayed in a window or door, clearly visible from the street. Permit will indicate site address, permit expiration, Conditions of approval, and the required inspections. Permits typically expire after 6 months of inactivity.

**6. Schedule Inspections** - The required inspections will be listed on the permit in a sequenced order. Please be sure to stay active with the permit inspections as to avoid permit expiration. Inspections may be requested via phone, in person, or using the e-TRAKiT Online Portal

- Inspections are conducted Monday- Friday between 9am-3pm. Should you like to confirm a tighter inspection window, you may reach out to the Inspector the morning of the scheduled Inspection between 7:30am-8:30am. Inspector Contact Information is available at: [Inspector Contact Sheet](#)

**7. Permit Closed/Completed.**

**SUBMITTAL REQUIREMENTS, APPLICATION  
TIMEFRAMES and INSPECTION CONTACTS**

[www.aurora-il.org](http://www.aurora-il.org)

630.256.3130

Please use online portal: <https://auro-trk.aspgov.com/etrakit/>

**City of Aurora**

Development Services Department

Division of Building and Permits

77 S Broadway

Aurora, IL 60505



Types of Application	Application Fee	Initial Timeframe	Number of Copies		Revision Timeframe	Number of Copies		
			Drawings	Documents		Drawings	Documents	
Primary IBC	COCO (Com. Certificate of Occupancy)	\$194	5	1	1	5	1	1
	Comm. Addition, or Shell Only	\$837	10	4	3	5	3	2
	Commercial New	\$837	15	4	3	5	3	2
	Comm. Remodel (50k and over)	*\$53-\$212	10	4	3	5	3	2
	Com. Remodel (< 50k), Foundations	*\$53-\$212	5	4	3	5	3	2
	Com. Single Trade (includes Fire)	\$97	4	4	2	4	3	2
	Commercial Solar	\$106	10	4	2	5	3	2
	Communication (Antennas, Poles)	\$106	10	4	3	5	3	2
IBC or IRC	Demolition	*\$65-\$97	5	3	2	5	3	2
	Engineering (ROW, Driveway 2, etc.)	Please contact Engineering Department to discuss timeframes and submittals						
	Fire Damage	*\$65-\$97	10	4	3	5	3	2
Primary IRC	Residential Masterplan / New	\$232	10	4	3	5	3	2
	Residential Addition / Remodel	\$232 / \$65	10	4	3	5	3	2
	Residential Single Trade	\$65	3	2	2	3	2	2
	Residential Solar	\$65	5	2	2	5	2	2
IZC	Zoning (Fence, Driveway 1, etc.)	\$65	3	1	1	3	1	1

Permit Inquiries email: [bpcsrgroup@aurora.il.us](mailto:bpcsrgroup@aurora.il.us)

Revision Submittals email: [bprevisions@aurora.il.us](mailto:bprevisions@aurora.il.us)

**DISCLAIMERS**

Timeframes above are estimated in business days and the assigned timeframe will be based on workload at the time of submission.

All properties located in the historic district or fox walk district will require an additional permit application with an additional review time frame.

Residential roof and residential furnace/a.c. replacement permits are issued over the counter, unless the property is located in the historic district.

Drawings reflect actual plans, details, elevations, etc. Documents reflect specification sheets, calculations, correspondence, etc.

\*Application Fees vary based on number of trades and/or Residential vs Commercial projects

<b>Plans Examiners (for commercial projects)</b>	Email Address	Desk Phone	Cell Phone
Joyce Kacmarcik	<a href="mailto:kacmarciki@aurora.il.us">kacmarciki@aurora.il.us</a>	630.256.3142	331.385.8451
Kevin Ream	<a href="mailto:reamk@aurora.il.us">reamk@aurora.il.us</a>	630.256.3156	630.465.7066
Dan Seggebruch	<a href="mailto:seggebruchd@aurora.il.us">seggebruchd@aurora.il.us</a>	630.256.3158	630.878.1873

<b>Inspector Contact Information</b>	Trade	Email Address	Desk Phone	Cell Phone
Ron Bergstrom	Electrical	<a href="mailto:bergstromr@aurora.il.us">bergstromr@aurora.il.us</a>	630.256.3135	630.878.6765
Murry Brazelton	Building	<a href="mailto:brazeltonm@aurora.il.us">brazeltonm@aurora.il.us</a>	630.256.3148	630.538.1181
Justin Cyr	Building	<a href="mailto:cyrj@aurora.il.us">cyrj@aurora.il.us</a>	630.256.3146	630.878.1865
Jason Elsenbroek	Electrical	<a href="mailto:elsenbroekj@aurora.il.us">elsenbroekj@aurora.il.us</a>	630.256.3159	630.878.1864
Derrick Faxon	Plumbing	<a href="mailto:faxond@aurora.il.us">faxond@aurora.il.us</a>	630.256.3145	630.878.1854
Jim French	Fire	<a href="mailto:frenchj@aurora.il.us">frenchj@aurora.il.us</a>	630.256.3137	630.450.4991
Jesse Kolar	Mechanical	<a href="mailto:kolarj@aurora.il.us">kolarj@aurora.il.us</a>	630.256.3147	630.270.7569
Rick Olson	Plumbing	<a href="mailto:olsonr@aurora.il.us">olsonr@aurora.il.us</a>	630.257.3136	630.878.1874
Scott Seaberg	Building	<a href="mailto:seabergs@aurora.il.us">seabergs@aurora.il.us</a>	630.256.3149	630.423.2874

Contact Inspectors the morning of inspection between 7:30am-8:30am for general timeframe if needed.

The field copies of stamped approved plans are **REQUIRED** to be on site for all inspections.



# QUIT CLAIM DEED

THE GRANTOR, Hesed House, Inc., of Aurora, Illinois, an Illinois Not for Profit Corporation, by its Executive Director, Ryan J. Dowd, for and in consideration of the sum of Ten and no hundredths DOLLARS (\$10.00), in hand paid, and pursuant to authority given by said body,

2009K006747

SANDY WEGMAN  
RECORDER - KANE COUNTY, IL

RECORDED: 2/2/2009 12:31 PM  
REC FEE: 25.00 RHSPS FEE: 10.00  
PAGES: 3

CONVEYS and QUIT CLAIMS to Public Action to Deliver Shelter, Inc. of Aurora, Illinois, an Illinois Not for Profit Corporation, GRANTEE,

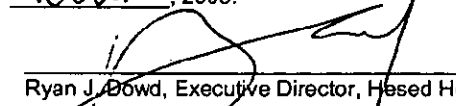
all interest in the following described Real Estate situated in the County of Kane, in the State of Illinois, to wit:

That part of Lots 6 and 7 of Block 3, Lots 1 through 7 of Block 2, Lots 3 and 4 of Block 1, plus adjacent roads and alleys all in Hurd's Addition to Aurora, according to the plat thereof recorded October 11, 1873 in Plat Book 5, Page 73 in the Office of the County Recorder, Kane County, Illinois, as described in Attachment A hereto.

Permanent Real Estate Index Number: 15-28-252-034  
Address of Real Estate: 659 S. River Street, Aurora, Illinois 60506-5651

DATED this 26 day of November, 2008.

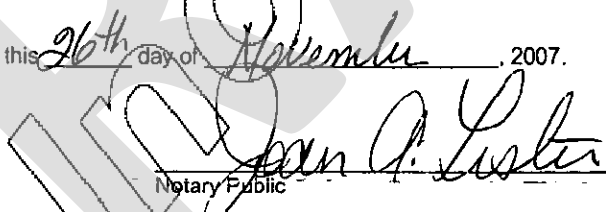
In Witness Whereof, said Grantor has caused its name to be signed to these presents by the undersigned this 26 day of November, 2008.

  
\_\_\_\_\_  
Ryan J. Dowd, Executive Director, Hased House, Inc.

State of Illinois, County of Kane, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named person personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he was the Executive Director for Hased House, Inc. also known as Hased House, and signed and delivered the said instrument as directed and empowered by a resolution of that body, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26th day of November, 2007.



  
\_\_\_\_\_  
Notary Public

This instrument was prepared by Law Offices of Kathryn M. Vanden Berk, LLC, 203 N. LaSalle St, Suite 2100, Chicago IL 60601.


**Mail recorded deed to:**

Kathryn M. Vanden Berk  
Law Offices of Kathryn M. Vanden Berk, LLC  
203 N. LaSalle Street, Suite 2100  
Chicago, IL 60601

**Send subsequent tax bills to GRANTEE:**

Ryan J. Dowd, Executive Director  
Public Action to Deliver Shelter, Inc.  
659 S. River Street  
Aurora, IL 60506

Exempt under provisions of Sec. 31-45, Paragraph (i) Real Estate Transfer Tax Act.

Date: 1-5-09 Buyer Representative: 

Quit claim deed.wpd

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EXHIBIT A TO QUIT CLAIM DEED

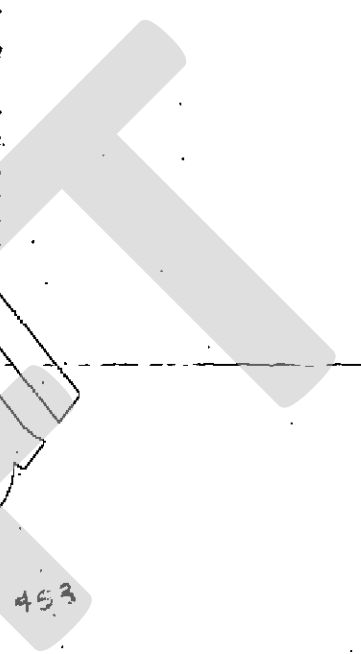
LEGAL DESCRIPTION  
CITY OF AURORA CONVEYANCE TO HESED HOUSE

03-45-185

THAT PART OF LOTS 6 AND 7 OF BLOCK 3, LOTS 1 THROUGH 7 OF BLOCK 2, LOTS 3 AND 4 OF BLOCK 1, PLUS ADJACENT ROADS AND ALLEYS ALL IN HURD'S ADDITION TO AURORA, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 11, 1873 IN PLAT BOOK 5, PAGE 73 IN THE OFFICE OF THE COUNTY RECORDER, KANE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTHEAST LINE OF LOT 9 OF BLOCK 3 OF L.W. GRAY'S EXTENDED ADDITION TO WEST AURORA ACCORDING TO THE PLAT THEREOF RECORDED JUNE 6, 1857 IN PLAT BOOK 1, PAGE 67 IN THE OFFICE OF THE COUNTY RECORDER, KANE COUNTY, ILLINOIS, WITH A LINE CONSTRUCTED 90 FEET NORMALLY DISTANT SOUTHEASTERLY OF, AND PARALLEL OR CONCENTRIC WITH, THE CENTERLINE OF THE SOUTHEASTERLY (EAST BOUND) MAIN LINE TRACK OF THE BNSF (FORMALLY CB&Q) RAILROAD; THENCE SOUTHEASTERLY ALONG SAID NORTHEAST LINE AND SAID LINE EXTENDED, 43.96 FEET TO THE NORTHWESTERLY LINE OF LOT 19 OF SAID BLOCK 3 OF GRAY'S ADDITION; THENCE SOUTHERLY ALONG SAID NORTHWESTERLY LINE AND THE NORTHWESTERLY LINE OF LOT 20 OF BLOCK 3 OF GRAY'S ADDITION, FORMING AN ANGLE OF 96° 55' 11" WITH THE LAST DESCRIBED COURSE (AS MEASURED COUNTER-CLOCKWISE THEREFROM), 162.99 FEET TO THE POINT OF INTERSECTION WITH A LINE CONSTRUCTED 66.00 FEET SOUTHWESTERLY OF, AND PARALLEL WITH, THE NORTHEASTERLY LINE OF SAID LOT 20 (AS MEASURED AT RIGHT ANGLES TO SAID NORTHEASTERLY LINE); THENCE SOUTHEASTERLY ALONG THE LAST DESCRIBED PARALLEL LINE, FORMING AN ANGLE OF 83° 44' 25" WITH THE LAST DESCRIBED COURSE (AS MEASURED CLOCKWISE THEREFROM), 203.34 FEET TO THE NORTHWESTERLY LINE OF RIVER STREET; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE, FORMING AN ANGLE OF 91° 37' 03" WITH THE LAST DESCRIBED COURSE (AS MEASURED COUNTER CLOCKWISE THEREFROM), 543.65 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE OF RIVER STREET, 68.56 FEET TO THE NORTHEASTERLY LINE OF THE FORMER RIGHT OF WAY OF THE E.J. AND E. RAILROAD, SAID NORTHEASTERLY LINE BEING ALSO THE SOUTHEASTERLY LINE OF SAID LOT 7 OF BLOCK 3 OF HURD'S ADDITION; THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY RIGHT OF WAY LINE, BEING ALSO THE SOUTHWESTERLY LINE OF SAID LOT 7, FORMING AN ANGLE OF 89° 58' 58" WITH THE LAST DESCRIBED COURSE, 122.06 FEET TO AN ANGLE POINT IN SAID NORTHEASTERLY RIGHT OF WAY LINE AT THE POINT OF INTERSECTION WITH A LINE CONSTRUCTED 30.00 FEET NORTHEASTERLY OF AND NORMALLY DISTANT FROM THE MOST RECENT CENTERLINE TRACK ALIGNMENT (NOW REMOVED) OF SAID E.J. & E. RAILROAD; THENCE NORTHWESTERLY ALONG SAID LINE 30.00 FEET NORMALLY DISTANT FROM SAID CENTERLINE, FORMING AN ANGLE OF 167° 01' 40" WITH THE LAST DESCRIBED COURSE (AS MEASURED COUNTER CLOCKWISE THEREFROM), 95.36

FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY, 30.00 FEET NORMALLY DISTANT FROM SAID CENTERLINE, BEING ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 341.60 FEET FOR AN ARC DISTANCE OF 136.48 FEET TO A POINT OF TANGENCY; THENCE NORTHWESTERLY, 30.00 FEET NORMALLY DISTANT FROM SAID CENTERLINE, 30.00 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY, 30 FEET NORMALLY DISTANT FROM SAID CENTERLINE, BEING ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1973.50 FEET FOR AN ARC DISTANCE OF 192.75 FEET TO THE POINT OF INTERSECTION WITH SAID LINE CONSTRUCTED 90.00 FEET NORMALLY DISTANT SOUTHEAST OF THE CENTERLINE OF SAID SOUTHEASTERLY MAIN LINE TRACK OF THE BNSF RAILROAD; THENCE NORTHEASTERLY ALONG SAID LINE, 90.00 FEET NORMALLY DISTANT FROM SAID CENTERLINE, BEING ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 2699.95 FEET FOR AN ARC DISTANCE OF 295.97 FEET; THENCE SOUTHEASTERLY ALONG A LINE FORMING AN ANGLE OF 105° 27' 25" WITH THE CHORD TO THE LAST DESCRIBED CURVE (AS MEASURED COUNTER-CLOCKWISE THEREFROM), 99.60 FEET; THENCE SOUTHERLY ALONG A LINE FORMING AN ANGLE OF 104° 00' 45" WITH THE LAST DESCRIBED COURSE (AS MEASURED COUNTERCLOCKWISE THEREFROM), 215.46 FEET; THENCE SOUTHEASTERLY ALONG A LINE FORMING AN ANGLE OF 133° 00' 44" WITH THE LAST DESCRIBED COURSE (AS MEASURED CLOCKWISE THEREFROM), 142.21 FEET; THENCE SOUTHEASTERLY ALONG A LINE FORMING AN ANGLE OF 153° 03' 31" WITH THE LAST DESCRIBED COURSE (AS MEASURED CLOCKWISE THEREFROM); 63.96 FEET; THENCE EASTERLY ALONG A LINE FORMING AN ANGLE OF 171° 04' 42" WITH THE LAST DESCRIBED COURSE (AS MEASURED CLOCKWISE THEREFROM), 192.25 FEET TO THE POINT OF BEGINNING, CONTAINING 2.004 ACRES, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.



453

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no Radius





**Sandy Wegman**  
 Kane County Recorder  
 719 S. Batavia Ave., Bldg. C  
 Geneva, IL, 60134  
 Phone: 630-232-5935  
 Fax: 630-232-5945

**PLAT ACT AFFIDAVIT OF METES AND BOUNDS**

STATE OF ILLINOIS )  
 COUNTY OF KANE )<sup>SS</sup>

Kathryn M. Vandenberg, being duly sworn on oath,  
 states that affiant resides at 2754 Summit Ave, Highland Park IL 60035  
 And further states that: (please check the appropriate box)

A.  That the attached deed is not in violation of 765 ILCS 205/1(a), in that the sale or exchange is of an entire tract of land not being a part of a larger tract of land, or  
 B.  That the attached deed is not in violation of 765 ILCS 205/1(b) for one of the following reasons: (please circle the appropriate number)

1. The division or subdivision of land into parcels or tracts of 5.0 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyances made to correct descriptions in prior conveyances;
8. The sale or exchange of parcels or tracts of land following the division into no more than two (2) parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access;
9. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor, provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land;
10. This conveyance is of land described in the same manner as title was taken by grantor(s).

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Kane County, Illinois, to accept the attached deed for recording.

SUBSCRIBED AND SWORN TO BEFORE ME

This 30 day of Jan, 2009.

Michelle N. Parnell  
 Signature of Notary Public

Kathryn Vandenberg  
 Signature of Affiant



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# City of Aurora



Development Services Department | Development Administration  
77 s Broadway | Aurora IL 60505  
Phone: (630) 256-3130 | Web: [www.aurora-il.org](http://www.aurora-il.org)

June 14, 2024

Office of Community Development  
Illinois Department of Commerce & Economic Opportunity  
607 East Adams  
Springfield, IL 62656

To Whom It May Concern,

The Hesed House Renovation project proposed by the City of Aurora in partnership with Public Action to Deliver Services, Inc., dba Hesed House, located at the Hesed House property at 659 S. River St., Aurora, IL 60506, will renovate its family shelter space to expand capacity from 59 people to 120 people. The scope of work for this project will consist solely of rehabilitation of the existing facility. There will not be any new construction. 659 S. River St. is currently zoned as M2 (S) which is an appropriate zoning code for Hesed House operations. The current zoning with an additional Conditional Use approval will allow the proposed project.

If there are any other questions regarding the project site, please contact me at [CurleyJ@aurora.il.us](mailto:CurleyJ@aurora.il.us) or 630-256-3131.

Sincerely,

John P. Curley AIA CBCO CFM  
Chief Development Services Officer  
City of Aurora - Development Services

# City of Aurora Municipal Code

## Chapter 34, Article V & VI

### Article V

#### **Sec 34-501 Initiation Of Conditional Uses**

Any person owning or having an interest in the subject property may file a petition to use such land for one or more of the conditional uses provided for in chapter 49 in the zoning district in which the land is situated.

#### HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*

#### **Sec 34-502 Conditional Use Petitions**

1. A petition for a conditional use or expansion or amendment to a conditional use shall be filed with the zoning administrator. No petition shall be accepted unless a preapplication review has been completed with the zoning administrator or said review has been waived by the zoning administrator. The preapplication review must be arranged with the mutual agreement of the zoning administrator.
2. At such a preapplication review, the zoning administrator and prospective applicant shall review the following as they relate to the proposed conditional use application:
  1. General plan and physical development policies of the city.
  2. Existing zoning and land use in the general area of the property in question.
  3. The zoning history in the general area of the property in question.
  4. The city's conditional use review process.
  5. Other pertinent factors.
3. After the completion of the required preapplication review, a conditional use petition may be filed with the zoning administrator. The petition shall include all plans and data as required by the zoning administrator. Copies of such petition shall be submitted to the commission with the request that the commission conduct a public hearing.
4. Notice of the public hearing shall be given in accordance with law.

#### HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*

#### **Sec 34-503 Hearings On A Petition For A Conditional Use**

1. The commission shall conduct a hearing on the petition for the conditional use in accordance with Illinois law. The commission shall make a record of the proceedings which shall include the application, recommendations by staff, and the testimony offered by the petitioner and any members of the public offering testimony in support or in opposition to the application.

2. The commission shall allow members of the public to pose questions to the petitioner which are germane to subject matter of the petition to the petitioner through the chair of the commission.
3. In deliberating upon a proposed conditional use, the commission shall consider whether
  1. The establishment, maintenance or operation of the conditional use will be unreasonably detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
  2. The conditional use will be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted or will substantially diminish and impair property values within the neighborhood; factors including but not limited to, lighting, signage and outdoor amplification, hours of operation, refuse disposal areas and architectural compatibility and building orientation.
  3. The establishment of the conditional use will impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
  4. Adequate utilities, access roads, drainage and/or other necessary facilities have been or are being provided to the conditional use;
  5. Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; For automobile intensive uses including but not limited to, gas stations, car washes, and drive through facilities the concentration of similar uses within 1000 feet of said subject property should be given consideration as to the impact this concentration will have on the traffic patterns and congestion in the area;
  6. The conditional use shall in all other respects conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the city council pursuant to the recommendations of commission; and
  7. That in the case of a proposed hotel, the contents market feasibility study conducted wholly by an objective professional third party acceptable to the zoning Administrator or designee demonstrates that such proposed hotel use has sufficient demand generators being already in place or proposed as part of the hotel use development and other factors present as indicated below, to support the economic viability of such hotel use, in order to prevent blight, excessive vacancies or obsolescence as a result of such hotel use being abandoned, after construction thereof. Such market feasibility study shall include sufficient demonstrable data as follows:
    1. Area Review. Identification of a market drawing area that comprises the areas where specific demand generators are located, and provide economic indicators, transportation, residential and commercial development and tourism information and their relationship to specific demand generators in the area of the proposed hotel use;



2. Supply and Demand Analysis. Identification of competitive hotel room supply, historical performance of the competitive hotel room supply, seasonality data, segmentation of lodging demand, and a summary of demand growth and market occupancy data for the proposed hotel use;
  3. Site Selection Assessment. Identification of potential site evaluation conducted, including traffic counts, access and visibility information for the location of the proposed hotel use;
  4. Projected Performance Outlook. Full description of the proposed hotel project, including projections relied upon for occupancy and average daily room rates for five (5) years following completion of construction of the proposed hotel use;
  5. Statement of Estimated Annual Operating Results. Identification of assumptions utilized, and specific data regarding departmental revenues and expenses, undisturbed operating expenses, fixed charges
4. All recommendations of the commission shall be based upon findings of fact supported by evidence contained in the record created prior to and during the hearing. The commission shall not recommend the approval of a conditional use unless that after due consideration of the record and the provisions of paragraph (c) above, that the proposed conditional use will not preclude the normal and orderly development and improvement of surrounding properties due to the saturation or concentration of similar uses in the general area and is in all other respects in conformance to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the city pursuant to the recommendations of the commission.

#### HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*

#### **Sec 34-504 City Council Action**

1. For each conditional use, the commission shall report to the city council its findings and recommendations, including the stipulations of additional limitations and guarantees that such conditions will be complied with when they are deemed necessary for the protection of the public interest.
2. In deliberating upon a petition for a conditional use, the city council shall consider the record made by the commission, but shall not be bound by any findings of fact made by the commission upon such record.
3. Approval of a petition for a conditional use shall require the concurrence of a majority of the members elected to the city council. Unless the city council determines otherwise, approval of a conditional use consistent with the commission's recommendations shall constitute the city council's adoption of the commission's findings of fact as its own.
4. Reserved.

5. A denial of a petition for a conditional use is deemed to have occurred if, and only if:
  1. The city council with the concurrence of a majority of its members present votes affirmatively to approve a motion rejecting the approval of the petition for a conditional use and accompanies such motion with a findings of fact based on the record of the commission that articulates a basis for such denial; or
  2. The city council fails to approve a motion authorizing the approval of a conditional use within six (6) months of the last action on the petition taken by the commission or has affirmatively voted to indefinitely postpone such approval.
6. No petition for a conditional use which has been denied wholly or in part by the council shall be resubmitted for a period of one (1) year from the date of a denial under paragraph (e), except on the grounds of substantial new evidence or proof of changed conditions found to be valid by the commission and the city council.
7. The city council may reconsider any vote approving, failing to approve, or denying a petition for a conditional use so long as it confines any decision to the record created by the commission.

HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*  
*Amended by Ord. 021-035 on 7/13/2021*

**Sec 34-505 Limitations And Guarantees**

1. Prior to granting any conditional use, the commission may recommend, and the council shall stipulate such limitations or restrictions upon the establishment, locations, construction, maintenance and operation of the conditional use it deems necessary for the protection of the public interest and to secure compliance with the standards and requirements specified herein, as may be from time-to-time required.
2. In all cases in which conditional uses are granted, the city council shall require such evidence and guarantees as it may deem necessary as proof that the conditions stipulated in connection therewith are being, and will be, complied with.
3. Violation of limitations or guarantees. In cases where limitations and guarantees are stipulated by a conditional use ordinance upon the establishment, location, construction, maintenance and operation of the use as deemed necessary for the protections and security herein described, and are not followed, the city council shall have the authority to revoke the conditional use.

HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*

**Sec 34-506 Lapse Of Conditional Use**

1. If construction work such as parking lots, sidewalks, streets, buildings, sewer and water lines on the proposed development, have not begun within twelve (12) months from the authorization order of the city council, the city council or the zoning

administrator shall have the power to institute proceedings on its own motion to terminate the conditional use permit.

2. Whenever any provision of this code, including paragraph (a) of this section, or an ordinance granting a conditional use requires holder of a conditional use to achieve any milestone within an established period of time, and said milestone has not been achieved due to circumstances substantially outside of the holder's control, the zoning administrator may extend the time to substantially complete said milestone, and subsequent milestones dependent on it, by not more than ninety (90) days. A decision by the zoning administrator not to extend a milestone under this section shall not be subject to review.

#### HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*

#### **Sec 34-507 Revocation Of Conditional Uses**

1. The city council may by ordinance revoke a conditional use upon its determination that the owner of the property subject to the conditional use has violated any of the limitations or guarantees set forth in the ordinance authorizing the use.
2. Prior to the revocation of a conditional use by the city council, the committee shall conduct a meeting at which time the parties granted the conditional use or their successors in interest, after service of a ten (10) day written notice, may explain their reasons for not adhering to the required conditions and restrictions.
3. If the committee determines that the limitations or guarantees on the conditional use have not been violated or if there is good cause to extend the time for compliance set forth there in, the committee shall recommend to the city council that no revocation occur.
4. If the committee determines that the limitations or guarantees on the conditional use have been willingly violated it shall recommend the revocation of the conditional use to the city council.

## Article VI

### **Sec 34-601 Generally**

Whenever chapter 49 authorizes a planned development as conditional use in any zoning district, the provisions of this article shall supply the procedures and standards required by the commission and the city council to consider applications therefore. Unless otherwise provided in this article, all of the rules, regulations, and procedures set forth in article V with respect to the establishment or revocation of conditional uses shall apply to conditional uses for planned developments. In the event of direct conflict with any provisions article V, the provisions of this article shall control.

#### HISTORY

*Adopted by Ord. O20-087 on 11/10/2020*

### **Sec 34-602 Petition Process**

1. The petition for establishment of a conditional use planned development shall be filed with the zoning administrator. No petition shall be accepted unless a preapplication review has been completed with the zoning administrator unless the review is waived by the zoning administrator. The preapplication review must be arranged with the mutual agreement of the zoning administrator. At the preapplication review, the zoning administrator and prospective applicant shall review the following as they relate to the petition for establishment of a planned development:
  1. The city's general plan and physical development policies.
  2. Existing zoning and land use in the general area of the property in question.
  3. The zoning history in the general area of the property in question.
2. After the completion of the required preapplication review, a conditional use planned development petition may be filed with the zoning administrator. The petition shall include all plans and data as required by the zoning administrator. Copies of such petition shall be submitted to the commission with the request that the commission conduct a public hearing.
3. The petition filed with the zoning administrator for the establishment of a conditional use planned development as set forth above shall be forwarded to the commission. The requirements of a public hearing by the commission and the standards upon which the commission shall make a recommendation to the city council shall be the same as set forth in article v with respect to conditional uses. The commission may further recommend limitations or guarantees upon the approval of a conditional use for a planned development in the manner and to the extent set forth in sec. 34-505.
4. The city council shall consider and pass upon a petition for a conditional use planned development in the manner set forth in Sec. 34-504 of this code for approvals or denials of petitions for conditional uses.
5. The ordinance granting a petition for a conditional use planned development shall set forth all the requirements, special conditions and agreements made a part of the planned development. The plans and other documents required as part of the

petitions for a conditional use for a planned development shall be attached to and made a part of the ordinance granting the permit for said planned development.

HISTORY

Adopted by Ord. 020-087 on 11/10/2020  
Amended by Ord. 021-035 on 7/13/2021

**Sec 34-603 Plan Approval Procedures**

1. Preliminary plans.

1. The developer shall submit a preliminary plan for all or specified phases of a planned development to the zoning administrator for referral to the commission.
2. The commission shall review, but need not conduct a public hearing upon, the preliminary plan in accordance with the provisions of this section as in the case of an application for establishment of a planned development.
3. The commission shall, within ninety (90) days from the date of submittal, submit to the city council its written recommendations with respect to the preliminary plan as to whether the plan should be approved or disapproved.
4. In either case, the commission shall set forth in writing the reasons for its recommendations, and may, in the event of a favorable recommendation, specify particular conditions that should be incorporated in the approval of the preliminary plan.
5. Within sixty (60) days after receipt of the commission's recommendation the city council shall either approve or disapprove the preliminary plan. An approval may be conditional and, if so, shall specifically state what additions or deletions from the preliminary plan as submitted shall be made in the preliminary plan as approved. Such additions or deletions shall be shown on or attached to such approved preliminary plan. A developer may request that the commission to waive preliminary plan approval procedures for any area in a planned development and, if such request is granted the developer may, without having obtained approval of a preliminary plan covering the area, submit for approval, in accordance with the procedures prescribed in this section and within the time period prescribed for submission of a preliminary plan for the area, one or more final plans for the area.
6. Promptly after approval of each preliminary plan, such number of the complete copies, including in electronic form, as the zoning administrator may require of such approved preliminary plan with all accompanying materials and data shall be prepared at the developer's expense and deposited with the zoning administrator.

2. Final plans.

1. The developer shall submit final plans for all or specified phases of a planned development to the zoning administrator for referral to the commission. In the case of a final plan affecting only a single lot and that has not been submitted with another petition, the zoning administrator may refer the final plan to the committee without prior consideration by the commission.

2. The commission shall review the final plan, and, if major changes are proposed by the developer, shall conduct a public hearing thereupon in accordance with the provisions of this section as in the case of an application for the establishment of a planned development. No hearing shall be required when a major change is not proposed.
3. The commission shall, within sixty (60) days from the date of submittal from the zoning administrator, submit to the committee of the city council its written recommendations with respect to the final plan. The commission may recommend approval or disapproval of the final plan, and/or specify particular conditions that should be incorporated in the final plan for approval.
4. Within thirty (30) days after receipt of a final plan from the zoning administrator or from the commission with recommendation, the committee shall either approve or disapprove the final plan provided that the final plan is in substantial conformance to the preliminary plan. The committee shall make the determination whether the final plan is in substantial conformance with the preliminary plan. If the final plan is not in substantial conformance with the preliminary plan, the final plan approval procedure shall be as described in this section. The applicant and the committee may mutually agree to extend said time periods. An approval may be conditional and if so, shall specifically state what additions or deletions from the final plan as submitted shall be made in the final plan as approved. Such additions or deletions shall be shown on or attached to such approved final plan.
5. Promptly after approval of each final plan such number of the complete copies, including in electronic form, as the zoning administrator may require of such approved final plan, with all accompanying materials and data shall be prepared at the developer's expense and deposited with the zoning administrator.
6. Approval of a final plan by the committee shall not be final until the expiration of the appeal period as described below. If an appeal is filed the decision by the committee also becomes a recommendation to the city council and the final decision on the final plan shall be made by the city council.
7. The approval or disapproval by the committee of a final plan is appealable to the city council by the applicant or a member of the city council. Appeals shall be filed within five (5) business days from the day of the decision by the committee. All appeals shall be filed by 5:00 p.m. on the fifth business day as described above with the zoning administrator. Only items associated with the final plan on record with the committee may be appealable.
8. Final plans shall conform to all zoning regulations in effect at the commencement of construction. The developer shall submit a revised final plan in accordance with this section whenever regulatory changes enacted prior to the commencement of construction so require.

3. Preliminary and final plans submitted concurrently. In the event that a preliminary plan and final plan are submitted concurrently, the procedures for application shall be provided by this article.

HISTORY

*Adopted by Ord. 020-087 on 11/10/2020*

**Sec 34-604 Application Of Procedures To Conditional Use Planned Developments**

The provisions of article v pertaining to the termination of a conditional use shall apply to conditional use planned developments.

DRAFT



## CONDITIONAL USE APPROVAL PROCESS

*This process typically takes between 60 to 75 days starting from Step Two below.*

- DST PRE-APPLICATION:** The Development Services Team is composed of representatives from Building and Permits, Engineering, and the Zoning and Planning Division. Development details of the project are discussed at these meetings and handouts are given. Petitioner attendance at this meeting is required.  
**Required:** Complete the [DST Pre-Application Meeting Form](#) on the City's website. A DST member will then contact you to make an appointment.
- PETITION SUBMITTAL:** The Petitioner is required to submit all required documents as listed below to the Zoning and Planning Division, in order to formally submit a Land Use Petition. The Staff shall establish the completeness of the submittal. Incomplete petitions will not be accepted. Call (630) 256-3080 if you have any questions.  
**Documentation Required:** The appropriate fee, (1) copy of the authorization/ letter of authority, (1) qualifying statement, (1) plat of survey, (1) legal description (8.5 x 11 sheet & Word Doc) and (2) copies of all attachments on the Land Use Petition. In addition to the paper copies indicated, all documents should be submitted on a CD or USB Drive in pdf format.
- STAFF REVIEW:** Staff will usually send out review comments within two weeks of petition submittal. Once review is completed, Staff will forward the petition on to the Planning and Zoning Commission.  
**Documentation Required:** Revised plans based on Staff's review comments, if necessary then, (2) copies and a CD or USB Drive in pdf format.
- PUBLIC NOTICE REQUIREMENT:** A public hearing is required for this Petition to be held at the Planning and Zoning Commission meeting. Prior to the Commission meeting, the Petitioner is required to send letters of notification to the surrounding property owners and post a sign of notification on the property. The Zoning and Planning staff will supply the Petitioner with a form letter for this mailing and a sign. An affidavit assuring compliance and completion of the notification requirements must be received by the Zoning and Planning Division **22 days prior** to the Commission meeting. In addition, an affidavit assuring the compliance and completion of the sign posting must be received by the Zoning and Planning Division **10 days prior** to the Commission meeting. The Zoning and Planning staff will publish the necessary public notice in the Beacon News.
- PLANNING AND ZONING COMMISSION:** This Petition will be reviewed by the Planning and Zoning Commission. The Commission is a board of Aurora residents, appointed by the Mayor. The Commission will hold a public hearing and deliberate upon testimony from the Petitioner, Citizens and Staff. Their recommendation will be forwarded to the Building, Zoning and Economic Development Committee. Petitioner attendance at this meeting is required.  
**Documentation Required:** Revised plans based on Commission's comments, if necessary then, (2) copies and a CD or USB in pdf format.



6. **BUILDING, ZONING AND ECONOMIC DEVELOPMENT COMMITTEE:** This Petition will be reviewed by the Building, Zoning and Economic Development Committee. This is a sub-committee of the City Council and is made up of five (5) alderman. The Committee will review the application and their recommendation will be forwarded to the Aurora City Council. Petitioner attendance at this meeting is required.

**Documentation Required:** Revised plans based on Committee's comments, if necessary then, (1) Copy and a CD or USB Drive in pdf format.

7. **COMMITTEE OF THE WHOLE:** The Petition will be considered by the City Council at the Committee of the Whole meeting, a working session for the Council. A vote will not take place at this meeting. After their consideration, the petition will either be placed under Unfinished Business or the Consent Agenda of the next City Council meeting for a final decision. Petitioner attendance at this meeting is required.

8. **CITY COUNCIL:** The petition will be considered by the full City Council either under the Unfinished Business or the Consent Agenda for a final decision. Attendance at the City Council meeting is required if the item is placed under Unfinished Business.

**Documentation Required:** Revised plans based on Committee's comments, if necessary then, (1) Copy and a CD or USB Drive in pdf format.

**For more Information and Document Format Guidelines [click here.](#)**

\* \* \*

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Relevant meetings are highlighted in orange. The 2025 meeting schedule will be announced in December 2024.

# City of Aurora – All Meetings Schedule

(Standing Committees, COW, City Council, Boards & Commissions)

<u>Board / Commission</u>	<u>Council</u>
ACD = Advisory Commission on Disabilities	<b>BZE = Building, Zoning and Economic Development Committee</b>
AAHAB = African American Heritage Advisory Board	<b>COW = Committee of the Whole</b>
AACVB = Aurora Area Convention & Visitors Bureau	Finance = Finance Committee
ACCA = Aurora Civic Center Authority Board	I&T = Infrastructure and Technology Committee
AHHAB = Aurora Hispanic Heritage Advisory Board	PHST = Public Health, Safety and Transportation Committee
AHA = Aurora Housing Authority	RAP = Rules, Administration and Procedures Committee
Airport = Aurora Airport Advisory Board	
AVAC = Aurora Veterans Advisory Council	<b>DST = Development Services Team Meeting</b>
BGWC = Block Grant Working Committee	
BPTA = Bicycle, Pedestrian & Transit Advisory Board	
CSC = Civil Service Commission	
CRB = Civilian Review Board	
Education = Education Commission	
Fire Pension = Aurora Firefighters’ Pension Fund Board	<b>Board/Commission Which Meets AS NEEDED:</b>
FFITB = Foreign Fire Insurance Tax Board	• Building Code Board of Appeals
G.A.R = Grand Army of the Republic Memorial Commission	• Electrical Commission
HRC = Human Relations Commission	• Fire Code Board of Appeals
IACOAB = Indian American Community Outreach Advisory Board	• FoxWalk Overlay District Design Review Committee
ITAC = Innovation and Technology Advisory Commission	
LGBTQ+ = Lesbian, Gay, Bisexual, Transgender, and Queer+ Advisory Board	
<b>MEE = Music, Events &amp; Entertainment Commission (meeting dates TBD)</b>	
Police Pension = Aurora Police Pension Fund Board	
Preservation = Aurora Preservation Commission	
Public Art = Aurora Public Art Commission	
<b>PZC = Aurora Planning &amp; Zoning Commission</b>	
Sustainable = Mayor's Sustainable Aurora Advisory Board	
Tree Board	
Youth = Aurora Youth Council	

# October

## City of Aurora – All Meetings Schedule (Standing Committees, COW, City Council, Boards & Commissions)

\*For List of complete meeting names, please see last page.

# 2024

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 3:00pm R.A.P. 5:00pm C.O.W.	2 2:00pm Education 4:00pm BGWC 7:00pm PZC	3 4:00pm CSC 6:00pm Sustainable	4	5
6	7 10:00am DST 4:00pm I&T 6:00pm AHHAB	8 4:00pm PHST 6:00pm City Council	9 4:00pm BZE 4:30pm Youth 6:00pm AVAC	10 8:15am Fire Pension 9:00 am Police Pension 3:00pm Finance 5:30pm AAHAB 5:30pm HRC 7:00pm Preservation	11	12
13	14 10:00am DST 5:30pm IACOAB 6:00pm ACD 6:00pm Airport 6:00pm ITAC	15 3:00pm R.A.P. 5:00pm C.O.W.	16 7:00pm PZC	17 4:00pm CSC 6:00pm CRB 6:15pm BPTA	18	19
20	21 10:00am DST 1:00pm Tree Board 4:00pm I&T	22 4:00pm PHST 6:00pm City Council	23 8:30am FFITB 4:00pm BZE 4:00pm ACCA 4:30pm AHA	24 8:00am AACB 3:00pm Finance	25	26
27	28	29	30	31 6:00pm LGBTQ+		

# November

## City of Aurora – All Meetings Schedule (Standing Committees, COW, City Council, Boards & Commissions)

\*For List of complete meeting names, please see last page.

# 2024

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1	2
3	4 10:00am DST 6:00pm AHHAB	5 3:00pm R.A.P. 5:00pm C.O.W.	6 2:00pm Education 4:00pm BGWC 7:00pm PZC	7 4:00pm CSC 6:00pm Sustainable	8	9
10	11 City Hall Closed in Observance of Veterans Day **4:00pm I&T **5:30pm IACOAB **6:00pm ACD **6:00pm ITAC	12 4:00pm PHST 6:00pm City Council	13 4:00pm BZE 4:30pm Youth 6:00pm AVAC	14 3:00pm Finance 5:30pm AAHAB 5:30pm HRC 7:00pm Preservation	15	16
17	18 10:00am DST 1:00pm Tree Board	19 3:00pm R.A.P. 5:00pm C.O.W.	20 8:30am FFITB (not on 11/27 due to Holiday) 6:00pm G.A.R. 7:00pm PZC	21 4:00pm CSC 5:00pm Public Art 6:00pm CRB 6:15pm BPTA	22	23
24	25 10:00am DST 4:00pm I&T	26 4:00pm PHST 6:00pm City Council	27 4:00pm BZE 4:00pm ACCA 4:30pm AHA	28 City Hall Closed in Observance of Thanksgiving **8:00am AACB **3:00pm Finance **6:00pm LGBTQ+	29 **City Hall Closed in Observance of Day after Thanksgiving	30
					**Meeting date TBD based on Holiday	

# December

## City of Aurora – All Meetings Schedule (Standing Committees, COW, City Council, Boards & Commissions)

\*For List of complete meeting names, please see last page.







# 2024

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2 10:00am DST 6:00pm AHHAB	3 3:00pm R.A.P. 5:00pm C.O.W.	4 2:00pm Education 4:00pm BGWC 7:00pm PZC	5 4:00pm CSC 6:00pm Sustainable	6	7
8	9 10:00am DST 4:00pm I&T 5:30pm IACOAB 6:00pm Airport 6:00pm ACD 6:00pm ITAC	10 4:00pm PHST 6:00pm City Council	11 4:00pm BZE 4:30pm Youth 6:00pm AVAC	12 3:00pm Finance 5:30pm AAHAB 5:30pm HRC 7:00pm Preservation	13	14
15	16 10:00am DST 1:00pm Tree Board	17 3:00pm R.A.P. 5:00pm C.O.W.	18 8:30am FFITB (not on 12/25 due to Holiday) 7:00pm PZC	19 4:00pm CSC 6:00pm CRB 6:15pm BPTA	20	21
22	23 10:00am DST 4:00pm I&T	24 City Hall Closes at Noon in Observance of Christmas Eve **4:00pm PHST **6:00pm City Council	25 City Hall Closed in Observance of Christmas Day **4:00pm BZE **4:00pm ACCA **4:30pm AHA	26 8:00am AACB 3:00pm Finance 6:00pm LGBTQ+	27	28
29	30	31 City Hall Closes at Noon in Observance of New Year's Eve			**Meeting date TBD based on Holiday	

**City of Aurora  
2500' Scale**

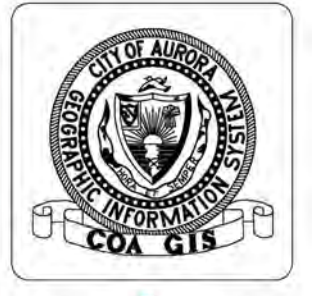
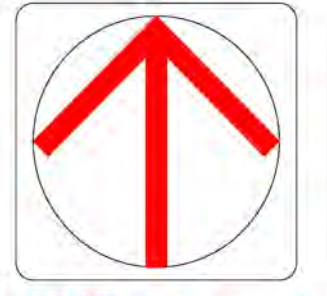
**Hesed House  
659 S River St  
Project Location Map**

**Legend**

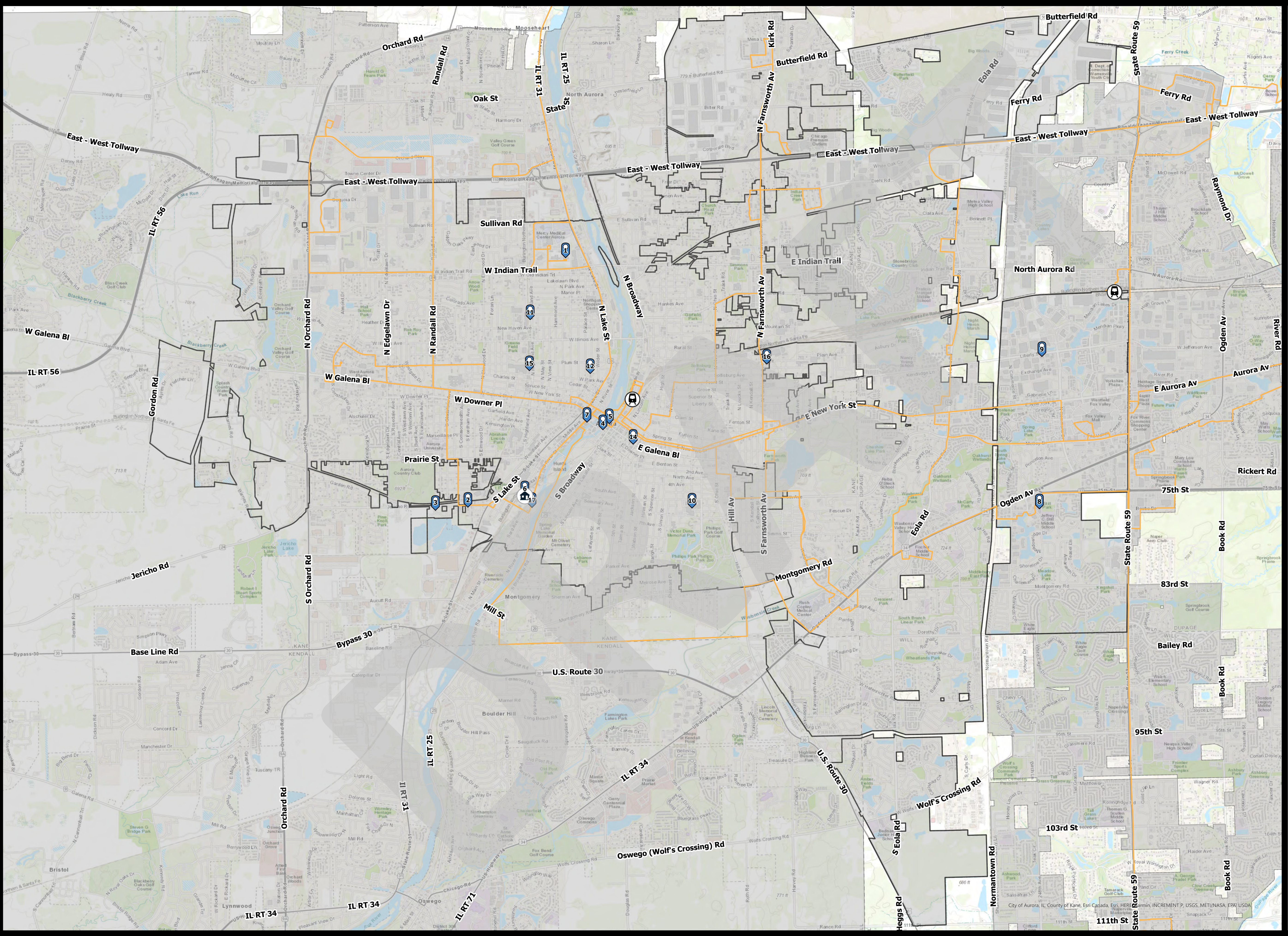
-  Hesed House
-  Train Stations
-  Services
-  Pace Bus Routes
-  Aurora City Limits
-  Hesed House Service Area

**Site Key**

Site Number	Service Name
1	AID
2	Aurora Area Interfaith Food Pantry
3	Aurora Housing Authority
4	City of Aurora (City Hall)
5	Fox Valley United Way
6	Hesed House
7	Hope For Tomorrow, Inc.
8	Indian Prairie Educational Foundation
9	Loaves & Fishes
10	Marie Wilkinson Food Pantry (East)
11	Marie Wilkinson Food Pantry (West)
12	Mutual Ground
14	Salvation Army
15	VNA Health Care
16	VNA Health Care
17	YWCA Thrive Center









**GIS DIVISION - AURORA, ILLINOIS**  
 The information and/or data on this map depicts/illustrates generalized roadways and circulation and their relationships and is not intended to reflect precise dimensions, and/or distances of individual roads, and/or exact road alignments and right of ways.  
 The map and data on this map is intended for informational purposes only.



**City of Aurora  
7000' Scale**

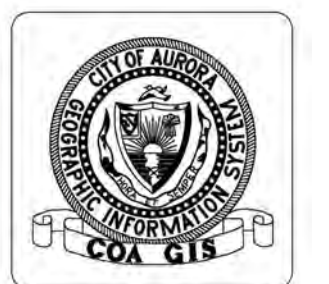
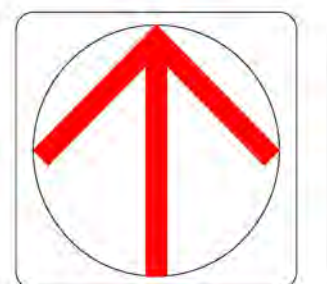
**Hesed House  
659 S River St  
Project Location Map**

**Legend**

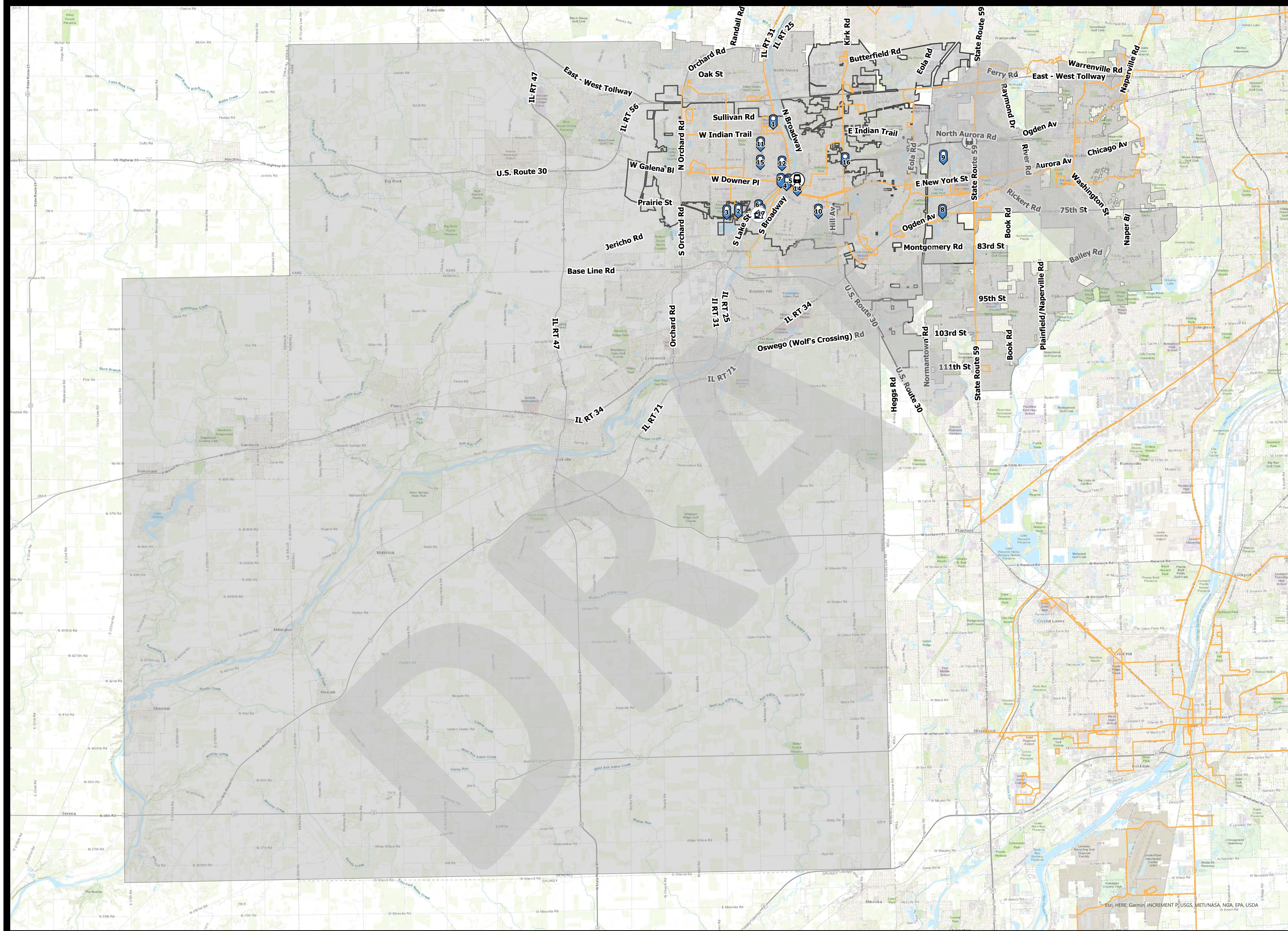
-  Hesed House
-  Train Stations
-  Services
-  Pace Bus Routes
-  Aurora City Limits
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**Site Key**

Site Number	Service Name
1	AID
2	Aurora Area Interfaith Food Pantry
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8	Indian Prairie Educational Foundation
9	Loaves & Fishes
10	Marie Wilkinson Food Pantry (East)
11	Marie Wilkinson Food Pantry (West)
12	Mutual Ground
14	Salvation Army
15	VNA Health Care
16	VNA Health Care
17	YWCA Thrive Center



**GIS DIVISION - AURORA, ILLINOIS**  
 The information and/or data on this map depicts/illustrates generalized roadways and circulation and their relationships and is not intended to reflect precise dimensions, and/or distances of individual roads, and/or exact road alignments and right-of-ways.  
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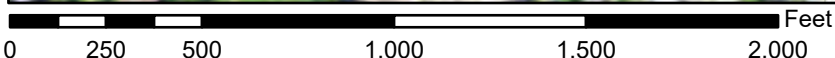




# National Flood Hazard Layer FIRMMette



88°20'9"W 41°45'1"N



1:6,000 41

88°19'32"W 41°44'34"N

Basemap Imagery Source: USGS National Map 2023

## Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

**SPECIAL FLOOD HAZARD AREAS**

- Without Base Flood Elevation (BFE)  
Zone A, V, A99
- With BFE or Depth Zone AE, AO, AH, VE, AR
- Regulatory Floodway

**OTHER AREAS OF FLOOD HAZARD**

- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
- Future Conditions 1% Annual Chance Flood Hazard Zone X
- Area with Reduced Flood Risk due to Levee. See Notes. Zone X
- Area with Flood Risk due to Levee Zone D

**OTHER AREAS**

- NO SCREEN Area of Minimal Flood Hazard Zone X
- Effective LOMRs
- Area of Undetermined Flood Hazard Zone D

**GENERAL STRUCTURES**

- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

**OTHER FEATURES**

- 20.2 Cross Sections with 1% Annual Chance Water Surface Elevation
- 17.5 Coastal Transect
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

**MAP PANELS**

- Digital Data Available
- No Digital Data Available
- Unmapped

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 5/31/2024 at 12:47 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

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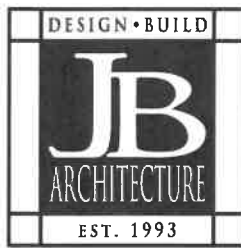
## WORKING COST ESTIMATE

*The CDBG-CV Working Cost Estimate should include all funding used to complete the eligible HUD-defined construction activity. The CDBG-CV Working Cost Estimate should include any contract that is paid, in part or in full, with CDBG-CV grant funds. Do not include any contracts for which CDBG-CV funds are not used.*

If other funds are necessary to finance the construction contract, identify all activities included within the project and the amount and source of financing. Each activity included in the project must contribute to the benefit of low-to-moderate income persons. CDBG-CV funds can be used only to finance activities related to the HUD-defined activity codes indicated in the table below.

Activity Budget	Total Amount	CDBG-CV Request	Other Funds	Identify Other Source(s)
<b>01 Acquisition</b>	\$ 0	\$ 0	\$ 0	N/A
<b>03C Homeless Facilities Construction, Conversion, Renovation or Rehabilitation</b>	\$ 1,743,000	\$ 1,743,000	\$ 0	N/A
<b>03Q Abused and Neglected Children's Facilities</b>	\$ 0	\$ 0	\$ 0	N/A
Activity Delivery (up to \$50,000)	\$ 19,875	\$ 19,875	\$ 0	N/A
Other				
Other				
Other				
<b>TOTAL</b>	\$ 1,762,875	\$ 1,762,875	\$ 0	N/A

An Architect or Engineer's Cost estimate must be submitted and support the numbers above (to be funded in part or in full with CDBG-CV funds) in the working cost estimate; and should include detailed specifications of the project. Do not include any contracts for activities ineligible for CDBG-CV funding. Amounts in the Working Cost Estimate, GATA Budget and Architect or Engineer's Cost Estimate must align.



June 4, 2024

## ARCHITECTURAL ESTIMATE OF PROJECT COST

Family Shelter Renovations  
Public Action to Deliver Shelter, Inc., dba Hesed House  
659 S. River Street  
Aurora, Illinois 60506

This Estimate of Project Cost is based on my knowledge of the existing conditions for the building located at 659 S. River Street in Aurora, Illinois along with the preliminary design drawing for the renovations I have proposed and included as Exhibit "A". I have formulated this estimate using Davis-Bacon requirements for compensating laborers with the prevailing wage as outlined by General Decision Number IL20240008. I have not included any contingencies.

### SCOPE OF WORK

This estimate includes all of the labor and materials related to renovating approximately 8,000 sq. ft. of area within the existing exterior walls of the aforementioned building plus two exterior roofed additions. The renovations include, but are not limited to, the demolition of several interior concrete masonry unit formed walls, existing restrooms, offices, and storage spaces to accommodate a larger quantity of sleeping quarters for families requiring shelter. An ADA compliant wheelchair lift will be added to provide accessibility between the sleeping area and the daytime gathering and dining areas. New restrooms will be added for the increase in occupants and new spaces will be created for specialized programs or isolation when needed.

### ESTIMATE

#### DEMOLITION

Asbestos abatement	\$ 20,000.00
Demolition of existing restrooms including capping of existing waste and vent lines and disconnection of existing water supply lines with 24" of main service branches as required per State of Illinois Plumbing Code	\$ 65,000.00
Demolition of interior non-load bearing concrete masonry unit walls, door frames, acoustic ceiling tiles and grids, lathe and plaster ceilings, and flooring	\$ 60,000.00
Demolition and removal of existing concrete floor slabs for new plumbing	\$ 20,000.00
<b>Demolition subtotal</b>	<b>\$ 165,000.00</b>

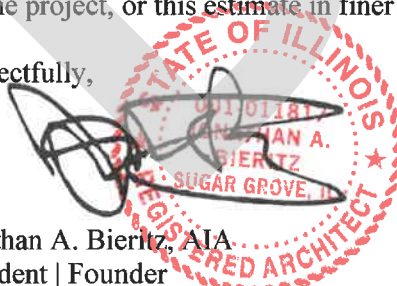
#### GENERAL CARPENTRY

Interior non-load bearing walls (CMU walls, steel studs / furring, insulation, gypsum board)	\$ 135,000.00
Doors, frames, and hardware	\$ 45,000.00
Interior windows	\$ 15,000.00
Concrete floor repairs / leveling	\$ 95,000.00
Acoustic ceiling tiles / drywall ceilings	\$ 30,000.00
Flooring and ceramic wall tile in restrooms	\$ 55,000.00
Fire treated wood blocking for millwork, toilet accessories, & partitions	\$ 5,000.00
Architectural millwork allowance	\$ 15,000.00
Toilet accessories and stainless steel toilet partitions allowance	\$ 40,000.00
Vertical platform lift	\$ 90,000.00
Painting	\$ 40,000.00

Enclose existing carport for outdoor play area	\$ 45,000.00
New roof over existing playground	\$ 80,000.00
<b>General Carpentry Subtotal</b>	<b>\$ 690,000.00</b>
<b><u>MECHANICAL</u></b>	
HVAC system modifications including RTU upgrade, relocate ductwork, registers, and diffusers, and install new exhaust fans for new restrooms	\$ 135,000.00
<b><u>ELECTRICAL</u></b>	
New outlets, light fixtures, distribution panels, wiring, WiFi access points, etc.	\$ 110,000.00
New security system and monitoring cameras	\$ 120,000.00
<b><u>PLUMBING</u></b>	
New plumbing fixtures, water heaters, domestic water supply lines, waste, and vent pipes, A new connection to the existing sewer, and reworking all existing plumbing as necessary	\$ 210,000.00
<b>MEP subtotal</b>	<b>\$ 575,000.00</b>
<b><u>FIRE PROTECTION</u></b>	
Fire sprinkler modifications allowance	\$ 30,000.00
Fire alarm modification allowance	\$ 20,000.00
<b>Fire protection subtotal</b>	<b>\$ 50,000.00</b>
<b>Cost of Project Subtotal</b>	<b>\$1,480,000.00</b>
<b><u>CONSTRUCTION MANAGEMENT</u></b>	
Full time site superintendent (6 Months)	\$ 144,000.00
Site utility allowance	\$ 20,000.00
Trash removal and temporary toilets	\$ 25,000.00
General conditions fee (5%)	\$ 74,000.00
<b>Construction management subtotal</b>	<b>\$ 263,000.00</b>
<b>Total Estimated Cost of Project</b>	<b>\$1,743,000.00</b>

This estimate does not include any contingency for unexpected conditions discovered during the course of demolition or construction. The general contractor awarded this project will be responsible for all construction management costs. Architectural and engineering fees are not included in the estimate. Should you require additional information or wish to discuss the project, or this estimate in finer detail, please feel free to contact my office at (630) 357-8100.

Respectfully,



Jonathan A. Bieritz, AIA  
 President | Founder  
 JB Architecture Group, Inc.

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# State of Illinois -- Uniform Budget Template -- General Instructions

This form is used to apply to individual State of Illinois discretionary grant programs. Applicants should submit budgets based upon the total estimated costs for the project including all funding sources. Pay attention to applicable program specific instructions, if attached. The applicant organization should refer to 2 CFR 200, “Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards” cited within these instructions.

**You must consult with your Business Office prior to submitting this form for any award restrictions, limitations or requirements when filling out the narrative and Uniform Budget Template.**

## **Section A – Budget Summary**

### STATE OF ILLINOIS FUNDS

All applicants must complete Section A and provide a break-down by the applicable budget categories shown in lines 1-17. **Please read all instructions before completing form.**

### STATE OF ILLINOIS GRANT FUNDS

Provide a total requested State of Illinois Grant amount for each year in the Revenue portion of Section A. The amount entered in Line (a) will equal the total amount budgeted on Line 18 of Section A.

### BUDGET SUMMARY – STATE OF ILLINOIS FUNDS

All applicants must complete Section A and provide a break-down by the applicable budget categories shown in lines 1-17.

Line 18: Show the total budget request for each fiscal year for which funding is requested.

*Please use detail worksheet and narrative section for further descriptions and explanations of budgetary line items*

**Section A (continued) Indirect Cost Information:** *(This information should be completed by the applicant’s Business Office).* If the applicant is requesting reimbursement for indirect costs on line 17, the applicant’s Business Office must select one of the options listed on the Indirect Cost Information page under Section-A Indirect Cost Information (1-4).

Option (1): The applicant has a Negotiated Indirect Cost Rate Agreement (NICRA) that was approved by the Federal government. A copy of this agreement must be provided to the State of Illinois’ Indirect Cost Unit for review and documentation. This NICRA will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations. *If this option is selected by the applicant, basic information is required for completion of this section. See bottom of “Section-A Indirect Cost Information”*

**NOTE: The applicant may not have a Federally Negotiated Indirect Cost Rate Agreement. Therefore, in order for the applicant to be reimbursed for Indirect Costs from the State of Illinois, the applicant must either:**

- A) Negotiate an Indirect Cost Rate with the State of Illinois’ Indirect Cost Unit with guidance from our State Cognizant Agency on an annual basis.**
- B) Elect to use the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois Awards.**
- C) Use a Restricted Rate designated by programmatic statutory policy. (See Notice of Funding Opportunity for Restricted Rate Programs)**

Option (2a): The applicant currently has a Negotiated Indirect Cost Rate Agreement with the State of Illinois that will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations. The applicant is required to submit a new Indirect Cost Rate Proposal to the Indirect Cost Unit within six (6) months after the close of each fiscal year (2 CFR 200 Appendix IV (C)(2)(c). **Note**: *If this option is selected by the applicant, basic information is required for completion of this section. See bottom of “Section-A Indirect Cost Information”*

OR

Option (2b): The applicant currently does not have a Negotiated Indirect Cost Rate Agreement with the State of Illinois. The applicant must submit its initial Indirect Cost Rate Proposal (ICRP) immediately after the applicant is advised that the State award will be made and, in no event, later than three (3) months after the effective date of the State award (2 CFR 200 Appendix IV (C)(2)(b). The initial ICRP will be sent to the State of Illinois’ Indirect Cost Unit. **Note**: *The applicant should check with the State of Illinois awarding Agency for information regarding reimbursement of indirect costs while its proposal is being negotiated*

Option (3): The applicant elects to charge the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois awards (2 CFR 200.414 (c)(4)(f) & (200.68). **Note**: *The applicant must be eligible, see 2 CFR 200.414 (f), and submit documentation on the calculation of MTDC within your Budget Narrative under Indirect Costs. Note the applicant may only use the 10 percent de minimis rate if the applicant does not have an Approved Indirect Cost Rate Agreement. The applicant may not use the de minimis rate if it is a Local government, or if your grant is funded under a training rate or restricted rate program .*

Option (4): If you are applying for a grant under a Restricted Rate Program, indicate whether you are using a restricted indirect cost rate that is included on your approved Indirect Cost Rate Agreement, or whether you are using a restricted indirect cost rate that complies with statutory or programmatic policies. **Note**: *See Notice of State Award for Restricted Rate Programs*

## **Section B - Budget Summary**

### **NON-STATE OF ILLINOIS FUNDS**

NON-STATE OF ILLINOIS FUNDS: If the applicant is required to provide or volunteers to provide cost-sharing or matching funds or other non-State of Illinois resources to the project, the applicant must provide a revenue breakdown of all Non-State of Illinois funds in lines (b)-(d). the total of “Non-State Funds” should equal the amount budgeted on Line 18 of Section B. If a match percentage is required, the amount should be entered in this section.

#### **BUDGET SUMMARY – NON STATE OF ILLINOIS FUNDS**

If the applicant is required to provide or volunteers to provide cost-sharing or matching funds or other non-State of Illinois resources to the project, these costs should be shown for each applicable budget category on lines 1-17 of Section B.

Lines 1-17: For each project year, for which matching funds or other contributions are provided, show the total contribution for each applicable budget category.

Line 18: Show the total matching or other contribution for each fiscal year.

***Please see detail worksheet and narrative section for further descriptions and explanations of budgetary line items***



# Section C - Budget Worksheet & Narrative

[Attach separate sheet(s)]

Pay attention to applicable program specific instructions, if attached.

All applicants are required to submit a budget narrative along with Section A and Section B. The budget narrative is sometimes referred to as the budget justification. The narrative serves two purposes: it explains how the costs were estimated and it justifies the need for the cost. The narrative may include tables for clarification purposes. The State of Illinois recommends using the State of Illinois Uniform Budget Template worksheet and narrative guide provided.

1. Provide an itemized budget breakdown, and justification by project year, for each budget category listed in Sections A and B.
2. For non-State of Illinois funds or resources listed in Section B that are used to meet a cost-sharing or matching requirement or provided as a voluntary cost-sharing or matching commitment, you must include:
  - a. The specific costs or contributions by budget category;
  - b. The source of the costs or contributions; and
  - c. In the case of third-party in-kind contributions, a description of how the value was determined for the donated or contributed goods or services.

[Please review cost sharing and matching regulations found in 2 CFR 200.306.]

3. If applicable to this program, provide the rate and base on which fringe benefits are calculated.
4. If the applicant is requesting reimbursement for indirect costs on line 17, this information should be completed by the applicant's Business Office. Specify the estimated amount of the base to which the indirect cost rate is applied and the total indirect expense. Depending on the grant program to which the applicant is applying and/or the applicant's approved Indirect Cost Rate Agreement, some direct cost budget categories in the applicant's grant application budget may not be included in the base and multiplied by your indirect cost rate. Please indicate which costs are included and which costs are excluded from the base to which the indirect cost rate is applied.
5. Provide other explanations or comments you deem necessary.

Keep in mind the following—

Although the degree of specificity of any budget will vary depending on the nature of the project and State of Illinois agency requirements, a complete, well-thought-out budget serves to reinforce your credibility and increase the likelihood of your proposal being funded.

- A well-prepared budget should be reasonable and demonstrate that the funds being asked for will be used wisely.
- The budget should be as concrete and specific as possible in its estimates. Make every effort to be realistic, to estimate costs accurately.
- The budget format should be as clear as possible. It should begin with a budget narrative, which you should write after the entire budget has been prepared.
- Each section of the budget should be in outline form, listing line items under major headings and subheadings.
- Each of the major components should be subtotaled with a grand total at the end.

Your budget should justify all expenses and be consistent with the program narrative:

- Salaries should be comparable to those within the applicant organization.
- If new staff is being hired, additional space and equipment are considered, as necessary.
- If the budget lists an equipment purchase, it is the type allowed by the agency.
- If additional space is rented, the increase in insurance is supported.
- If an indirect cost rate applies to the proposal, the division between direct and indirect costs is not in conflict, and the aggregate budget totals refer directly to the approved formula. Indirect costs are costs that are not readily assignable to a particular project, but are necessary to the operation of the organization and the performance of the project (like the cost of operating and maintaining facilities, depreciation, and administrative salaries).

§200.308 Revision of budget and program plans

(e) The Federal/State awarding agency may, at its option, restrict the transfer of funds among direct cost categories or programs, functions and activities for Federal/State awards in which the Federal/State share of the project exceeds the Simplified Acquisition Threshold and the cumulative amount of such transfers exceeds or is expected to exceed 10 percent or \$1,000 per detail line item, whichever is greater of the total budget as last approved by the Federal/State awarding agency. The Federal/State awarding agency cannot permit a transfer that would cause any Federal/State appropriation to be used for purposes other than those consistent with the appropriation.

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STATE OF ILLINOIS		UNIFORM GRANT BUDGET TEMPLATE			Commerce & Economic Opportunity	
Organization Name:	City of Aurora	UEI#	PF9JKKM3EPB5	NOFO #	3351-2722	
CSFA Number:	420-75-3351	CSFA Description:	CDBG-CV Urban Shelter	Fiscal Year:	FY24	
<b>SECTION A -- STATE OF ILLINOIS FUNDS</b>				Grant #		
<b>Revenues</b>				<b>TOTAL REVENUE</b>		
(a). State of Illinois Grant Amount Requested				\$ 1,762,875.00		
<b>BUDGET SUMMARY STATE OF ILLINOIS FUNDS</b>						
Budget Expenditure Categories		OMB Uniform Guidance Federal Awards Reference 2 CFR 200		TOTAL EXPENDITURES		
6. Contractual Services & Subawards		<i>200.318 &amp; 200.92</i>		\$ 1,743,000.00		
8. Construction				\$ -		
14. Miscellaneous Costs				\$ 19,875.00		
15A. Acquisition				\$ -		
16. Total Direct Costs (lines 1-15)		<i>200.413</i>		\$ 1,762,875.00		
<b>18. Total Costs State Grant Funds (16 &amp;17)</b>				<b>\$ 1,762,875.00</b>		

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**SECTION - A (continued) Indirect Cost Rate Information**

If your organization is requesting reimbursement for indirect costs on line 17 of the Budget Summary, please select one of the following options.

1)  Our Organization receives direct Federal funding and currently has a Negotiated Indirect Cost Rate Agreement (NICRA) with our Federal Cognizant Agency. A copy of this agreement will be provided to the State of Illinois' Indirect Cost Unit for review and documentation before reimbursement is allowed. This NICRA will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations.

*NOTE: (If this option is selected, please provide basic Negotiated Indirect Cost Rate Agreement information in area designated below)*

**Your Organization may not have a Federally Negotiated Indirect Cost Rate Agreement. Therefore, in order for your Organization to be reimbursed for Indirect Costs from the State of Illinois, your Organization must either:**

- A. Negotiate an Indirect Cost Rate with the State of Illinois' Indirect Cost Unit with guidance from your State Cognizant Agency on an annual basis.
- B. Elect to use the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois Awards.
- C. Use a Restricted Rate designated by programmatic or statutory policy. (See Notice of Funding Opportunity for Restricted Rate Programs)

2a)  Our Organization currently has a Negotiated Indirect Cost Rate Agreement with the State of Illinois that will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations. Our Organization is required to submit a new Indirect Cost Rate Proposal to the Indirect Cost Unit within six (6) months after the close of each fiscal year (2 CFR 200 Appendix IV (C)(2)(c)).

*NOTE: (If this option is selected, please provide basic Indirect Cost Rate information in area designated below)*

2b)  Our Organization currently does not have a Negotiated Indirect Cost Rate Agreement with the State of Illinois. Our Organization will submit our initial Indirect Cost Rate Proposal (ICRP) immediately after our Organization is advised that the State award will be made and, in no event, later than three (3) months after the effective date of the State award (2 CFR 200 Appendix IV (C)(2)(b)). The initial ICRP will be sent to the State of Illinois' Indirect Cost Unit.

*NOTE: (Check with your State of Illinois Agency for information regarding reimbursement of indirect costs while your proposal is being negotiated)*

3)  Our Organization has never received a Negotiated Indirect Cost Rate Agreement from either the Federal government or the State of Illinois and elects to charge the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois awards (2 CFR 200.414 (c)(4)(f) & (200.68)).

*NOTE: (Your Organization must be eligible, see 2 CFR 200.414 (f), and submit documentation on the calculation of MTDC within your Budget Narrative under Indirect Costs)*

4)  For Restricted Rate Programs (check one) -- Our Organization is using a restricted indirect cost rate that:

\_\_\_\_\_ Is included as a "Special Indirect Cost Rate" in our NICRA (2 CFR 200Appendix IV (5) Or;

\_\_\_\_\_ Complies with other statutory policies (please specify):

The Restricted Indirect Cost Rate is \_\_\_\_\_ %

5)  No reimbursement of Indirect Cost is being requested. (Please consult your program office regarding possible match requirements)

**Basic Negotiated Indirect Cost Rate Agreement information if Option (1) or (2a) is selected**

Period Covered by the NICRA: From: \_\_\_\_\_ To: \_\_\_\_\_ (mm/dd/yyyy)

Approving Federal/State agency (please specify): \_\_\_\_\_

The Indirect Cost Rate is: \_\_\_\_\_ % The Distribution Base is: \_\_\_\_\_

STATE OF ILLINOIS	UNIFORM GRANT BUDGET TEMPLATE	Commerce & Economic Opportunity
Organization Name: City of Aurora	NOFO # 3351-2722	Fiscal Year FY24
<b>SECTION B -- NON STATE OF ILLINOIS FUNDS</b>		Grant Number:
Revenues		TOTAL REVENUE
Grantee Match Requirement _____ % (Agency to populate)		
(b). -Cash		\$ -
(c). -Non-cash		\$ -
(d). Other Funding & Contributions		\$ -
<b>NON-STATE Funds Total</b>		\$ -
<b>BUDGET SUMMARY NON-STATE OF ILLINOIS FUNDS</b>		
<b>Budget Expenditure Categories</b>	<b>OMB Uniform Guidance Federal Awards Reference 2 CFR 200</b>	<b>TOTAL EXPENDITURES</b>
6. Contractual Services & Subawards	200.318 & 200.92	\$ -
8. Construction		\$ -
14. Miscellaneous Costs		\$ -
15A.Acquisition		\$ -
16. Total Direct Costs (lines 1-15)	200.413	\$ -
<b>18. Total Costs NON -State Grant Funds (16 &amp;17)</b>		\$ -

<b>CERTIFICATION</b>	<b>STATE OF ILLINOIS UNIFORM GRANT BUDGET TEMPLATE</b>	<b>AGENCY: Commerce &amp; Economic Opportunity</b>
<b>Organization Name: City of Aurora</b>	<b>CSFA Description: CDBG-CV Urban Shelter</b>	<b>NOFO # 3351-2722</b>
<b>CSFA #: 420-75-3351</b>	<b>UEI # PF9JKKM3EPB5</b>	<b>Fiscal Year(s): FY24</b>

(2 CFR 200.415)

“By signing this report, I certify to the best of my knowledge and belief that the report is true, complete, and accurate and that any false, fictitious, or fraudulent information or the omission of any material fact, could result in the immediate termination of my grant award(s).

City of Aurora, Illinois  
 \_\_\_\_\_  
 Institution/Organization

City of Aurora, Illinois  
 \_\_\_\_\_  
 Institution/Organization

\_\_\_\_\_  
 Signature

\_\_\_\_\_  
 Signature

Christopher Minick  
 \_\_\_\_\_  
 Name of Official

Richard C. Irvin  
 \_\_\_\_\_  
 Name of Official

Chief Financial Officer/Treasurer  
 \_\_\_\_\_  
 Title  
 Chief Financial Officer (or equivalent)

Mayor  
 \_\_\_\_\_  
 Title  
 Executive Director (or equivalent)

\_\_\_\_\_  
 Date of Execution

\_\_\_\_\_  
 Date of Execution

**Note: The State awarding agency may change required signers based on the grantee’s organizational structure. The required signers must have the authority to enter into contractual agreements on behalf of the organization.**

## Section C - Budget Worksheet & Narrative

City of Aurora

**6). Contractual Services (2 CFR 200.318) & Subawards (200.92)** -- Provide a description of the product or service to be procured by contract and an estimate of the cost. Applicants are encouraged to promote free and open competition in awarding contracts. A separate justification must be provided for sole contracts in excess of \$150,000 (See 2 CFR 200.88).  
 NOTE : this budget category may include **subawards**. Provide separate budgets for each subaward or contract, regardless of the dollar value and indicate the basis for the cost estimates in the narrative. Describe products or services to be obtained and indicate the applicability or necessity of each to the project.

*Please also note the differences between subaward, contract, and contractor (vendor):*

- 1) Subaward (200.92) means an award provided by a pass-through entity to a subrecipient for the subrecipient to carry out part of a Federal/State award, including a portion of the scope of work or objectives. It does not include payments to a contractor or payments to an individual that is a beneficiary of a Federal/State program.
- 2) Contract (200.22) means a legal instrument by which a non-Federal entity purchases property or services needed to carry out the project or program under a Federal award. The term as used in this part does not include a legal instrument, even if the non-Federal entity considers it a contract, when the substance of the transaction meets the definition of a Federal award or subaward.
- 3) "Vendor" or "Contractor" is generally a dealer, distributor or other seller that provides supplies, expendable materials, or data processing services in support of the project activities.

Item	Contractual Services Cost
<i>Subaward to Public Action to Deliver Services, Inc. dba Hesel House</i>	\$ 1,743,000.00
	\$ -
	\$ -
	\$ -
<b>State Total</b>	<b>\$ 1,743,000.00</b>
<i>N/A</i>	\$ -
	\$ -
	\$ -
	\$ -
<b>NON-State Total</b>	<b>\$ -</b>
<b>Total Contractual Services</b>	<b>\$ 1,743,000.00</b>

**Contractual Services Narrative (State):**  
*All costs for this project, aside from activity delivery costs, will be part of a subaward to Hesel House. Estimated subaward costs are \$1,743,000 and are itemized in the subaward budget.*

**Contractual Services Narrative (Non-State) i.e. "Match" or "Other Funding"**  
*No non-state funds are included for contractual services or subawards in this project.*

## Section C - Budget Worksheet & Narrative

City of Aurora

**8). Construction**-- Provide a description of the construction project and an estimate of the costs. As a rule, construction costs are not allowable unless with prior written approval. In some cases, minor repairs or renovations may be allowable. Consult with the program office before budgeting funds in this category. Estimated construction costs must be supported by documentation including drawings and estimates, formal bids, etc. As with all other costs, follow the specific requirements of the program, the terms and conditions of the award, and applicable regulations.

Purpose	Description of Work	Construction Cost
<i>N/A</i>		\$ - \$ - \$ - \$ - <hr style="width: 100%; margin: 0;"/> State Total \$ -
<i>N/A</i>		\$ - \$ - \$ - \$ - <hr style="width: 100%; margin: 0;"/> NON-State Total \$ -
<b>Total Construction</b>		<b>\$ -</b>

**Construction Narrative (State):**  
*No construction costs are included in this budget. Construction costs are itemized in the subaward budget.*

**Construction Narrative (Non-State) i.e. "Match" or "Other Funding"**  
*No construction costs are included in this budget. Construction costs are itemized in the subaward budget.*



## Section C - Budget Worksheet & Narrative

City of Aurora

**14). Other or Miscellaneous Costs** --This category contains items not included in the previous categories. List items by type of material or nature of expense, break down costs by quantity and cost per unit if applicable, state the necessity of other costs for successful completion of the project and exclude unallowable costs (e.g.. Printing, Memberships & subscriptions, recruiting costs, etc.)

Description	Quantity	Basis	Cost	Length of time	Other or Miscellaneous Cost
<i>Activity Delivery Costs</i>	<i>1</i>	<i>hourly rate</i>	\$ <i>75.00</i>	<i>265</i>	\$ <b><i>19,875.00</i></b>
					\$ -
					\$ -
					\$ -
				<b><i>State Total</i></b>	<b>\$ <i>19,875.00</i></b>
<i>N/A</i>					\$ -
					\$ -
					\$ -
				<b><i>NON-State Total</i></b>	<b>\$ -</b>
				<b><i>Total Other Costs</i></b>	<b>\$ <i>19,875.00</i></b>

**Other Costs Narrative (State):**  
*State funds will be used for activity delivery costs. The City of Aurora Community Development Division anticipates 265 hours of activity delivery throughout this project at an average estimated rate of \$75/hr.*

**Other Cost Narrative (Non-State) i.e. "Match" or "Other Funding"**  
*No "other" non-state costs are included in this application.*

**Section C - Budget Worksheet & Narrative**

**15A. Acquisition**

Costs directly related to the service or activity of the program that is an integral line item for budgetary purposes. To use this budgetary line item, an applicant must have Program approval. (Please cite reference per statute for unique costs directly related to the service or activity of the program).

Description	Quantity	Basis	Cost	Length of time	Total Cost
<i>N/A</i>					\$ -
					\$ -
					\$ -
					\$ -
				<b>State Total</b>	\$ -
<i>N/A</i>					\$ -
					\$ -
					\$ -
					\$ -
				<b>NON-State Total</b>	\$ -
				<b>Total Acquisition</b>	\$ -

**Acquisition Narrative (State):**  
*No acquisition costs are included in this project.*

**Acquisition Narrative (Non-State) i.e. Match or Other Funding**  
*No acquisition costs are included in this project.*

## Section C - Budget Worksheet & Narrative

City of Aurora

**Budget Narrative Summary**--When you have completed the budget worksheet, transfer the totals for each category to the spaces below to the uniform template provided (SECTION A & B). Verify the total costs and the total project costs. Indicate the amount of State requested funds and the amount of non-State funds that will support the project.

<i><b>Budget Category</b></i>	<i><b>State</b></i>	<i><b>NON-State</b></i>	<i><b>Total</b></i>
<i><b>6. Contractual Services</b></i>	\$ 1,743,000.00	\$ -	\$ 1,743,000.00
<i><b>8. Construction</b></i>	\$ -	\$ -	-
<i><b>14. Other or Misc. Costs</b></i>	\$ 19,875.00	\$ -	\$ 19,875.00
<i><b>15A.Acquisition</b></i>	\$ -	\$ -	-
 <i><b>State Request</b></i>	 \$ 1,762,875.00		
<i><b>Non-State Amount</b></i>		\$ -	
<b>TOTAL PROJECT COSTS</b>		<b>\$</b>	<b>1,762,875.00</b>

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<b>Agency Approval</b>	<b>STATE OF ILLINOIS UNIFORM GRANT BUDGET TEMPLATE</b>	<b>AGENCY: Commerce &amp; Economic Opportunity</b>
<b>Organization Name: City of Aurora</b>	<b>CSFA Description: CDBG-CV Urban Shelter</b>	<b>NOFO # 3351-2722</b>
<b>CSFA # 420-75-3351</b>	<b>UEI #PF9JKKM3EPB5</b>	<b>Fiscal Year: FY24</b>
Grant Number	0	

Grantees should not need to type anything on this sheet

Final Budget Amount Approved  
\$ 1,762,875.00

Program Approval Signature      Date

Fiscal & Administrative Approval  
Signature      Date

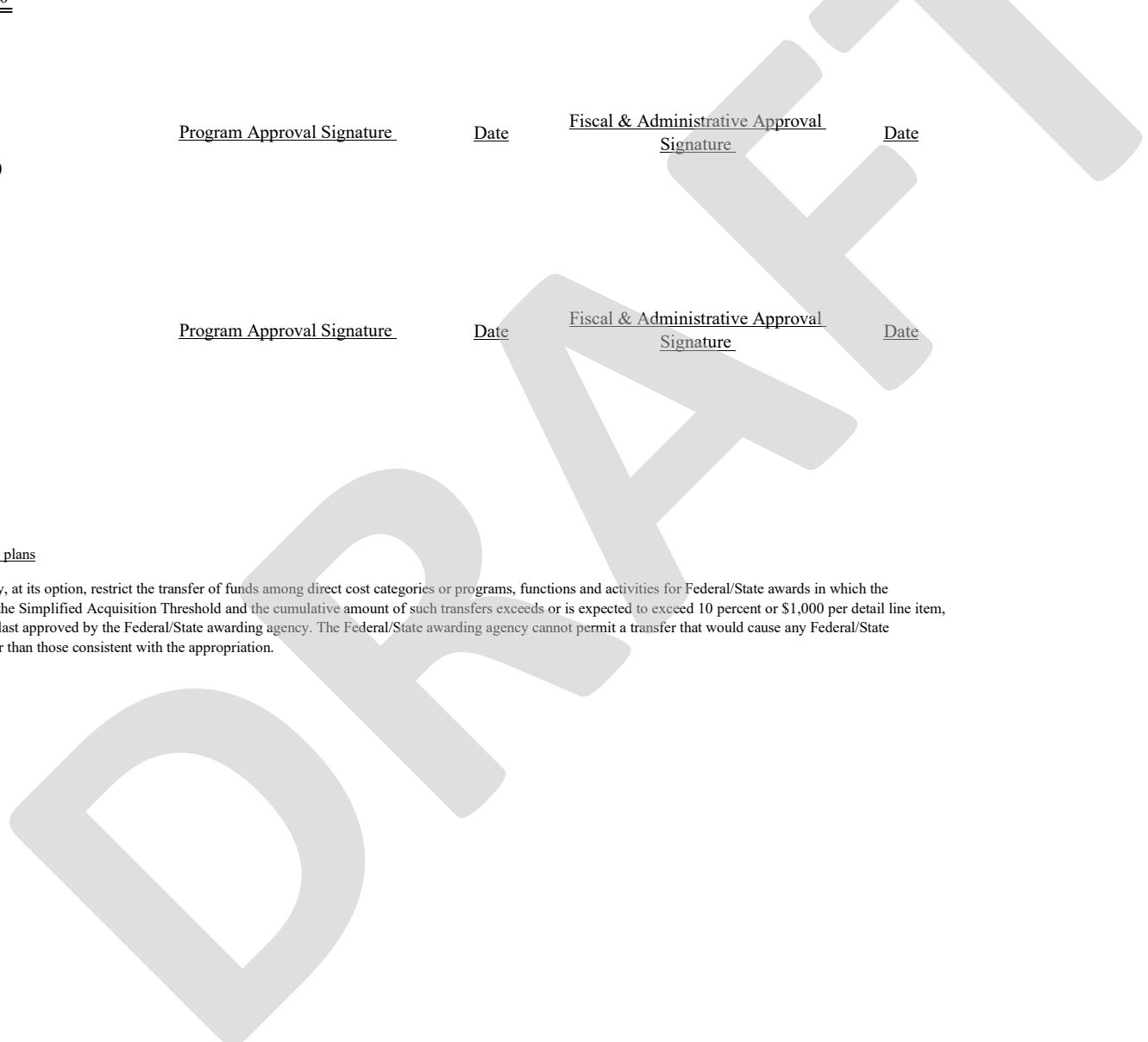
Budget Revision Approved

Program Approval Signature      Date

Fiscal & Administrative Approval  
Signature      Date

§200.308 Revision of budget and program plans

(e) The Federal/State awarding agency may, at its option, restrict the transfer of funds among direct cost categories or programs, functions and activities for Federal/State awards in which the Federal/State share of the project exceeds the Simplified Acquisition Threshold and the cumulative amount of such transfers exceeds or is expected to exceed 10 percent or \$1,000 per detail line item, whichever is greater of the total budget as last approved by the Federal/State awarding agency. The Federal/State awarding agency cannot permit a transfer that would cause any Federal/State appropriation to be used for purposes other than those consistent with the appropriation.



# State of Illinois -- Uniform Budget Template -- General Instructions

This form is used to apply to individual State of Illinois discretionary grant programs. Applicants should submit budgets based upon the total estimated costs for the project including all funding sources. Pay attention to applicable program specific instructions, if attached. The applicant organization should refer to 2 CFR 200, "Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards" cited within these instructions.

**You must consult with your Business Office prior to submitting this form for any award restrictions, limitations or requirements when filling out the narrative and Uniform Budget Template.**

## **Section A – Budget Summary**

### STATE OF ILLINOIS FUNDS

All applicants must complete Section A and provide a break-down by the applicable budget categories shown in lines 1-17. **Please read all instructions before completing form.**

### STATE OF ILLINOIS GRANT FUNDS

Provide a total requested State of Illinois Grant amount for each year in the Revenue portion of Section A. The amount entered in Line (a) will equal the total amount budgeted on Line 18 of Section A.

### BUDGET SUMMARY – STATE OF ILLINOIS FUNDS

All applicants must complete Section A and provide a break-down by the applicable budget categories shown in lines 1-17.

Line 18: Show the total budget request for each fiscal year for which funding is requested.

*Please use detail worksheet and narrative section for further descriptions and explanations of budgetary line items*

**Section A (continued) Indirect Cost Information:** *(This information should be completed by the applicant's Business Office).* If the applicant is requesting reimbursement for indirect costs on line 17, the applicant's Business Office must select one of the options listed on the Indirect Cost Information page under Section-A Indirect Cost Information (1-4).

Option (1): The applicant has a Negotiated Indirect Cost Rate Agreement (NICRA) that was approved by the Federal government. A copy of this agreement must be provided to the State of Illinois' Indirect Cost Unit for review and documentation. This NICRA will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations. *If this option is selected by the applicant, basic information is required for completion of this section. See bottom of "Section-A Indirect Cost Information"*

**NOTE: The applicant may not have a Federally Negotiated Indirect Cost Rate Agreement. Therefore, in order for the applicant to be reimbursed for Indirect Costs from the State of Illinois, the applicant must either:**

- A) Negotiate an Indirect Cost Rate with the State of Illinois' Indirect Cost Unit with guidance from our State Cognizant Agency on an annual basis.**
- B) Elect to use the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois Awards.**
- C) Use a Restricted Rate designated by programmatic statutory policy. (See Notice of Funding Opportunity for Restricted Rate Programs)**

Option (2a): The applicant currently has a Negotiated Indirect Cost Rate Agreement with the State of Illinois that will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations. The applicant is required to submit a new Indirect Cost Rate Proposal to the Indirect Cost Unit within six (6) months after the close of each fiscal year (2 CFR 200 Appendix IV (C)(2)(c). **Note**: *If this option is selected by the applicant, basic information is required for completion of this section. See bottom of “Section-A Indirect Cost Information”*

OR

Option (2b): The applicant currently does not have a Negotiated Indirect Cost Rate Agreement with the State of Illinois. The applicant must submit its initial Indirect Cost Rate Proposal (ICRP) immediately after the applicant is advised that the State award will be made and, in no event, later than three (3) months after the effective date of the State award (2 CFR 200 Appendix IV (C)(2)(b). The initial ICRP will be sent to the State of Illinois’ Indirect Cost Unit. **Note**: *The applicant should check with the State of Illinois awarding Agency for information regarding reimbursement of indirect costs while its proposal is being negotiated*

Option (3): The applicant elects to charge the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois awards (2 CFR 200.414 (c)(4)(f) & (200.68). **Note**: *The applicant must be eligible, see 2 CFR 200.414 (f), and submit documentation on the calculation of MTDC within your Budget Narrative under Indirect Costs. Note the applicant may only use the 10 percent de minimis rate if the applicant does not have an Approved Indirect Cost Rate Agreement. The applicant may not use the de minimis rate if it is a Local government, or if your grant is funded under a training rate or restricted rate program.*

Option (4): If you are applying for a grant under a Restricted Rate Program, indicate whether you are using a restricted indirect cost rate that is included on your approved Indirect Cost Rate Agreement, or whether you are using a restricted indirect cost rate that complies with statutory or programmatic policies. **Note**: *See Notice of State Award for Restricted Rate Programs*

## **Section B - Budget Summary**

### **NON-STATE OF ILLINOIS FUNDS**

NON-STATE OF ILLINOIS FUNDS: If the applicant is required to provide or volunteers to provide cost-sharing or matching funds or other non-State of Illinois resources to the project, the applicant must provide a revenue breakdown of all Non-State of Illinois funds in lines (b)-(d). the total of “Non-State Funds” should equal the amount budgeted on Line 18 of Section B. If a match percentage is required, the amount should be entered in this section.

#### **BUDGET SUMMARY – NON STATE OF ILLINOIS FUNDS**

If the applicant is required to provide or volunteers to provide cost-sharing or matching funds or other non-State of Illinois resources to the project, these costs should be shown for each applicable budget category on lines 1-17 of Section B.

Lines 1-17: For each project year, for which matching funds or other contributions are provided, show the total contribution for each applicable budget category.

Line 18: Show the total matching or other contribution for each fiscal year.

***Please see detail worksheet and narrative section for further descriptions and explanations of budgetary line items***

# Section C - Budget Worksheet & Narrative

[Attach separate sheet(s)]

Pay attention to applicable program specific instructions, if attached.

All applicants are required to submit a budget narrative along with Section A and Section B. The budget narrative is sometimes referred to as the budget justification. The narrative serves two purposes: it explains how the costs were estimated and it justifies the need for the cost. The narrative may include tables for clarification purposes. The State of Illinois recommends using the State of Illinois Uniform Budget Template worksheet and narrative guide provided.

1. Provide an itemized budget breakdown, and justification by project year, for each budget category listed in Sections A and B.
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  - a. The specific costs or contributions by budget category;
  - b. The source of the costs or contributions; and
  - c. In the case of third-party in-kind contributions, a description of how the value was determined for the donated or contributed goods or services.

[Please review cost sharing and matching regulations found in 2 CFR 200.306.]

3. If applicable to this program, provide the rate and base on which fringe benefits are calculated.
4. If the applicant is requesting reimbursement for indirect costs on line 17, this information should be completed by the applicant's Business Office. Specify the estimated amount of the base to which the indirect cost rate is applied and the total indirect expense. Depending on the grant program to which the applicant is applying and/or the applicant's approved Indirect Cost Rate Agreement, some direct cost budget categories in the applicant's grant application budget may not be included in the base and multiplied by your indirect cost rate. Please indicate which costs are included and which costs are excluded from the base to which the indirect cost rate is applied.
5. Provide other explanations or comments you deem necessary.

Keep in mind the following—

Although the degree of specificity of any budget will vary depending on the nature of the project and State of Illinois agency requirements, a complete, well-thought-out budget serves to reinforce your credibility and increase the likelihood of your proposal being funded.

- A well-prepared budget should be reasonable and demonstrate that the funds being asked for will be used wisely.
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Your budget should justify all expenses and be consistent with the program narrative:

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- If new staff is being hired, additional space and equipment are considered, as necessary.
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§200.308 Revision of budget and program plans

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STATE OF ILLINOIS		UNIFORM GRANT BUDGET TEMPLATE			Commerce & Economic Opportunity	
Organization Name:	City of Aurora	UEI#	PF9JKKM3EPB5	NOFO #	3351-2722	
CSFA Number:	420-75-3351	CSFA Description:	CDBG-CV Urban Shelter	Fiscal Year:	FY24	
<b>SECTION A -- STATE OF ILLINOIS FUNDS</b>				Grant #		
<b>Revenues</b>				<b>TOTAL REVENUE</b>		
(a). State of Illinois Grant Amount Requested				\$	1,762,875.00	
<b>BUDGET SUMMARY STATE OF ILLINOIS FUNDS</b>						
Budget Expenditure Categories		OMB Uniform Guidance Federal Awards Reference 2 CFR 200		TOTAL EXPENDITURES		
6. Contractual Services & Subawards		<i>200.318 &amp; 200.92</i>		\$	-	
8. Construction				\$	1,743,000.00	
14. Miscellaneous Costs				\$	19,875.00	
15A. Acquisition				\$	-	
16. Total Direct Costs (lines 1-15)		<i>200.413</i>		\$	1,762,875.00	
<b>18. Total Costs State Grant Funds (16 &amp;17)</b>				\$	1,762,875.00	

DRAFT

**SECTION - A (continued) Indirect Cost Rate Information**

If your organization is requesting reimbursement for indirect costs on line 17 of the Budget Summary, please select one of the following options.

1)  Our Organization receives direct Federal funding and currently has a Negotiated Indirect Cost Rate Agreement (NICRA) with our Federal Cognizant Agency. A copy of this agreement will be provided to the State of Illinois' Indirect Cost Unit for review and documentation before reimbursement is allowed. This NICRA will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations.

*NOTE: (If this option is selected, please provide basic Negotiated Indirect Cost Rate Agreement information in area designated below)*

**Your Organization may not have a Federally Negotiated Indirect Cost Rate Agreement. Therefore, in order for your Organization to be reimbursed for Indirect Costs from the State of Illinois, your Organization must either:**

- A. Negotiate an Indirect Cost Rate with the State of Illinois' Indirect Cost Unit with guidance from your State Cognizant Agency on an annual basis.
- B. Elect to use the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois Awards.
- C. Use a Restricted Rate designated by programmatic or statutory policy. (See Notice of Funding Opportunity for Restricted Rate Programs)

2a)  Our Organization currently has a Negotiated Indirect Cost Rate Agreement with the State of Illinois that will be accepted by all State of Illinois Agencies up to any statutory, rule-based or programmatic restrictions or limitations. Our Organization is required to submit a new Indirect Cost Rate Proposal to the Indirect Cost Unit within six (6) months after the close of each fiscal year (2 CFR 200 Appendix IV (C)(2)(c)).

*NOTE: (If this option is selected, please provide basic Indirect Cost Rate information in area designated below)*

2b)  Our Organization currently does not have a Negotiated Indirect Cost Rate Agreement with the State of Illinois. Our Organization will submit our initial Indirect Cost Rate Proposal (ICRP) immediately after our Organization is advised that the State award will be made and, in no event, later than three (3) months after the effective date of the State award (2 CFR 200 Appendix IV (C)(2)(b)). The initial ICRP will be sent to the State of Illinois' Indirect Cost Unit.

*NOTE: (Check with your State of Illinois Agency for information regarding reimbursement of indirect costs while your proposal is being negotiated)*

3)  Our Organization has never received a Negotiated Indirect Cost Rate Agreement from either the Federal government or the State of Illinois and elects to charge the de minimis rate of 10% modified total direct cost (MTDC) which may be used indefinitely on State of Illinois awards (2 CFR 200.414 (c)(4)(f) & (200.68)).

*NOTE: (Your Organization must be eligible, see 2 CFR 200.414 (f), and submit documentation on the calculation of MTDC within your Budget Narrative under Indirect Costs)*

4)  For Restricted Rate Programs (check one) -- Our Organization is using a restricted indirect cost rate that:

\_\_\_\_\_ Is included as a "Special Indirect Cost Rate" in our NICRA (2 CFR 200Appendix IV (5) Or;

\_\_\_\_\_ Complies with other statutory policies (please specify):

The Restricted Indirect Cost Rate is \_\_\_\_\_ %

5)  No reimbursement of Indirect Cost is being requested. (Please consult your program office regarding possible match requirements)

**Basic Negotiated Indirect Cost Rate Agreement information if Option (1) or (2a) is selected**

Period Covered by the NICRA: From: \_\_\_\_\_ To: \_\_\_\_\_ (mm/dd/yyyy)

Approving Federal/State agency (please specify): \_\_\_\_\_

The Indirect Cost Rate is: \_\_\_\_\_ % The Distribution Base is: \_\_\_\_\_

STATE OF ILLINOIS	UNIFORM GRANT BUDGET TEMPLATE	Commerce & Economic Opportunity
Organization Name: City of Aurora	NOFO # 3351-2722	Fiscal Year FY24
<b>SECTION B -- NON STATE OF ILLINOIS FUNDS</b>		Grant Number:
Revenues		TOTAL REVENUE
Grantee Match Requirement _____ % (Agency to populate)		
(b). -Cash		\$ -
(c). -Non-cash		\$ -
(d). Other Funding & Contributions		\$ -
<b><u>NON-STATE Funds Total</u></b>		\$ -
<b>BUDGET SUMMARY NON-STATE OF ILLINOIS FUNDS</b>		
<b>Budget Expenditure Categories</b>	<b>OMB Uniform Guidance Federal Awards Reference 2 CFR 200</b>	<b>TOTAL EXPENDITURES</b>
6. Contractual Services & Subawards	200.318 & 200.92	\$ -
8. Construction		\$ -
14. Miscellaneous Costs		\$ -
15A.Acquisition		\$ -
16. Total Direct Costs (lines 1-15)	200.413	\$ -
<b>18. Total Costs NON -State Grant Funds (16 &amp;17)</b>		\$ -

<b>CERTIFICATION</b>	<b>STATE OF ILLINOIS UNIFORM GRANT BUDGET TEMPLATE</b>	<b>AGENCY: Commerce &amp; Economic Opportunity</b>
<b>Organization Name: City of Aurora</b>	<b>CSFA Description: CDBG-CV Urban Shelter</b>	<b>NOFO # 3351-2722</b>
<b>CSFA #: 420-75-3351</b>	<b>UEI # PF9JKKM3EPB5</b>	<b>Fiscal Year(s): FY24</b>

(2 CFR 200.415)

“By signing this report, I certify to the best of my knowledge and belief that the report is true, complete, and accurate and that any false, fictitious, or fraudulent information or the omission of any material fact, could result in the immediate termination of my grant award(s).

City of Aurora, Illinois  
 \_\_\_\_\_  
 Institution/Organization

City of Aurora, Illinois  
 \_\_\_\_\_  
 Institution/Organization

\_\_\_\_\_  
 Signature

\_\_\_\_\_  
 Signature

Christopher Minick  
 \_\_\_\_\_  
 Name of Official

Richard C. Irvin  
 \_\_\_\_\_  
 Name of Official

Chief Financial Officer/Treasurer  
 \_\_\_\_\_  
 Title  
 Chief Financial Officer (or equivalent)

Mayor  
 \_\_\_\_\_  
 Title  
 Executive Director (or equivalent)

\_\_\_\_\_  
 Date of Execution

\_\_\_\_\_  
 Date of Execution

**Note: The State awarding agency may change required signers based on the grantee’s organizational structure. The required signers must have the authority to enter into contractual agreements on behalf of the organization.**

## Section C - Budget Worksheet & Narrative

City of Aurora

**6). Contractual Services (2 CFR 200.318) & Subawards (200.92)** -- Provide a description of the product or service to be procured by contract and an estimate of the cost. Applicants are encouraged to promote free and open competition in awarding contracts. A separate justification must be provided for sole contracts in excess of \$150,000 (See 2 CFR 200.88).  
 NOTE : this budget category may include **subawards**. Provide separate budgets for each subaward or contract, regardless of the dollar value and indicate the basis for the cost estimates in the narrative. Describe products or services to be obtained and indicate the applicability or necessity of each to the project.

*Please also note the differences between subaward, contract, and contractor (vendor):*

- 1) Subaward (200.92) means an award provided by a pass-through entity to a subrecipient for the subrecipient to carry out part of a Federal/State award, including a portion of the scope of work or objectives. It does not include payments to a contractor or payments to an individual that is a beneficiary of a Federal/State program.
- 2) Contract (200.22) means a legal instrument by which a non-Federal entity purchases property or services needed to carry out the project or program under a Federal award. The term as used in this part does not include a legal instrument, even if the non-Federal entity considers it a contract, when the substance of the transaction meets the definition of a Federal award or subaward.
- 3) "Vendor" or "Contractor" is generally a dealer, distributor or other seller that provides supplies, expendable materials, or data processing services in support of the project activities.

Item	Contractual Services Cost
N/A	\$ - \$ - \$ - <hr style="width: 100%;"/> <b>State Total</b> \$ -
N/A	\$ - \$ - \$ - \$ - <hr style="width: 100%;"/> <b>NON-State Total</b> \$ -  <b>Total Contractual Services</b> \$ -

**Contractual Services Narrative (State):**  
*No contractual services are included in the subaward budget.*

**Contractual Services Narrative (Non-State) i.e. "Match" or "Other Funding"**  
*No non-state funds are included for contractual services or subawards in this project.*

## Section C - Budget Worksheet & Narrative

City of Aurora

**8). Construction**-- Provide a description of the construction project and an estimate of the costs. As a rule, construction costs are not allowable unless with prior written approval. In some cases, minor repairs or renovations may be allowable. Consult with the program office before budgeting funds in this category. Estimated construction costs must be supported by documentation including drawings and estimates, formal bids, etc. As with all other costs, follow the specific requirements of the program, the terms and conditions of the award, and applicable regulations.

Purpose	Description of Work	Construction Cost
<i>Demolition</i>	<i>Demolish existing internal structures, including asbestos abatement</i>	\$ 165,000.00
<i>General Carpentry</i>	<i>Install walls, doors, windows, ceiling, millwork, finishes, and vertical platform lift. Enclose outdoor play area and level floors throughout interior.</i>	\$ 690,000.00
<i>Mechanical/HVAC</i>	<i>Upgrade RTU and ductwork. Install exhaust fans in new restrooms.</i>	\$ 135,000.00
<i>Electrical</i>	<i>Install wiring, outlets, fixtures, wifi, and security system.</i>	\$ 230,000.00
<i>Plumbing</i>	<i>Install supply, waste, vents, fixtures, and water heater. Connect to existing water and sewer service.</i>	\$ 210,000.00
<i>Fire Protection</i>	<i>Install fire alarm and sprinklers per code.</i>	\$ 50,000.00
<i>Construction Management</i>	<i>Construction management (non-engineering costs), utilities, and general conditions.</i>	\$ 263,000.00
		\$ -
		\$ -
	<b>State Total</b>	<b>\$ 1,743,000.00</b>
<i>N/A</i>		\$ -
		\$ -
		\$ -
		\$ -
	<b>NON-State Total</b>	<b>\$ -</b>
	<b>Total Construction</b>	<b>\$ 1,743,000.00</b>

**Construction Narrative (State):**  
*Construction costs paid with state funds include: demolition, general carpentry, mechanical, electrical, plumbing, fire protection, and construction management as itemized in the attached architect's estimate.*

**Construction Narrative (Non-State) i.e. "Match" or "Other Funding"**  
*No non-state funds will be used for construction costs in this budget.*

## Section C - Budget Worksheet & Narrative

**14). Other or Miscellaneous Costs** --This category contains items not included in the previous categories. List items by type of material or nature of expense, break down costs by quantity and cost per unit if applicable, state the necessity of other costs for successful completion of the project and exclude unallowable costs (e.g.. Printing, Memberships & subscriptions, recruiting costs, etc.)

Description	Quantity	Basis	Cost	Length of time	Other or Miscellaneous Cost
<i>Activity Delivery Costs</i>	<i>1</i>	<i>hourly rate</i>	\$ 75.00	265	\$ 19,875.00
					\$ -
					\$ -
					\$ -
				<b>State Total</b>	<b>\$ 19,875.00</b>
<i>N/A</i>					\$ -
					\$ -
					\$ -
				<b>NON-State Total</b>	<b>\$ -</b>
				<b>Total Other Costs</b>	<b>\$ 19,875.00</b>

**Other Costs Narrative (State):**  
*State funds will be used for activity delivery costs. The City of Aurora Community Development Division anticipates 265 hours of activity delivery throughout this project at an average estimated rate of \$75/hr.*

**Other Cost Narrative (Non-State) i.e. "Match" or "Other Funding"**  
*No "other" non-state costs are included in this application.*

**Section C - Budget Worksheet & Narrative**

**15A. Acquisition**

Costs directly related to the service or activity of the program that is an integral line item for budgetary purposes. To use this budgetary line item, an applicant must have Program approval. (Please cite reference per statute for unique costs directly related to the service or activity of the program).

Description	Quantity	Basis	Cost	Length of time	Total Cost
<i>N/A</i>					\$ -
					\$ -
					\$ -
					\$ -
				<b>State Total</b>	\$ -
<i>N/A</i>					\$ -
					\$ -
					\$ -
					\$ -
				<b>NON-State Total</b>	\$ -
				<b>Total Acquisition</b>	\$ -

**Acquisition Narrative (State):**  
*No acquisition costs are included in this project.*

**Acquisition Narrative (Non-State) i.e. Match or Other Funding**  
*No acquisition costs are included in this project.*



## Section C - Budget Worksheet & Narrative

City of Aurora

**Budget Narrative Summary**--When you have completed the budget worksheet, transfer the totals for each category to the spaces below to the uniform template provided (SECTION A & B). Verify the total costs and the total project costs. Indicate the amount of State requested funds and the amount of non-State funds that will support the project.

<i>Budget Category</i>	<i>State</i>	<i>NON-State</i>	<i>Total</i>
<i>6. Contractual Services</i>	\$ -	\$ -	\$ -
<i>8. Construction</i>	\$ 1,743,000.00	\$ -	\$ 1,743,000.00
<i>14. Other or Misc. Costs</i>	\$ 19,875.00	\$ -	\$ 19,875.00
<i>15A.Acquisition</i>	\$ -	\$ -	\$ -
 <i>State Request</i>	 \$ 1,762,875.00		
<i>Non-State Amount</i>		\$ -	
<b><i>TOTAL PROJECT COSTS</i></b>		<b>\$</b>	<b>1,762,875.00</b>

DRAFT

<b>Agency Approval</b>	<b>STATE OF ILLINOIS UNIFORM GRANT BUDGET TEMPLATE</b>	<b>AGENCY: Commerce &amp; Economic Opportunity</b>
<b>Organization Name: City of Aurora</b>	<b>CSFA Description: CDBG-CV Urban Shelter</b>	<b>NOFO # 3351-2722</b>
<b>CSFA # 420-75-3351</b>	<b>UEI #PF9JKKM3EPB5</b>	<b>Fiscal Year: FY24</b>
Grant Number	0	

Grantees should not need to type anything on this sheet

Final Budget Amount Approved  
\$ 1,762,875.00

Program Approval Signature      Date

Fiscal & Administrative Approval  
Signature      Date

Budget Revision Approved

Program Approval Signature      Date

Fiscal & Administrative Approval  
Signature      Date

§200.308 Revision of budget and program plans

(e) The Federal/State awarding agency may, at its option, restrict the transfer of funds among direct cost categories or programs, functions and activities for Federal/State awards in which the Federal/State share of the project exceeds the Simplified Acquisition Threshold and the cumulative amount of such transfers exceeds or is expected to exceed 10 percent or \$1,000 per detail line item, whichever is greater of the total budget as last approved by the Federal/State awarding agency. The Federal/State awarding agency cannot permit a transfer that would cause any Federal/State appropriation to be used for purposes other than those consistent with the appropriation.

## MINORITY BENEFIT/AFFIRMATIVE HOUSING STATEMENT

<p>a. What is the percentage of the minority group(s) population residing in the Census Block geography (i.e. community wide or census tract block group(s)).  <i>Data on this form refers to the geography of the City of Aurora, IL.</i>                  Identify the characteristics of the population of the project area by specific ethnic group. This information may be obtained from the most recent Census Data for the “applicant community.” If submitting an “on behalf of” application for a project in an unincorporated area, use Census Data for the project’s County.</p>	66.7 %
--	--------

Racial Group	Total Persons	# of Hispanic / Latino Ethnicity
White	87,853	27,530
Black/African American	19,343	609
Asian	19,496	132
American Indian/Alaskan Native	1,941	1,790
Native Hawaiian/Other Pacific Islander	213	11
American Indian/Alaskan Native and White	644	
Asian and White	1,665	
Black/African American and White	2,299	
American Indian/Alaskan Native and Black/African American	177	
Other Individuals Reporting more than One Race	25,252	24,729
<i>Some Other Race (added row per City of Aurora census data)</i>	22,522	
# of Female Headed Households	9,154	3,920

<p>With the <u>exception</u> of "Female Heads of Households", the above numbers should equal the total number of persons to benefit from the project service area.</p>	181,405
--	---------

<p>b. What is the goal for the percentage of CDBG-CV funded contracts to be awarded to minority contractors?</p>	10 %
--	------

c. If the percentage goal in *b* is substantially less than the percentage of minorities residing in the community, please explain

As part of a larger effort to increase the city’s utilization of WMBE vendors, the City of Aurora conducted a disparity study in 2022. This study estimated that 15.57% of construction contractors in the Aurora area are minority-owned and that, historically, the city has awarded less than 1% of both prime and subcontracts to minority-owned businesses. The 10% goal listed here represents a significant increase over past practice while maintaining a realistic outlook for contracting on the project. We do not have access to ownership data for specific contractor types to more accurately assess the availability of minority contractors specific to the project, and all procurement for this project will be subject to the strict competitive procurement requirements for CDBG projects which dictate that bids must be awarded to the lowest bidder that meets the minimum bid requirements.

NOTE: This form is utilized to establish the Minority Business Enterprise (MBE) goal for contracting.

Signature of Chief Official: \_\_\_\_\_

Date \_\_\_\_\_

# COUNTY OF KANE

Anita Lewis  
Kane County Government Center

Kane County Board Member  
District #3 Geneva, IL 60134



719 South Batavia Avenue

P: (630) 444-1203 F: (630) 232-9188  
alewis@kanecoboard.org www.countyo.ane.org

To Whom It May Concern:

I am writing in support of the City of Aurora and Hesed House's application for funding to complete their Family Shelter Expansion Project.

Hesed House is a pillar of our community, serving our most vulnerable neighbors for over 40 years. I have witnessed that service first-hand as a long-time volunteer and supporter of this wonderful organization.

One of Hesed House's greatest attributes is its ability to evolve and adapt to the ever-changing needs of the men, women, and children experiencing homelessness whom they serve. It is that flexibility and dedication to meeting the needs of its guests that has made Hesed House a national model for ending homelessness.

The project which Hesed House is undertaking is another example of a necessary shift. By temporarily finding ways to serve men, women, and children well above their on-site legal capacity through the use of off-site hotels, Hesed House found a way to not only keep their most vulnerable guests safely sheltered, but also connected to vital connective services to end homelessness. The increase in engagement has led to record-high numbers of families ending their homelessness. We would be doing a disservice to our most vulnerable men, women, and children, as well as our community in general, by not helping Hesed House continue providing their life-changing work.

Hesed House provides a vital service to our community. The men, women, and children they serve are residents and our neighbors. I implore you to provide funding to Hesed House's project and thank you for your consideration in this matter.

Thank you,

Anita Lewis  
District 3 Board Member  
Kane County Board  
630-444-1203  
alewis@kanecoboard.org

**DISTRICT OFFICE:**  
1 E. BENTON ST., SUITE 101  
AURORA, ILLINOIS 60505  
(630) 270-1848



**CAPITOL OFFICE:**  
519-C STRATTON BUILDING  
SPRINGFIELD, ILLINOIS 62706  
(217) 558-1002

STATE REPRESENTATIVE  
50th DISTRICT  
**BARBARA HERNANDEZ**

To Whom It May Concern:

Please accept this letter as my support of the City of Aurora and Hesed House's request for funding to complete the renovation and expansion of their Family Shelter.

As an Illinois State Representative representing Hesed House, I am fully aware of the incredible impact Hesed House has on our community. I have witnessed said impact first-hand many times visiting and volunteering there. I continue to be in awe of the absolutely critical services they provide to our most vulnerable neighbors.

Throughout the COVID-19 pandemic, Hesed House adapted their operations countless times to continue to provide the highest level of service possible while ensuring the safety of their guests. They continue to adapt each and every day to meet the demand of family homelessness.

Unfortunately, for as innovative as Hesed House has been in meeting the overwhelming demand, their current set up of utilizing off-site hotels is not sustainable. This method costs Hesed House three quarters of a million dollars annually.

What is sustainable, however, is the impact of their shelter, case management, and connective services. In a recent month, Hesed House directly helped end the homelessness of over 30 households.

The way to make those gains sustainable and ensure all families in need have access to safe, stable shelter and dedicated, collaborative, and innovative homeless services is to fund this Family Shelter expansion project.

By allocating funding for this project at Hesed House, you will be helping our community take a critical step towards ending homelessness. When Hesed House succeeds, our community succeeds – I ask that you please support Hesed House in its time of need!

Thank you,

A handwritten signature in black ink that reads "Barbara Hernandez".

Barbara Hernandez, MPA  
Illinois State Representative, 50<sup>th</sup> District

March 25, 2024



**Northern Illinois  
University**

College of Law  
Health Advocacy Clinic at Hesed House  
659 South River Steet  
Aurora, Illinois 60506  
630-229-0752  
Fax 630-486-1961

To Whom It May Concern:

Please accept this letter of support regarding the City of Aurora and Hesed House's application for funding to complete the expansion of their Family Shelter space to increase on-site Family Shelter capacity.

As a lawyer and the Director of the Northern Illinois University's Health Advocacy Clinic located in Hesed House's Comprehensive Resource Center (CRC), I have been fortunate enough to witness and contribute the incredible work of Hesed House for more than a decade.

I continue to be amazed at the growing number of families in-need of shelter and homeless services currently. I am even more amazed at Hesed House's dedication and flexibility to serving more families than ever before. What sets Hesed House apart from others is their ability to pivot and scale services to meet seemingly impossible demands. This translates to incredible and life-saving outcomes like nearly 30 families being housed in just over a month recently.

Hesed House continues to operate as a true low-threshold shelter, seeking out and serving the most vulnerable men, women, and children in our area. In order for Hesed House to continue to move towards achieving their vision of ending homelessness, they need help.

They need space so no family will ever need to be turned away due to capacity limitations. They need this project.

The guests of Hesed House need and want help. Hesed House and the service providers within the CRC desperately want to provide the help. This project will allow that to happen.

Hesed House cannot make this project happen alone.

On behalf of Hesed House, its guests, and our entire community, I ask that you make Hesed House a recipient of funding to make this project possible.

Thank you,

A handwritten signature in black ink, appearing to read 'Colleen Boraca', with the initials 'AS' written to the right.

Colleen Boraca  
Clinical Associate Professor  
Director of Health Advocacy Clinic  
Northern Illinois University College of Law  
(P): 630-229-0752  
cboraca@niu.edu

To Whom It May Concern:

I am writing in support of the City of Aurora and Hesed House's application for funding to complete their Family Shelter Expansion Project.

Hesed House has been a long-time partner and ally in serving vulnerable individuals and families in the greater Fox Valley area. Through our mutual referral system as well as placing dedicated counselors from the Association for Individual Development in Hesed House's Comprehensive Resource Center, we have together helped countless individuals and families overcome barriers of homelessness and ultimately move on to independent, safe, and stable housing.

Not only does this project mean that Hesed House will not have to turn away highly vulnerable families due to capacity issues, it also means that more families in-need will have greater access to critical on-site services.

Increased engagement in these vital services shortens lengths of homelessness for families and lessens what can be an incredible amount of trauma experienced by multiple generations within even a single family. It also brings relief, safety, and comfort at a time when it is needed most.

For betterment of our community and our most vulnerable men, women, and children, I ask that you please select Hesed House as a recipient of funding for this absolutely critical project.

Thank you for your consideration.

Thank you,



Lore Baker

President & CEO

The Association for Individual Development

309 New Indian Trail Court

Aurora, IL 60506

LBaker@AIDcares.org

# Kane County Sheriff's Office



37W755 IL Rt 38 • St Charles, IL 60175  
Tel: (630) 232-6840 • Fax: (630) 513-6984  
www.KaneSheriff.com

Ron Hain, Sheriff

Amy Johnson, Undersheriff

March 25, 2024

To Whom It May Concern:

I understand the City of Aurora and Hesed House have submitted a funding request to complete their Family Shelter expansion project. Please accept this letter as my support of that request.

My office and I have witnessed and partnered in Hesed House's service to our area's most vulnerable men, women, and children before, during, and after the COVID-19 pandemic. Whether it was transporting guests from Hesed House to an off-site hotel to quell an outbreak in April 2020 or collaborating to provide on-site shelter resources like portable showers and restroom facilities, we have stood with Hesed House in their fight to never stop serving our neighbors in-need.

Of all the work Hesed House has done throughout their history, what stands out most to me is their unwavering dedication to ending their guests' homelessness. Realizing this goal is nearly impossible if families are forced to live on the streets, Hesed House pivoted operations to include off-site shelter and supportive services using local hotels.

Hesed House simply does not have the space to meet the growing demand of family homelessness. They also are limited by a finite amount of resources to utilize off-site hotels – these hotels currently cost Hesed House \$750,000 annually. I have no doubt that Hesed House can meet said growing demand and even begin to turn the tide in the battle to end family homelessness with increased shelter space and capacity.

I ask that you please select Hesed House as a recipient of funding to complete this project and continue to provide critical services to our community.

Thank you,

A handwritten signature in black ink, appearing to be "Ron Hain".

Ron Hain, Sheriff  
Office: 630-208-2000, HainRonald@kanecountyil.gov



**CONTINUUM OF CARE**  
**For Kane County**

June 5, 2024

Illinois Department of Commerce and Economic Opportunity  
607 East Adams  
Springfield, Illinois 62701

Re: Community Development Block Grant-Coronavirus Urban Shelter Program  
Funding Opportunity Number FY24-1

To Whom It May Concern:

On behalf of the Kane County Continuum of Care, I am pleased to provide this letter in support of the City of Aurora and Hesed House's application for funding to complete their Family Shelter Expansion Project.

Hesed House has served the Kane County Continuum of Care's (CoC) most vulnerable neighbors for over 40 years. Hesed House provides a multitude of services that are key to the success of the Kane County CoC.

One of Hesed House's greatest attributes is its ability to evolve and adapt to the ever-changing needs of the men, women, and children experiencing homelessness whom they serve. It is that flexibility and dedication to meeting the needs of its guests that has made Hesed House a national model for ending homelessness.

The project which Hesed House is undertaking is another example of a necessary shift. By temporarily finding ways to serve men, women, and children well above their on-site legal capacity through the use of off-site hotels, Hesed House found a way to not only keep their most vulnerable guests safely sheltered, but also connected to vital connective services to end homelessness. The increased engagement has resulted in record numbers of families overcoming homelessness. However, the temporary shelter service provided by Hesed is not sustainable as a long-term approach. We would be doing a disservice to our most vulnerable men, women, and children, as well as our community in general, by not helping Hesed House continue providing their life-changing work through the expansion of their Family Shelter.

Hesed House provides a vital service to our community. The men, women, and children they serve are residents and our neighbors. By allocating funding for this project at Hesed House, you will be helping our community take a critical step towards ending homelessness. When Hesed House succeeds, our community succeeds – the CoC kindly asks for your funding support for Hesed House in its time of need. Thank you for your consideration in this matter.

Sincerely,



Denise Momodu  
Chair, Kane County Continuum of Care

Sold To:  
CITY OF AURORA DEPT NEIGHBORHOOD - CU00410921  
44 E Downer Pl  
Aurora,IL 60505-3302

Bill To:  
CITY OF AURORA DEPT NEIGHBORHOOD - CU00410921  
44 E Downer Pl  
Aurora,IL 60505-3302

## Certificate of Publication:

Order Number: 7645004  
Purchase Order:

State of Illinois - Kane

**Chicago Tribune Media Group** does hereby certify that it is the publisher of the Aurora Beacon News. The Aurora Beacon News is a secular newspaper, has been continuously published daily for more than fifty (50) weeks prior to the first publication of the attached notice, is published in the City of Aurora, Township of Aurora, State of Illinois, is of general circulation throughout that county and surrounding area, and is a newspaper as defined by 715 IL CS 5/5.

This is to certify that a notice, a true copy of which is attached, was published 1 time(s) in the Aurora Beacon News, namely one time per week or on 1 successive weeks. The first publication of the notice was made in the newspaper, dated and published on 6/09/2024, and the last publication of the notice was made in the newspaper dated and published on 6/09/2024.

This notice was also placed on a statewide public notice website as required by 715 ILCS 5/2. 1.

PUBLICATION DATES: Jun 09, 2024.

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Aurora Beacon News

In witness, an authorized agent of The Chicago Tribune Media Group has signed this certificate executed in Chicago, Illinois on this

14th Day of June, 2024, by

**Chicago Tribune Media Group**



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Jeremy Gates

**PUBLIC NOTICE**

Notice is hereby given that on Tuesday, June 18, 2024 at 5:00 PM, in the 2<sup>nd</sup> floor City Council Chambers of City Hall, 44 E. Downer Place, Aurora, IL, a hearing will be held by the City of Aurora Committee of the Whole to provide the public with an opportunity to comment on the proposed submission of two grant applications to the Illinois Department of Commerce and Economic Opportunity for the Community Development Block Grant – Coronavirus Urban Shelter Program for the following projects:

- One grant application for an amount not to exceed \$2,000,000 in funding for the renovation of the facility at 659 S. River St., Aurora, IL, owned and operated by Hessed House, for the purposes of expanding capacity in their family shelter, and
- One grant application for an amount not to exceed \$2,000,000 in funding for the construction of a new shelter at 418 Oak Ave., Aurora, IL, owned and operated by Mutual Ground, for the purpose of expanding the capacity of their shelter for victims of domestic violence.

Upon advance request, the city will provide for translation services to meet the needs of non-English speaking residents. The city will also take whatever actions are appropriate to serve the needs of persons with disabilities. To arrange accommodations, contact the Community Development Division, 44 E. Downer Place, Aurora, IL 60507, (630) 256-3320, or [COACDD@aurora.il.us](mailto:COACDD@aurora.il.us).

Information about the two proposed projects will be available for public viewing and comment from 8 AM to 5 PM weekdays at City Hall, Community Services Department, 4<sup>th</sup> floor, 44 E. Downer Place, Aurora, IL beginning June 10, 2024, through June 21, 2024. Project information will also be available on the city's website at [www.aurora-il.org/1175/Community-Development](http://www.aurora-il.org/1175/Community-Development). Written comments may be submitted to the Community Services Department at 44 E. Downer Place, Aurora, IL 60507, c/o Julie Frankino, or emailed to [grants@aurora.il.us](mailto:grants@aurora.il.us). Written or verbal comments will also be accepted at the public hearing. Attendees will be required to sign in to record their attendance at the public hearing.

A resolution authorizing the submission of grant applications is scheduled for review and adoption at the City Council meeting on June 25, 2024, at 6:00 p.m., City Hall, Council Chambers, 2<sup>nd</sup> Floor, 44 E. Downer Place, Aurora, IL.

**LUNG CANCER WON'T QUIT, EVEN IF YOU DID.**

Thanks to a new scan, lung cancer can be detected early when it's more curable. If you smoked, get scanned.

Talk to your doctor or visit [SavedByTheScan.org](http://SavedByTheScan.org)

ad COUNCIL AMERICAN LUNG ASSOCIATION

**Lock In for the Long Term!**

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\$1000 minimum to open. Call for rates on shorter term CDs.

---

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**RATE GUARANTEED NOT TO GO DOWN FOR ALL OF 2024.**

\$100 minimum. No maximum.

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*We're not just your bank, we're your neighbor!*

<b>Aurora</b> 1 N Constitution Dr (Corner of Constitution Dr & Galena Blvd) (331) 684-1600	<b>Sugar Grove</b> 670 N Sugar Grove Pkwy (Corner of Rt 47 & Wheeler/Bliss Rd) (630) 466-3551	<b>Naperville</b> 1607 N. Aurora Road (1/2 block West of the Corner of Ogden Ave. and North Aurora Rd.) (630) 526-4400
---	--	---

Visit [1stsecurebank.com](http://1stsecurebank.com)

\*Annual Percentage Yield (APY) effective as of 06/06/24. APY and terms are subject to change at any time and without notice. Minimum balance to open and receive stated APY is \$1,000. Substantial penalty for early withdrawal. An early withdrawal penalty may reduce earnings. CDs will rollover at maturity to the then current rate, if not redeemed at maturity, as follows: the 23-month CD will rollover to a 24 month CD and the 33 month CD will rollover to a 36 month CD. Open to individuals and select business types (see a Banker for details). IRAs are eligible. \*\*Annual Percentage Yield (APY) effective as of 1/1/24. Minimum Balance to open is \$100.00. Fees may reduce earnings. Rate will not decrease through 12/31/24. After guaranteed date the rate will be a variable rate and is subject to change at any time and without notice.

**NORTHERN ILLINOIS FOOD BANK** **NEIGHBORS. EMPOWERED.**

**FUELING 7,000 KIDS DAILY**

Ready for summer?  
Maybe a road trip... some dazzling fireworks... or a visit to the ball park?

But if you're one of the **7,000 kids** who turn to Northern Illinois Food Bank each day for food, summer is no picnic.

**7,000!** That's a lot of kids who need food to thrive.

Go to [SolveHungerToday.org](http://SolveHungerToday.org) to learn how you can help solve summer hunger.

Scan the QR CODE to help solve Summer Hunger!

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## CERTIFICATIONS

On this (date) of (month), (year), the (title and name of the Chief Official) of (Applicant's name) hereby certifies to the Department of Commerce and Economic Opportunity in regard to an application and award of funds through the Community Development Block Grant – Coronavirus that:

1. It will comply with the National Environmental Policy Act (NEPA) with the submission of this application and it further certifies that no aspect of the project for assistance has or shall commence prior to the award of funds to the community and the receipt of an environmental clearance.
2. It will comply with the Interagency Wetland Policy Act of 1989 including the development of a plan to minimize adverse impacts on wetlands, or providing written evidence that the proposed project will not have an adverse impact on a wetland.
3. It will comply with the Illinois Endangered Species Protection Act and the Illinois Natural Area Preservation Act by completing the consultation process with the Endangered Species Consultation Program of the Illinois Department of Natural Resources, or providing written evidence that the proposed project is exempt.
4. It will identify and document all appropriate permits necessary to the proposed project, including, but not limited to: building, construction, zoning, subdivision, IEPA and IDOT.
5. No legal actions are underway or being contemplated that would significantly impact the capacity of the (Applicant's name) to effectively administer the program, and to fulfill the requirements of the CDBG-CV program.
6. It will coordinate with the County Soil and Water Conservation District regarding standards for surface and sub-surface (tile) drainage restoration and erosion control in the fulfillment of any project utilizing CDBG-CV funds and involving construction.
7. It is understood that the obligation of the State will cease immediately without penalty of further payment being required if in any fiscal year the Illinois General Assembly or federal funding source fails to appropriate or otherwise make available sufficient funds for this agreement.
8. It acknowledges the applicability of Davis-Bacon prevailing wage rate requirements to construction projects; a wage rate determination must be obtained prior to commencement of any construction or equipment installation; and, it shall discuss these requirements with the contractor.
9. It will comply with Section 3 of the Housing and Urban Development Act of 1968 to ensure that employment and other economic opportunities generated by certain HUD financial assistance shall, to the greatest extent feasible, and consistent with existing federal, state, and local laws and regulations, be directed to low and very low income persons and businesses.
10. It certifies that no occupied or vacant occupiable low-to-moderate income dwellings will be demolished or converted to a use other than low-to-moderate income housing as a direct result of activities assisted with funds provided under the Housing and Community Development Act of 1974, as amended.
11. It will conduct a Section 504 self-evaluation of its policies and practices to determine whether its employment opportunities and services are accessible to persons with disabilities.
12. It will comply with 2 CFR 200, 24 CFR 570, Part 85, and the Illinois' Grant Accountability and Transparency Act (GATA).
13. The area, in whole or in part, in which project activities will take place, **IS** or **IS NOT** (circle one) located in a floodplain.

**A FEMA Floodplain map is included in the application (as required) and is located on Page 41**

---

Signature of Chief Official	07/26/24
	Date

DRAFT

# Mandatory Disclosure

Award applicants and recipients of awards from the State of Illinois (collectively referred to herein as "Grantee") must disclose, in a timely manner and in writing to the State awarding agency, all violations of State or federal criminal law involving fraud, bribery, or gratuity violations potentially affecting the award. See 30 ILCS 708/40; 44 Ill. Admin. Code § 7000.40(b)(4); 2 CFR § 200.113. Failure to make the required disclosures may result in remedial action.

Are there any violations of State or federal criminal law involving fraud, bribery, or gratuity violations potentially affecting the awarding of a grant to your organization?  No  Yes

If there any violations of State or federal criminal law involving fraud, bribery, or gratuity violations potentially affecting the awarding of a grant to your organization, please describe them all here:

Grantee has a continuing duty to disclose to the Department of Commerce and Economic Opportunity (the "Department") all violations of criminal law involving fraud, bribery or gratuity violations potentially affecting this grant award.

By signing this document, below, as the duly authorized representative of the Grantee, I hereby certify that:

- All of the statements in this Mandatory Disclosure form are true, complete and accurate to the best of my knowledge. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil or administrative penalties. (U.S. Code, Title 18, Section 1001).
- There is no action, suit or proceeding at law or in equity pending, nor to the best of Grantee's knowledge, threatened, against or affecting the Grantee, before any court or before any governmental or administrative agency, which will have a material adverse effect on the performance required by the grant award.
- Grantee is not currently operating under or subject to any cease and desist order, or subject to any informal or formal regulatory action, and, to the best of the Grantee's knowledge, it is not currently the subject of any investigation by any state or federal regulatory, law enforcement or legal authority.
- If Grantee becomes the subject of an action, suit or proceeding at law or in equity that would have a material adverse effect on the performance required by an award, or an investigation by any state or federal regulatory, law enforcement or legal authority, Grantee shall promptly notify the Department in writing.

Grantee Organization (Company Name) City of Aurora, Illinois

\_\_\_\_\_  
Signature of Authorized Representative

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed Name (Authorized Signator Name)

420-75-3351

\_\_\_\_\_  
Printed Title (Authorized Signator Title)

CSFA Number

## Conflict of Interest Disclosure

Award applicants and recipients of awards from the State of Illinois (collectively referred to herein as "Grantee") must disclose in writing to the awarding State agency any actual or potential conflict of interest that could affect the State award for which the Grantee has applied or has received. See 30 ILCS 708/35; 44 Ill. Admin Code § 7000.40(b)(3); 2 CFR § 200.112. A conflict of interest exists if an organization's officers, directors, agents, employees and/or their spouses or immediate family members use their position(s) for a purpose that is, or gives the appearance of, being motivated by a desire for a personal gain, financial or nonfinancial, whether direct or indirect, for themselves or others, particularly those with whom they have a family business or other close associations. In addition, the following conflict of interest standards apply to governmental and non-governmental entities.

### Definitions:

**Governmental Entity.** If the Grantee is a governmental entity, no officer or employee of the Grantee, member of its governing body or any other public official of the locality in which the award objectives will be carried out shall participate in any decision relating to a State award which affects his/her personal interest or the interest of any corporation, partnership or association in which he/she is directly or indirectly interested, or which affects the personal interest of a spouse or immediate family member, or has any financial interest, direct or indirect, in the work to be performed under the State award.

**Non-governmental Entity.** If the Grantee is a non-governmental entity, no officer or employee of the Grantee shall participate in any decision relating to a State award which affects his/her personal interest or the interest of any corporation, partnership or association in which he/she is directly or indirectly interested, or which affects the personal interest of a spouse or immediate family member, or has any financial interest, direct or indirect, in the work to be performed under the State award.

The Grantee shall also establish safeguards, evidenced by policies, rules and/or bylaws, to prohibit employees or officers of Grantee from engaging in actions, which create or which appear to create a conflict of interest as described herein.

**The Grantee has a continuing duty to immediately notify the Department of Commerce and Economic Opportunity (the "Department") in writing of any actual or potential conflict of interest, as well as any actions that create or which appear to create a conflict of interest.**

***Are there any current potential conflict(s) of interest, or any actions that create or which appear to create a conflict of interest, related to the State award for which your organization has applied?***

No

Yes

***If there are any current potential conflict(s) of interest, or any actions that create or which appear to create a conflict of interest, related to the State award for which your organization has applied, please describe them all here:***

If the Grantee provided information above regarding a current potential conflict of interest or any actions that create or appear to create a conflict of interest, the Grantee must immediately provide documentation to the applicable Department grant manager to support that the potential conflict of interest was appropriately handled by the Grantee's organization. If at any later time, the Grantee becomes aware of any actual or potential conflict of interest, the Grantee must notify the Department's grant manager immediately, and provide the same type of supporting documentation that describes how the conflict situation was or is being resolved.

Supporting documentation should include, but is not limited to, the following: the organization's bylaws; a list of board members; board meeting minutes; procedures to safeguard against the appearance of personal gain by the organization's officers, directors, agents, and family members; procedures detailing the proper internal controls in place; timesheets documenting time spent on the award; and bid documents supporting the selection of the contractor involved in the conflict, if applicable.

By signing this document, below, as the duly authorized representative of Grantee, I hereby certify that:

- All of the statements in this Conflict of Interest Disclosure form are true, complete and accurate to the best of my knowledge. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil or administrative penalties. (U.S. Code, Title 18, Section 1001).
- If I become aware of any situation that conflicts with any of the representations herein, or that might indicate a potential conflict of interest or create the appearance of a conflict of interest, I or another representative from my organization will immediately notify the Department's grant manager for this award.
- I have read and I understand the requirements for the Conflict of Interest Disclosure set forth herein, and I acknowledge that my organization is bound by these requirements.

Grantee Organization (Company Name): City of Aurora, Illinois

\_\_\_\_\_  
Signature of Authorized Representative

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed Title (Authorized Signator Title):

\_\_\_\_\_  
420-75-3351

\_\_\_\_\_  
Printed Name (Authorized Signator Name):

\_\_\_\_\_  
CSFA Number



# Request for Taxpayer Identification Number and Certification

Go to [www.irs.gov/FormW9](http://www.irs.gov/FormW9) for instructions and the latest information.

**Give form to the  
 requester. Do not  
 send to the IRS.**

**Before you begin.** For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See Specific Instructions on page 3.	<p><b>1</b> Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)</p> <p><b>CITY OF AURORA, ILLINOIS</b></p>	
	<p><b>2</b> Business name/disregarded entity name, if different from above.</p>	
	<p><b>3a</b> Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only <b>one</b> of the following seven boxes.</p> <p><input type="checkbox"/> Individual/sole proprietor    <input type="checkbox"/> C corporation    <input type="checkbox"/> S corporation    <input type="checkbox"/> Partnership    <input type="checkbox"/> Trust/estate</p> <p><input type="checkbox"/> LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) _____</p> <p><b>Note:</b> Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.</p> <p><input checked="" type="checkbox"/> Other (see instructions)    <b>ILLINOIS MUNICIPAL CORPORAION (GOVERNMENT ENTITY)</b></p>	<p><b>4</b> Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):</p> <p>Exempt payee code (if any)    <b>3</b></p> <p>Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any) _____</p> <p><i>(Applies to accounts maintained outside the United States.)</i></p>
	<p><b>3b</b> If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions.    <input type="checkbox"/></p>	
	<p><b>5</b> Address (number, street, and apt. or suite no.). See instructions.</p> <p><b>44 EAST DOWNER PLACE</b></p>	<p>Requester's name and address (optional)</p>
	<p><b>6</b> City, state, and ZIP code</p> <p><b>AURORA, IL 60507</b></p>	
	<p><b>7</b> List account number(s) here (optional)</p>	

## Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

<b>Social security number</b>									
or									
<b>Employer identification number</b>									
3	6	-	6	0	0	5	7	7	8

**Note:** If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

## Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

**Certification instructions.** You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

<b>Sign Here</b>	Signature of U.S. person 	Date <b>2024</b>
------------------	------------------------------	---------------------

## General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

**Future developments.** For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to [www.irs.gov/FormW9](http://www.irs.gov/FormW9).

### What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

### Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

- Entity Registration
  - Core Data
  - Business Information
  - Entity Types
  - Financial Information
  - Taxpayer Information
  - Points of Contact
  - Assertions
  - Reps and Certs (FAR/DFARS)
  - Reps and Certs (Financial Assistance)
  - Exclusions
  - Responsibility / Qualification

### CITY OF AURORA ILLINOIS Active Registration

Unique Entity ID: PF9JKKM3EPB5  
CAGE/NCAGE: 3CX51

Expiration Date:  
Mar 12, 2025

Physical Address  
**44 E Downer PL**  
Aurora, Illinois  
60505-3302, United States

Mailing Address  
**44 E Downer Place**  
Finance Department  
Aurora, Illinois  
60507-2067, United States

Purpose of Registration  
**All Awards**

Version  
Current Record



CINCINNATI OH 45999-0038

In reply refer to: 0248119458  
Sep. 22, 2008 LTR 4076C E0  
36-6005778 000000 00 000  
00021090  
BODC: TE

CITY OF AURORA ILLINOIS  
44 E DOWNER PL  
AURORA IL 60505-3302448

Federal Identification Number: 36-6005778  
Person to Contact: Mrs. Brewer  
Toll Free Telephone Number: 1-877-829-5500

Dear Taxpayer:

This responds to your request for information about your federal tax status. Our records do not specify your federal tax status. However, the following general information about the tax treatment of state and local governments and affiliated organizations may be of interest to you.

#### GOVERNMENTAL UNITS

Governmental units, such as States and their political subdivisions, are not generally subject to federal income tax. Political subdivisions of a State are entities with one or more of the sovereign powers of the State such as the power to tax. Typically they include counties or municipalities and their agencies or departments. Charitable contributions to governmental units are tax-deductible under section 170(c)(1) of the Internal Revenue Code if made for a public purpose.

#### ENTITIES MEETING THE REQUIREMENTS OF SECTION 115(1)

An entity that is not a governmental unit but that performs an essential government function may not be subject to federal income tax, pursuant to Code section 115(1). The income of such entities is excluded from the definition of gross income as long as the income (1) is derived from a public utility or the exercise of an essential government function, and (2) accrues to a State, a political subdivision of a State, or the District of Columbia. Contributions made to entities whose income is excluded income under section 115 may not be tax deductible to contributors.

#### TAX-EXEMPT CHARITABLE ORGANIZATIONS

An organization affiliated with a State, county, or municipal government may qualify for exemption from federal income tax under section 501(c)(3) of the Code, if (1) it is not an integral part of the government, and (2) it does not have governmental powers inconsistent with exemption (such as the power to tax or to exercise enforcement or regulatory powers). Note that entities may meet the requirements of both sections 501(c)(3) and 115 under certain circumstances. See Revenue Procedure 2003-12, 2003-1 C.B. 316.

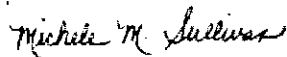
CITY OF AURORA ILLINOIS  
44 E DOWNER PL  
AURORA IL 60505-3302448

Most entities must file a Form 1023, Application for Recognition of Exemption Under Section 501(c)(3) of the Internal Revenue Code, to request a determination that the organization is exempt from federal income tax under 501(c)(3) of the Code and that charitable contributions are tax deductible to contributors under section 170(c)(2). In addition, private foundations and other persons sometimes want assurance that their grants or contributions are made to a governmental unit or a public charity. Generally, grantors and contributors may rely on the status of governmental units based on State or local law. Form 1023 and Publication 4220, Applying for 501(c)(3) Tax-Exempt Status, are available online at [www.irs.gov/eo](http://www.irs.gov/eo).

We hope this general information will be of assistance to you. This letter, however, does not determine that you have any particular tax status. If you are unsure of your status as a governmental unit or state institution whose income is excluded under section 115(1) you may seek a private letter ruling by following the procedures specified in Revenue Procedure 2007-1, 2007-1 I.R.B. 1 (updated annually).

If you have any questions, please call us at the telephone number shown in the heading of this letter.

Sincerely yours,



Michele M. Sullivan, Oper. Mgr.  
Accounts Management Operations I

## Illinois Grant Accountability and Transparency Act Grantee Portal - Main Menu

Sign out

Effective December 5, 2023, all State of Illinois indirect cost rate negotiations will be completed in the vendor's new negotiation system, CRMP. Grantee's will still access and make their annual indirect cost rate election via the Indirect Cost Rate Election System (ICRES), housed in the Grantee Portal. If the grantee elects to negotiate a rate with the State of Illinois, an email invitation will be received once the survey (previously called a 'case' in CARS) is available.

All cases currently in process in CARS have been moved into CRMP in their current stage and status to seamlessly continue current negotiations without interruption. These grantees will receive an email invitation on Tuesday, December 5, 2023, to access their survey.

To view the CRMP User Manual, visit our website, <https://gata.illinois.gov/indirect-cost/indirect-cost-negotiation.html>

Organization: **City of Aurora**

GATA ID: **678586**

State cognizant agency: **Transportation (494)**

Contact for assistance: [DOT.GATA@illinois.gov](mailto:DOT.GATA@illinois.gov)

You are signed in as: **lindaread (lread@aurora-il.org)**

### Notes and Comments

Post notes for other portal users in your organization. State agency staff can also view and create notes.

### Pre-Qualification Status

**Your organization is currently in good standing with all pre-qualification requirements.**

Requirement	Status	Remediation
SAM.gov Account	Good	<input type="button" value="Help"/>
Federal Employer ID (FEIN)	Good	<input type="button" value="Help"/>
Federal Excluded Parties List	Good	<input type="button" value="Help"/>
Illinois Secretary of State	Good	<input type="button" value="Help"/>

City of Aurora

# SHELTER

# FUNDING STRATEGY

Department of Community Services | 2024

DRAFT

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## Executive Summary

Aurora, Illinois, a vibrant and diverse City, faces the critical issue of homelessness like so many other American cities. Addressing this challenge is essential for the community's well-being. Many individuals and families, including those in the ALICE category (employed but financially struggling), are on the brink of homelessness, highlighting the urgent need for increased shelter funding.

Despite challenges, Aurora is committed to reducing homelessness with a mission to make it rare and brief. This involves community engagement and comprehensive solutions targeting the root causes, emphasizing prevention, education, and long-term support tailored to local needs.

The 2023 Point-In-Time (PIT) Count identified 461 homeless individuals in the Kane Continuum of Care, which covers all of Aurora, IL, despite the City straddling four counties. Aurora is the largest City in the Kane CoC, so while City-specific numbers are not tabulated in the count, it can be inferred that a large portion of those counted are in Aurora. According to the data, chronic homelessness also increased by 17.94% in 2023.

COVID-19 disrupted housing initiatives, increasing pressure on shelters. While ARPA and COVID relief funds temporarily reduced homelessness by 54% in 2021, the exhaustion of these funds has led to rising homelessness rates, highlighting the need for renewed funding and support.

Homelessness disproportionately affects Black and Hispanic families in Aurora. Black residents, who make up 11% of the population, represent 23-35% of the homeless population. Hispanic residents, 42% of the population, account for 51-60% of the homeless, indicating significant disparities requiring targeted interventions.

School districts #131 and #129, located entirely within Aurora, show fluctuating student homelessness rates. District #131's rate rose to 3.1% in 2023, and District #129's rate increased to 1.4%. These figures highlight the need for funding to prevent homelessness among students, crucial for their academic success and well-being.

Aurora's homelessness crisis is complex, requiring a comprehensive, community-driven approach. Addressing the need for shelters and support services, especially for vulnerable populations, is crucial. Strategic funding, community engagement, and targeted interventions are essential to reduce homelessness and support Aurora's residents.



## Part I – Identifying the Need

Aurora, Illinois, a City known for its vibrant community and diverse population, faces a pressing issue that mirrors a nationwide challenge: homelessness. The need for shelter funding in Aurora is critical, as it directly impacts the ability of local organizations to provide essential services to those in need.

On any given night, an estimated 461 people are living in shelters and transitional housing, sleeping in cars, parks, bridges, and makeshift encampments, while an unknown number are staying with family or friends, lacking stable housing of their own. It is also crucial to note that this figure doesn't fully reflect the complexity of the homelessness landscape. Many families and individuals hover on the brink of homelessness, one step away from receiving an eviction notice due to the loss of income or loss of loved ones. Included in this category are those individuals under the ALICE (Asset, Limited, Income Constrained, Employed) threshold; struggling to make ends meet despite being employed. A recent study by United Way found that a significant portion of Aurora's population, over 30%, falls below the ALICE threshold. Despite challenges, our commitment to addressing homelessness remains unwavering. This strategy, sets the foundational drive to further our mission:

Despite challenges, our commitment to addressing homelessness remains unwavering. This strategy, sets the foundational drive to further our mission:

*“Build a future where homelessness is rare overall and brief when it occurs”*

By actively engaging our local community and stakeholders, we aim to develop and implement comprehensive solutions that address the root causes of homelessness and provide sustainable pathways to stability. This method emphasizes prevention, educational outreach, and long-term support services tailored to the diverse needs of City of Aurora families and individuals experiencing homelessness.

This report relies on demographic data from the U.S. Department of Housing and Urban Development (HUD) Point-In-Time (PIT) Count and the Illinois State Board of Education (ISBE) data on students experiencing homelessness. Note, that PIT Count occurs once a year in January; conducted by the Kane County Care of Continuum (CoC). Note, that while the count includes individuals living unsheltered and in shelters and transitional housing, Kane CoC understands that is important to account for those unsheltered. Therefore, a multiplier metric is utilized to calculate the number of unsheltered households (HUD, 2024).

With the local homeless shelter, Hesed House, experiencing a waitlist for the first time in several decades, starting in the fall of 2023 and continuing through the writing of this strategy, it can be assumed that numbers of people experiencing homelessness have continued to increase.

### Understanding Homelessness

According to the U.S. Department of Housing and Urban Development (HUD) defines four categories of homelessness in the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act:

- I. **Literally Homeless:** Individual or family who lacks a fixed, and adequate nighttime residence
  - a. **Sheltered Homelessness:** Residing in emergency shelters or transitional housing.

- b. **Unsheltered Homelessness:** Residing in places not meant for human habitation, such as streets, parks, or vehicles.
  
- II. **Imminent Risk of Homelessness:** Individual or family, who will imminently lose their primary nighttime residence within 14 days.
  - a. Situations where no subsequent residence has been identified.
  - b. Lack resources/support network (friends/family) to obtain permanent housing.
  
- III. **Homeless under other Federal Statutes:** Unaccompanied youth under 25 years of age, or families with children and youth, who do not otherwise qualify as homeless
  - a. Have not had a lease, ownership interest, or occupancy agreement in permanent housing
  - b. Have experienced persistent homelessness (60+ days)
  
- IV. **Fleeing/Attempting to Flee Domestic Violence:** Any individual or family who is fleeing, or is attempting to flee, domestic violence
  - a. Has no other residence
  - b. Lacks the resources or support networks to obtain other permanent housing

### **CHRONIC HOMELESSNESS**

HUD defines chronic homelessness as an individual with a disabling condition who lives in a place not meant for human habitation, a safe haven, or an emergency shelter, and has experienced homelessness in this manner for at least 12 months consecutively, or at least 4 separate occasions in the last 3 years, with the total time homeless adding up to at least 12 months. Additionally, individuals who were residing in an institutional care facility, such as a jail, substance abuse or mental health treatment facility, hospital, or similar facility, for fewer than 90 days, and met all the criteria before entering the facility, are also considered chronically homeless. Chronically homeless families are defined as families with an adult head of household meeting all the criteria of this definition, even if the composition of the family has fluctuated during the period of homelessness.

### Local Efforts to Prevent and End Homelessness

#### Hesed House

Hesed House, the second largest shelter in Illinois and the largest outside of Chicago, is the subject matter expert in the City of Aurora and is recognized as a leader in the fight against homelessness. With support from the City and strategic and intentional planning, they have continued growing over the past four decades. Hesed's focus is on practical solutions to assist individuals and families in making homelessness brief and rare. Annually, they serve over a thousand people through shelter and housing-specific programming, helping clients regain independence and stability. Notably, Hesed House is the sole homeless shelter in Aurora, IL.

With 7,500+ volunteers representing various churches, businesses, and service organizations helping to lead operations, providing invaluable contributions of time and resources. Volunteers play a vital role in

making a tangible impact on the lives of those in need. Hesed House provides comprehensive services addressing housing, life skill development, advocacy services – such as medical, legal, mental, and substance use treatment and support. As a collaborative, Hesed House works to fulfill their mission of empowering individuals and families to overcome homelessness and rebuild their lives with dignity and stability.

The shelter has a capacity of 265 beds, with additional housing for 20 families in local hotels. They provide transitional housing for chronically homeless individuals, currently serving 135 individuals in apartments. Since 2022, there has been an increased demand, leading to a waitlist for services. On an average night, the main shelter houses 203 individuals, with occupancy ranging from 190 to 208. In the past six months, Hesed House has assisted 115 families –displaced families in the community in hotels, reflecting the growing need and the organization’s efforts to continue addressing homelessness.

Additionally, with two dedicated staff members, Hesed House’s Street outreach team identifies and engages with unsheltered individuals, providing immediate assistance and connecting them to emergency shelter and essential services. Their efforts help bridge the gap for those disconnected from traditional support systems, guiding them toward permanent housing and stability. The street outreach program is a key element in Hesed House's strategy to reduce homelessness in Aurora.

### Mutual Ground

Mutual Ground, a non-profit organization based in Aurora, Illinois, dedicated to supporting individuals and families impacted by domestic and sexual violence, substance abuse, and trauma. Their mission is to empower people through education, awareness, and services, aiming to eliminate these issues and foster safe and healthy communities.

Offering a range of services, Mutual Ground provides support to survivors and their families, assisting them in healing from trauma, learning coping mechanisms, and empowering them. Programming includes crisis hotlines, emergency shelters, case management, medical/legal advocacy, counseling for adults, children and families, and prevention education. Mutual Ground is committed to creating a community where everyone can reach their full potential.

Moreover, Mutual Ground recognizes the ongoing need to provide housing support for individuals and families affected by domestic and sexual violence. In 2022 alone, they provided 8,604 nights of shelter to 162 adults and 131 children, emphasis their need to ensure safe accommodations for those in need. Through a comprehensive approach, they strive to eliminate domestic and sexual violence and mitigate harms of substance use, making a profound impact on Kane County and the City of Aurora.

### Current State of Homelessness

#### **POINT-IN-TIME (PIT)**

According to HUD, the Point-In-Time includes an individual or family with a primary nighttime residence that is public but not meant for human habitation; someone residing in temporary shelters, or someone leaving an institution in which was resided previously for 90 days or less and resided in emergency shelter and/or shelter not meant for human habitation immediately prior.

The 2023 Point-In-Time (PIT) Count was conducted in the Kane CoC in late winter, identifying 461 people experiencing homelessness (HUD, 2023). In 2023, 136 people were found to be experiencing chronic homelessness, a yearly increase of 17.94% (HUD, 2022). Since 2018, the total number of those experiencing homelessness has maintained a rising estimate of 400 on any given day; both chronic and literal homelessness have observed a significant increase over time.

The City of Aurora straddles four counties (Will, Kendall, DuPage, and Kane), but is covered in full by the Kane CoC. The numbers below represent counts for the entire Kane CoC.

Figure 1: Kane CoC Homeless Yearly Population, Summary Graphic

Year	Total Homeless	Yearly Change (%)	Total Chronic	Yearly Change (%)
2007	474	-	-	-
2008	474	0.00%	-	-
2009	445	-6.12%	-	-
2010	445	0.00%	-	-
2011	444	-0.22%	101	-
2012	431	-2.93%	74	33.33%
2013	451	4.65%	109	47.83%
2014	405	-10.20%	95	-12.84%
2015	388	-4.20%	87	-8.42%
2016	355	-8.51%	76	-12.64%
2017	360	1.41%	63	-17.11%
2018	430	19.44%	145	130.16%
2019	388	-9.77%	126	-13.10%
2020	410	5.67%	101	-20.63%
2021	251	-38.78%	68	-32.67%
2022	391	55.78%	92	-35.29%
2023	461	17.94%	136	47.83%

## CONTINUUM OF CARE

The purpose of the Continuum of Care (CoC) is to aid individuals (including unaccompanied youth) and families experiencing homelessness. The CoC provides the services needed to help individuals transition into transitional and permanent housing, with the long-term goal being stability. Overall, designed to promote community-wide strategic planning of resources needed to address homelessness, improve coordination and integration, improve data collection and performance measures, and allow each community to tailor its strengths and challenges (HUD, 2012).

Funded by HUD, there is primary emphasis on servicing households who meet the HUD definition of literal homelessness. Local CoC's serve as the planning and implementation body and submit a consolidated funding application to HUD to support local homeless outreach, shelter(s) and housing programs.

### Kane Continuum of Care (CoC)

The Kane CoC was established in 1999 and encompasses Kane County's CDBG Program Area as well as the cities of Aurora and Elgin. The Continuum consists of local organizations and agencies that assist

individuals and families who are at-risk of being homeless or are experiencing various stages of homelessness. These social services provide outreach, assessment, and intake, emergency shelter, permanent housing, permanent supportive housing, and other supportive services. The Continuum is responsible for coordinating all social service agencies throughout the county to ensure that service gaps and overlaps are addressed effectively.

Figure 2: Illinois Homeless Population by CoC, Individual/Families Table

CoC #	CoC	Total	Sheltered - Individual	Unsheltered - Individual	Sheltered - Families	Unsheltered - Families
IL-517	Aurora, Elgin/Kane County	461	281	51	129	0
IL-500	McHenry County CoC	253	182	35	36	0
IL-501	Rockford/Dekalb, Winnebago, Boone Counties	445	231	66	148	0
IL-506	Joliet, Bolingbrook/Will County	339	148	92	97	2
IL-514	DuPage County	525	182	31	310	2

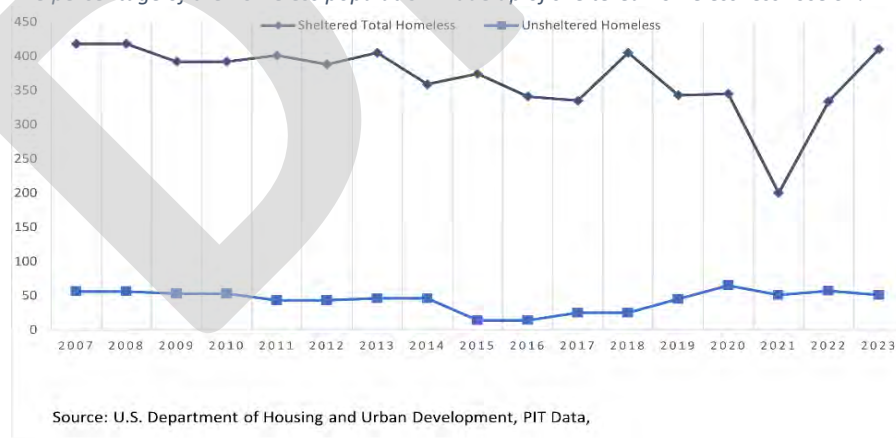
Source: HUD Exchange PIT Count data by CoC (2023)

This analysis of homelessness across various nearby Continuums of Care (CoCs) in Illinois highlights significant need for targeted funding. The Kane CoC has the second-largest total with 461 homeless individuals, including 281 sheltered and 51 unsheltered individuals, and 129 sheltered families, indicating a critical gap in resources and shelter capacity. Similarly, DuPage County reports the highest total homeless population at 525, with the largest marker being 310 sheltered families. This high number of sheltered families demonstrates the need for continued funding to support family housing programs. These data points emphasize the necessity for strategic funding to enhance shelter capacity, provide supportive housing programs, and address the gaps in services for individuals and families.

Figure 3: Kane County Total Homelessness Population

**PIT Estimates for Sheltered and Unsheltered Homelessness Over Time (2007-2023)**

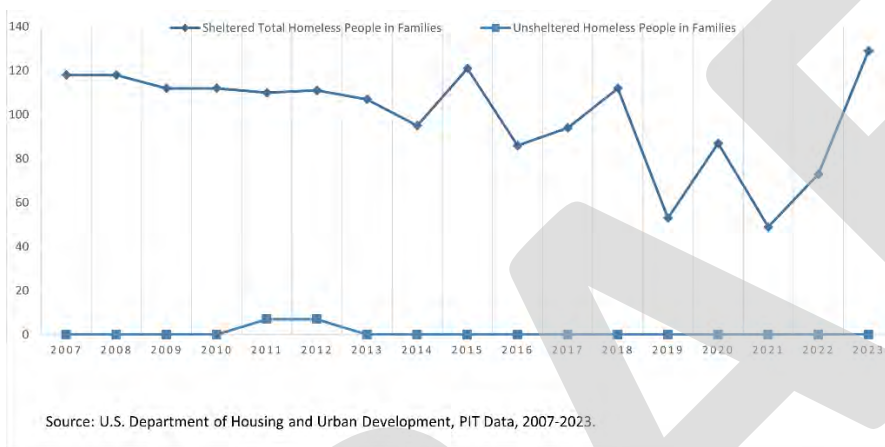
The percentage of the homeless population made up of sheltered homelessness rose 54% in the past 2 years.



Aurora experienced a gradual decrease in homelessness starting in 2018 and dropping precipitously during the COVID-19 pandemic, due in large part to government assistance programs. However, the 2023 Point-In-Time Count reveals a continued increase from 2022, signaling a concerning trend as relief programs implemented during the COVID-19 pandemic came to an end. This increase has resulted in a growing number of individuals seeking refuge in local shelters.

Additionally, the influx of asylum seekers into the state which led to a tripling of numbers of those experiencing homelessness in the City of Chicago, has resulted in increases in the numbers of people who are now seeking shelter within the City of Aurora.

Figure 4: Kane CoC Homeless Families Population  
**PIT Estimates for Sheltered and Unsheltered Homeless Families (2007-2023)**



### IMPACT OF COVID-19

The COVID-19 pandemic exacerbated homelessness in Aurora due to job losses, housing insecurity from inability to pay rent, and disruptions to social services and shelters. Illinois' Homeless Prevention Program became crucial for struggling households by providing rental assistance and case management during the pandemic. Shelters and encampments in Aurora faced heightened risks of COVID-19 transmission among the homeless population due to crowding and lack of access to healthcare. Through funding provided by the American Rescue Plan Act (ARPA) and COVID relief funds, the daily count of homeless individuals decreased by 54%.

The ending of COVID-19 relief measures has had a significant impact on homelessness in Aurora, IL. During the pandemic, programs like the Illinois Homeless Prevention Program and federal rental assistance played a crucial role in preventing evictions and keeping households stably housed. With the expiration of eviction moratoria and emergency rental aid, Aurora, like the rest of the country, has seen an increase in housing insecurity and homelessness among vulnerable populations<sup>5</sup>. Hased House saw the largest percent increase in need for housing for families, with a 40% increase from 2019 to 2023.

The City received around \$11 million in CARES Act funding to mitigate the pandemic's economic impact, but those funds have been exhausted. As COVID-19 relief programs wind down, households that were able to maintain housing through temporary assistance could face renewed challenges affording rent and risk falling into homelessness. Certain groups like transgender individuals, chronically homeless

populations, communities of color, and older adults may be disproportionately affected based on national trends of increased shelter utilization during the pandemic. Without continued robust investment in homelessness prevention, affordable housing, and supportive services, Aurora is likely to experience a rise in homelessness as the lingering effects of COVID-19 compound existing housing instability.

Figure 5: Composition of Family Homeless Population by Race for Kane CoC  
**Kane CoC Family Homeless Population by Race, FY2022-FY2023**

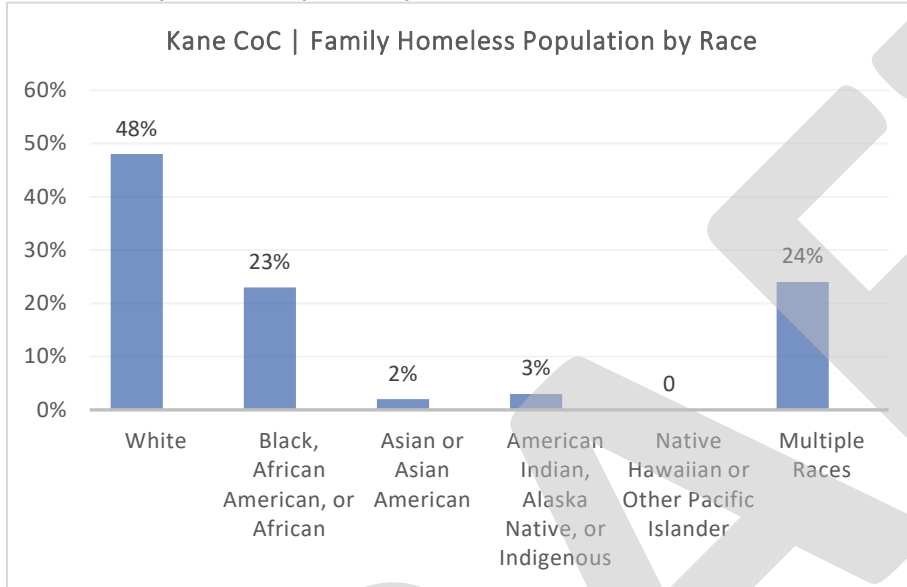
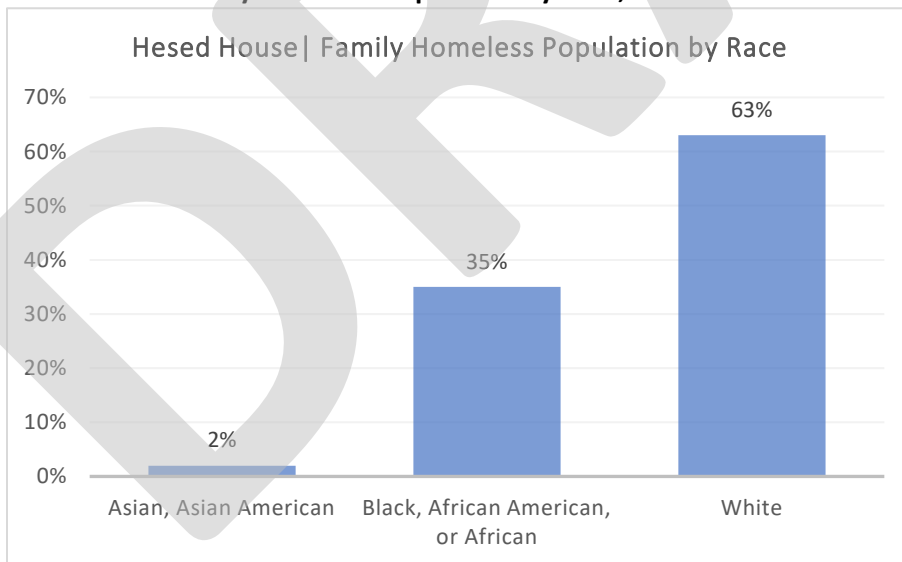


Figure 6: Composition of Family Homeless Population for Hesel House  
**Hesel House Family Homeless Population by Race, FY2022-FY2023**



Among the homeless family population in Aurora, Illinois, 48% and 63% of individuals identify as white. This demographic composition remains relatively stable across the City's population. However, Black residents, who constitute only 11% of the City's population, represent 23% and 35% of the homeless

family population within the Kane Continuum of Care and Hesed House, respectively. This data indicates that Black families in Aurora are disproportionately affected by homelessness compared to their white counterparts.

Figure 7: Composition of Family Homeless Population by Ethnicity for Hesed House

**Hesed House Family Homeless Population by Ethnicity, 2023**

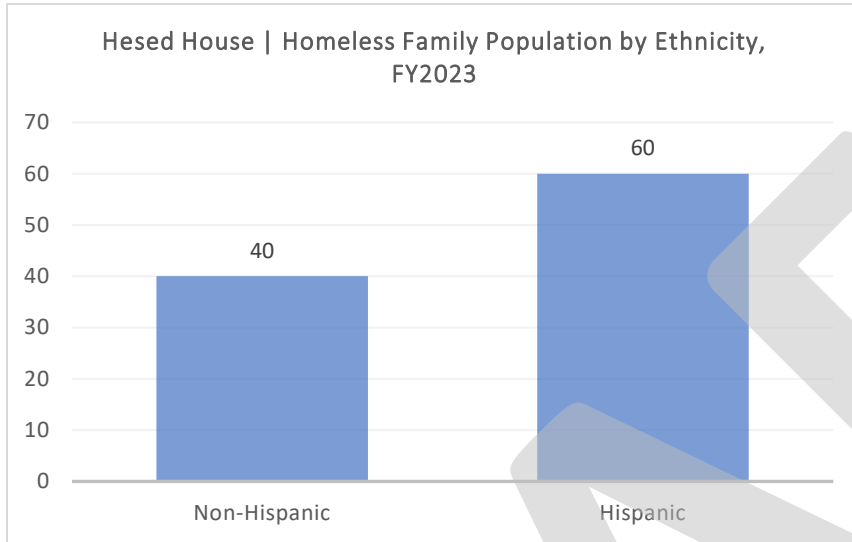
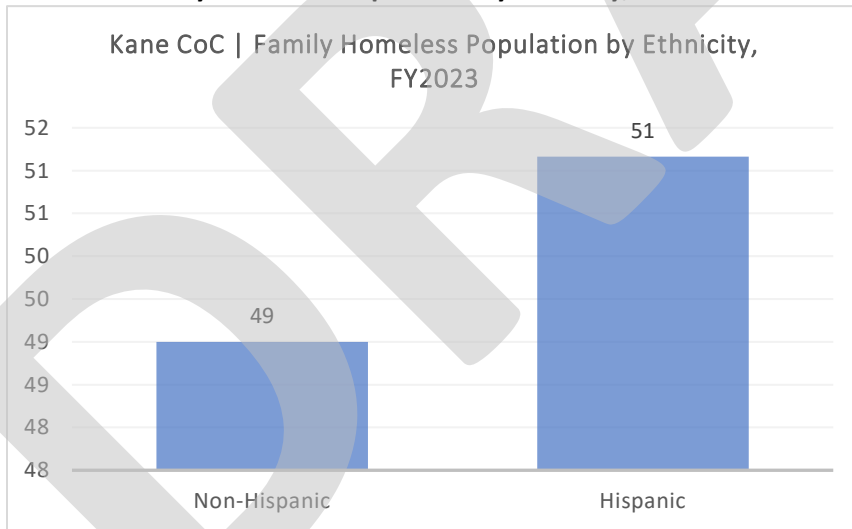


Figure 8: Composition of Family Homeless Population by Ethnicity for Kane CoC

**Kane CoC Family Homeless Population by Ethnicity, 2023**



Although Hispanic residents constitute 42% of Aurora's population, they are overrepresented among the homeless family population. Specifically, 60% and 51% of the individuals experiencing homelessness within the Kane Continuum of Care and Hesed House, respectively, identify as Hispanic. This contrast highlights the disproportionate impact of homelessness on Hispanic families in Aurora.

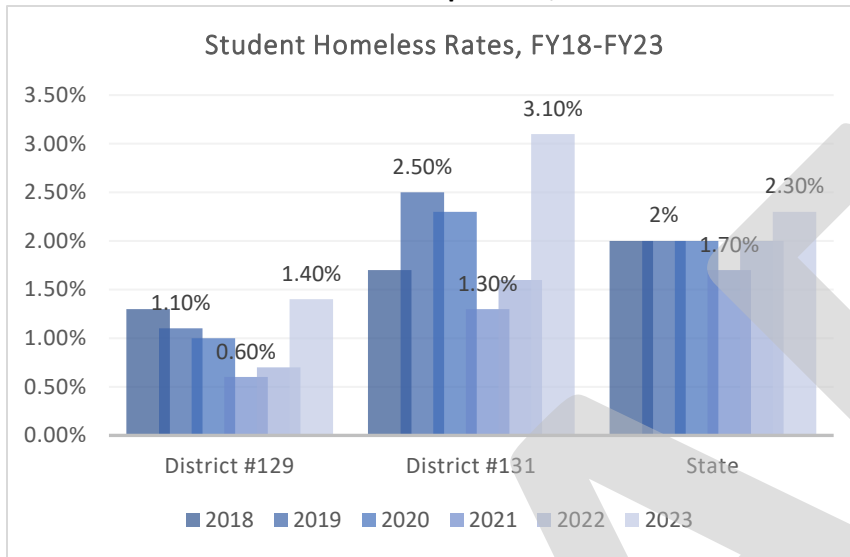


## Youth and Children Experiencing Homelessness in Aurora, IL

According to the Illinois State Board of Education, rates of school children experiencing homelessness increased more dramatically in Aurora than the state average in 2023.

Figure 9: Comparative of Student Homeless Population, based on school districts

### School District Student Homeless Population, 2018 – 2023



Source: Illinois Report Card, 2018-2023

#### District #131

According to the Illinois Report Card, the student homeless population in District #131 has shown notable fluctuations over the past six years. In 2018, the homeless population was at 1.7%, slightly above the state average of 2%. However, by 2019, this increased to 2.5%, while the state average remained steady. After a significant decrease in 2021 to 1.3% and 1.6% in 2022, the rate surged to 3.1% in 2023, a yearly increase of 1.5%.

#### District #129

Similarly, in District #129, the homeless student population has varied through the years. In 2023, the rate of homelessness stood at 1.4%, rising 0.7% (Illinois Report Card, 2022). This increase contrasts directly with the downward trend of the year prior, where the rate decreased to 0.7%.

The significant disparities in the homeless student population between school Districts #131 and District #129, highlights the critical need for increased funding to effectively prevent homelessness within schools and the broader local community. The significant rate change can be attributed to funding provided by ARPA and COVID Relief funds, by DuPage County. Funds were given to local organizations such as Hesus House for operating homeless services in the area. However, with the exhaustion of funds, homelessness rates are starting to increase. Stable housing is crucial for student academic success and overall well-being; it is imperative to allocate resources towards better supporting our youth and their families. The figures above demonstrate a need for targeted interventions and support services to ensure that all students have access to stable housing which in turn leads to improved opportunities for academic achievement.

To note, while there are six school districts in the area, this report analyzes District #131 and District #129 due to their location majorly within the City of Aurora. Unlike other school districts that share students with neighboring cities – Batavia, Naperville, etc., Districts #131 and #129 are wholly situated within Aurora.

Figure 10: Composition of Family Homeless Population by Age in Hesed House Shelter

**Hesed House Family Homeless Population by Age, 2023**

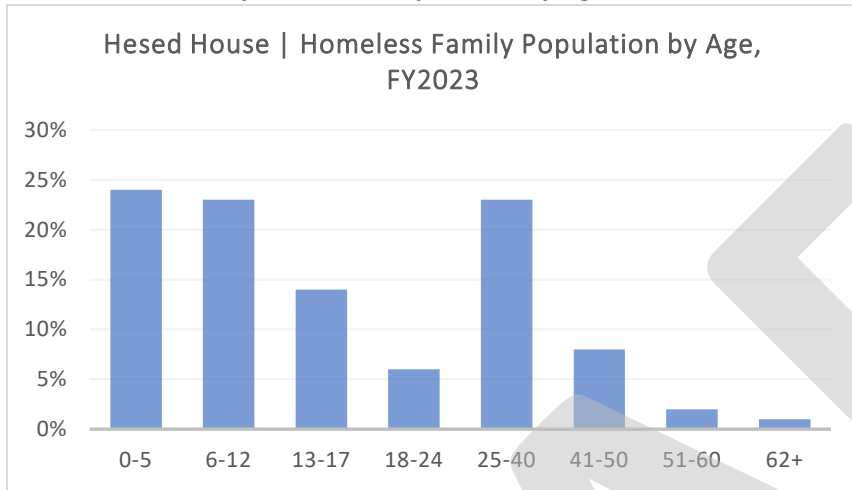
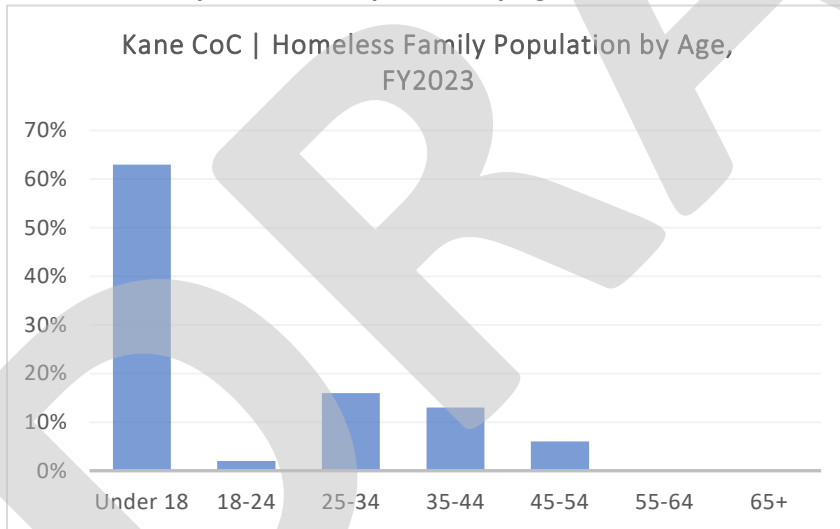


Figure 11: Composition of Family Homeless Population by Age in Kane CoC

**Kane CoC Family Homeless Population by Age, 2023**



At Hesed House, 61% of the homeless family population is under 18 years old, while Kane CoC reports 63% in the same age group. Highlighting the urgent need for strategic development and implementation of programs and resources for children and families. Adults aged 25-40 represent a notable percentage of Hesed House (23%), with significantly less representation from older adults.

Subpopulation Type	FY2018 – FY2023
Unaccompanied Youth (Under 25)	124

Parenting Youth (Under 25)	12
Children of Parenting Youth	14

Source: Kane CoC PIT Count

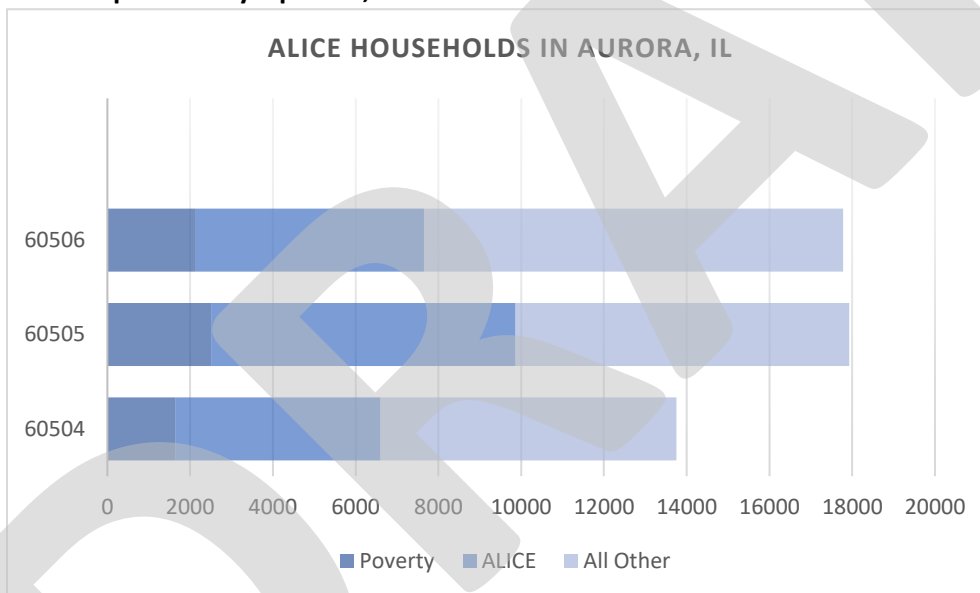
### A.L.I.C.E. Population (Asset Limited, Income Constrained, Employed)

Aurora, Illinois, a City located in Kane County, has a significant portion of its population struggling to make ends meet, according to the United Way's ALICE (Asset Limited, Income Constrained, Employed) data. The ALICE population refers to households that earn above the Federal Poverty Level (FPL) but still cannot afford basic necessities like housing, childcare, food, transportation, and healthcare.

These statistics highlight the significant financial hardship faced by a substantial portion of Aurora's population, even among those who are employed. The ALICE data underscores the need for policies and programs that address the growing gap between household incomes and the cost of living, ensuring that families can afford basic necessities, remain housed, and achieve financial stability.

Figure 12: ALICE population of Aurora, IL, 2023

#### ALICE Population by Zip Code, 2023



Source: Research Center: Illinois (2024). United Way.

### Homelessness and Intimate Partner Violence (IPV) in Aurora, IL

Intimate partner violence (IPV) and homelessness are linked through the intersectional system of oppression that disproportionately impact women, particularly women of color (WOC) and marginalized communities. Financial dependency can perpetuate a power hierarchy and easily lead to abuse, such as intentionally damaging credit, defaulting on payments, and withholding needed funds; directly undermining an individual's economic security and housing stability (Bullock et al., 2020). Although IPV is a genderless crime, these deliberate acts that occur within the broader context of societal patriarchy leave a limited number of financial opportunities for women. Consequentially, the accumulative effects

of IPV, including but not limited to mental health, employment, limited education attainment, and accrual of medical and legal debt, exponentially heighten the risk of homelessness for mother and their children (Bullock et al., 2020). It is important to note that to effectively address homelessness for survivors requires an intersectional approach that not only provides supportive services to those experiencing IPV but also to help rebuild financial independence and secure housing.

### **UNDERSTANDING INTIMATE PARTNER VIOLENCE (IPV)**

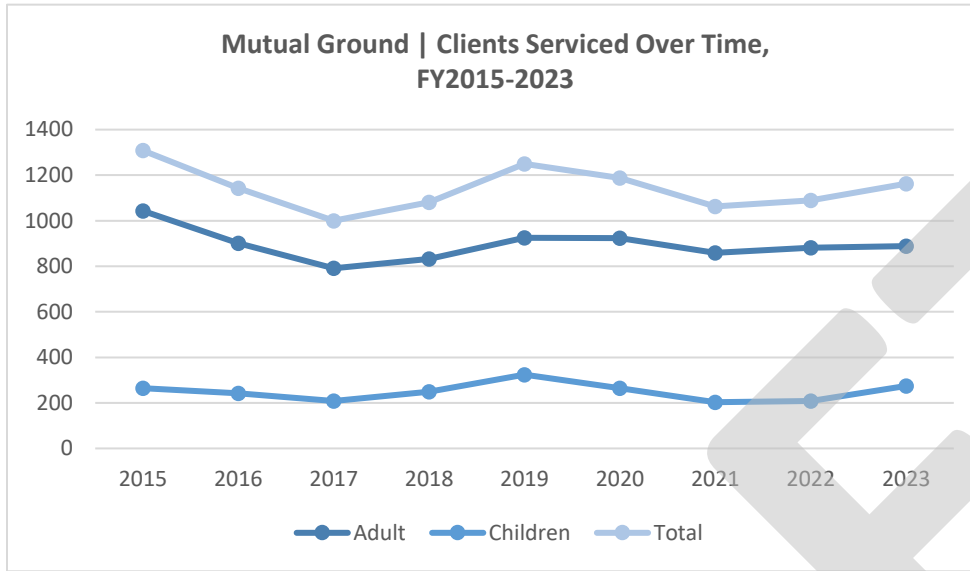
The U.S. Department of Justice (DOJ) states that intimate partner violence (IPV) includes various forms of abuse, including sexual abuse, domestic violence, dating violence, stalking, psychological aggression, and economic coercion. Additionally, it is crucial to note that the DOJ recognizes intimate partner violence as a leading cause of homelessness for women and families.

- I. **Domestic Violence:** Includes felony or misdemeanor crimes committed by a current or former spouse or intimate partner of the victim under the family or domestic violence laws of the jurisdiction receiving grant funding and, in the case of victim services, includes the use or attempted use of physical abuse or sexual abuse, or a pattern of any other coercive behavior committed, enabled, or solicited to gain or maintain power and control over a victim, including verbal, psychological, economic, or technological abuse that may or may not constitute criminal behavior, by a person who:
  - a. Is a current or former spouse or intimate partner of the victim, or person similarly situated to a spouse of the victim;
  - b. Is cohabitating, or has cohabitated, with the victim as a spouse or intimate partner;
  - c. Shares a child in common with the victim; or
  - d. Commits acts against a youth or adult victim who is protected from those acts under the family or domestic violence laws of the jurisdiction.
- II. **Dating Violence:** Violence committed by a person:
  - a. Who is or has been in a social relationship of a romantic or intimate nature with the victim; and
  - b. Where the existence of such a relationship shall be determined based on a consideration of the following factors:
    - i. The length of the relationship.
    - ii. The type of relationship.
    - iii. The frequency of interaction between the persons involved in the relationship.
- III. **Sexual Assault:** Any nonconsensual sexual act proscribed by Federal, tribal, or state law, including when the victim lacks capacity to consent.
- IV. **Stalking:** Engaging in a course of conduct directed at a specific person that would cause a reasonable person to:
  - a. fear for his or her safety or the safety of others; or
  - b. Suffer substantial emotional distress.

*“SURVIVORS OF DOMESTIC VIOLENCE OFTEN MUST CHOOSE BETWEEN ABUSE AND HOMELESSNESS”-  
THE NATIONAL NETWORK TO END DOMESTIC VIOLENCE*

Figure 13: Composition of Annual Clients Served at Mutual Ground from 2015-2023

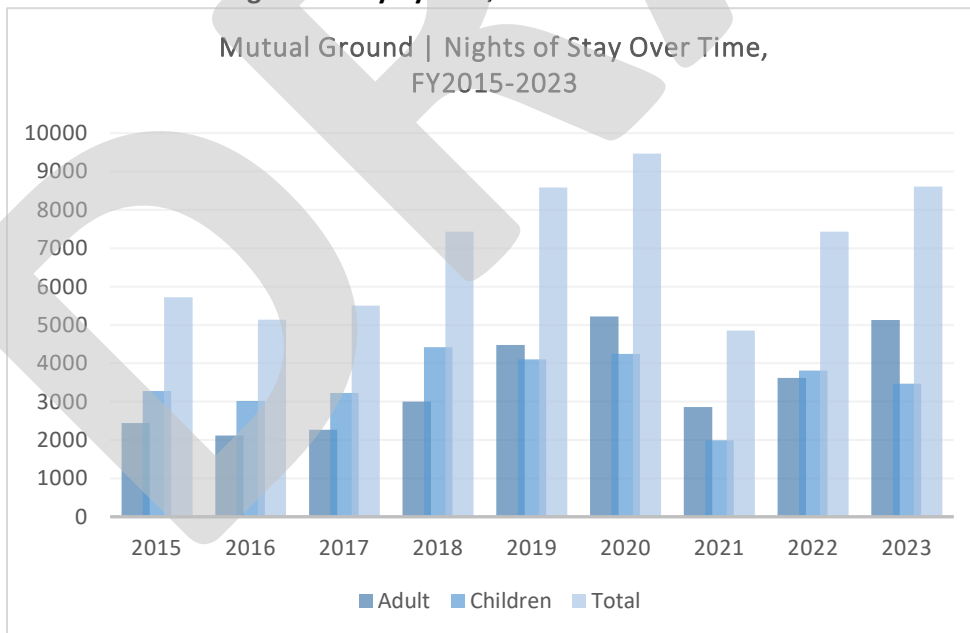
**Mutual Ground's Clients Served by Year, 2015-2023**



Mutual Ground's client data highlights the necessity for targeted funding to address service demands in our community. In 2019, total clients increased by 15%, highlighting a surge in demand. The adult population saw significant decreases in 2016 and 2017, with percentage drops of 14% and 12%, followed by an 11% increase in 2019. Similarly for children, the most substantial changes were a 30% increase in 2019 and a significant 23% decrease in 2021. However, the number rebounded in 2023 with a 31% increase.

Figure 14: Composition of Annual Nights of Stay for Mutual Ground from 2015-2023

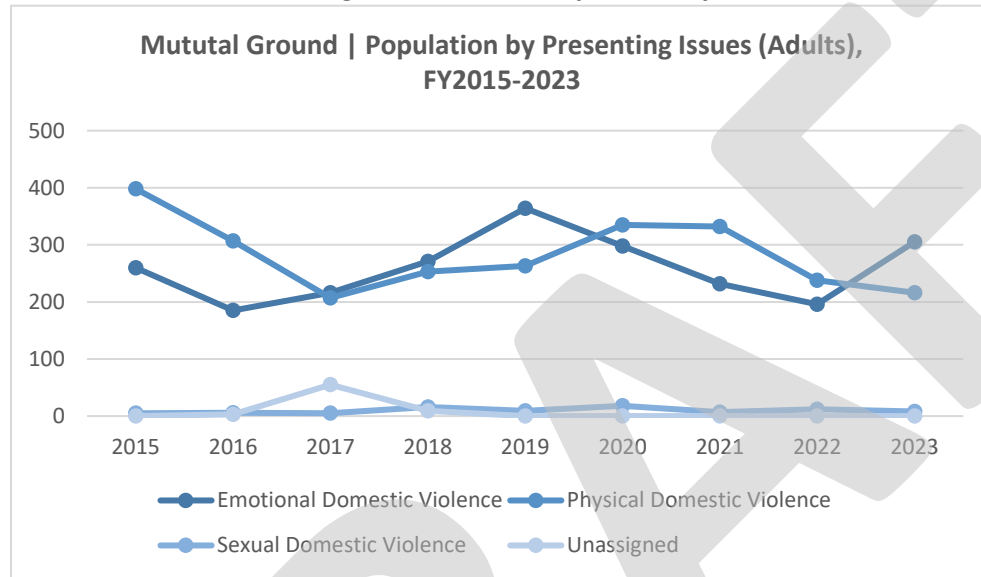
**Mutual Ground's Nights of Stay by Year, FY2015-2023**



The Nights of Stay at Mutual Ground is the supportive housing provided to clients, specifically through their emergency shelter. In 2018, total nights of stay increased by 35%, highlighting a significant surge in demand for emergency shelter. The adult population at Mutual Ground saw a notable 49% rise in 2019. However, the most significant decrease occurred in 2021, with a 49% drop in total nights and a 45% decrease in adults. For children, there was a drastic 91% increase in 2022, followed by a subtle 9% decrease in 2023. These changes demonstrate the urgent need for strategic funding to stabilize and expand housing capacity, improving the IPV and homelessness landscape in Aurora, IL.

Figure 15: Composition of Annual Issues Presenting in Adult Population at Mutual Ground from 2015-2023

**Mutual Ground’s Presenting Issues in Adult Population by Year, FY2015-2023**



Between 2015 and 2023, data from Mutual Ground on presenting issues in adults highlights the most significant trends in domestic violence in the region. Emotional domestic violence saw the largest increase, with a 55.61% rise from 2022 to 2023. Physical domestic violence experienced the most notable decrease, dropping by 32.57% from 2016 to 2017. Sexual domestic violence exhibited a drastic surge from 2017 to 2018, while unassigned cases peaked at 55 in 2017 but fell to zero after 2018. These dramatic changes reflect the variability in domestic violence reporting over time, influenced by shifting social dynamics – such as homelessness, social economic status, etc.

## Showcasing Community Efforts

Faces of Homelessness – Jeffrey A. Wolin: Photography

In collaboration with the City of Aurora’s Public Art and Waubensee Community College, Aurora Public Art recently hosted an exhibit by photographer renowned Jeffrey A. Wolin. The exhibit ran from April 5, 2024 to May 11, 2024, showcased portraits of individuals experiencing homelessness, paired with their personal experience written directly on their photograph. Wolin’s partnership with the Chicago Coalition for Homeless has been instrumental in identifying individuals to photograph and interview, highlighting the many complexities of homelessness beyond just living on the streets. His portraits include a diverse pool: individuals living doubled up with friends or family, those in shelters, veterans, and families impacted by various economic and personal adversaries.



Source: Jeffrey A Wolin, 2023

Wolin’s motive behind the Faces of Homelessness exhibit: “As a photographer, much of my work deals with individuals who have experienced trauma in their lives. My current photo/text series endeavors to show a wide range of individuals who are currently experiencing homelessness or have experienced it in the past. ...I see so many different faces, each with a unique and compelling story about how they wound up on the streets. Our society is moving in the direction of shredding the social safety net, which will make the lives of our vulnerable fellow-citizens much harder.”

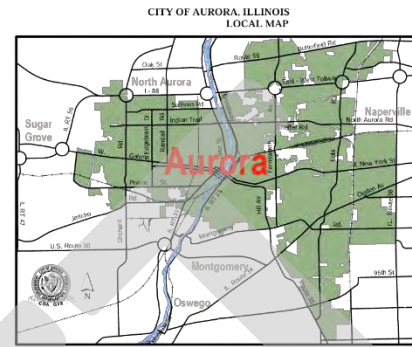
A notable event during the exhibition was the panel discussion I was held on May 11, titled “The Misconceptions of Homelessness.” This discussion featured panelists from Hased House and the Chicago Coalition for the Homeless. The panel provided insightful perspectives from the non-profit perspective on the complexities of homelessness, addressing stereotypes and promoting awareness.

This collaboration between Aurora Public Art, Waubensee Community College, and Jeffrey A Wolin, highlights the proactive approach being taken within the community to address homelessness collectively. This exhibit photo features Aurora residents, emphasizing the local impact and the faces behind the statistics. These efforts underscore the importance of community involvement and the impact of collaborative initiatives in creating a more informed and involved society.

## PART 2 – Responding to the Need

### City of Aurora Homelessness Landscape

Shelters in Aurora operate with limited resources and rely heavily on community support and government funding. The demand for their services often exceeds their capacity, leading to difficult decisions about who can be accommodated. This is where increased shelter funding can make a tangible difference, allowing these organizations to serve more people and enhance the quality of their programs.



One of the most challenging aspects of preventing homelessness in Aurora, IL, is the City's unique geographical positioning within four (4) different counties: Kane, DuPage, Kendall, and Will. This complex jurisdictional landscape complicates the coordination of resources and services, as many of the counties have their own set of policies, funding mechanisms, and support systems. Additionally, Aurora shares these counties with neighboring cities and towns, further fragmenting the approach to addressing homelessness. These overlapping jurisdictions result in disparities in service provision and funding allocation, making it difficult to implement cohesive and comprehensive strategies.

#### Strategy #1

##### Expand Affordable and Permanent Supportive Housing

Increasing affordable and permanent supportive housing is a crucial step in addressing homelessness. Affordable housing provides stability and security for low-income families and individuals, reducing the risk of homelessness. Permanent supportive housing solutions are essential for transitioning individuals from temporary shelters to stable living conditions. By focusing on affordable and permanent supportive housing, the City of Aurora can ensure that vulnerable populations have access to safe, stable, and long-term housing options. This strategy involves partnering with developers, advocating for inclusive zoning policies, and securing funding for housing projects, all aimed at expanding the housing opportunities and make it accessible to all.

To accomplish this strategy, the City has undertaken an updated affordable housing study. Beginning in the fall of 2023, the Community Development division has engaged in stakeholder outreach and engagement, including three public listening sessions, 60 individual consultations, 59 landlord interviews and surveys, 500 letters sent to seniors, and 559 responses received from an online survey. Additionally, relevant data was collected and analyzed, reviewing state, federal, and local studies, plans and surveys. Finally, a robust review of national best practice was completed, including over 100 success stories and best practice recommendations.

Final recommendations will be made available soon.

#### Strategy #2

##### Enhance Support Network for At-Risk Individuals

Strengthening the support network for at-risk individuals is needed for preventing homelessness. This strategy aims to enhance prevention and diversion practices, ensuring that those receive the necessary



support before they become homeless. By improving street outreach, expanding emergency shelters, and coordinating with local non-profits and faith-based organizations, the City of Aurora can grow a more comprehensive support network. This network will address the immediate needs and offer long-term coordination, helping individuals and families stay away from homelessness.

To accomplish this strategy the City and relevant agencies will strive to:

- Strengthening Prevention and Diversion Practices
  - Enhance street outreach efforts with a connected support staff and resources to assist with unsheltered individuals.
  - Work to expand safe and accessible emergency shelters with adequate resources and staffing.
  - Coordinate with local non-profit organizations and faith-based organizations to provide a holistic support network.

### Strategy #3

#### Promote Financial Stability and Literacy

Promoting financial stability and literacy is key to preventing homelessness and ensuring long-term program sustainability. This strategy focuses on providing employment opportunities, job training, and financial literacy programs to help individuals manage their finances effectively. By partnering with local businesses and workforce development programs, Aurora can create job opportunities and offer training that better equip individuals with the skills needed for financial empowerment. In collaboration with the Financial Empowerment Center through financial programming and services, we will further support residents in achieving financial stability and preventing homelessness.

To accomplish this strategy the City and relevant agencies will strive to:

- Support Employment and Financial Stability
  - Partner with local businesses and workforce development programs to create job opportunities.
  - Provide job training and professional workforce development skills.
  - Collaborate through the Financial Empowerment Center to offer financial literacy programs and credit counseling services to improve financial management skills
- Enhance access to Public Benefits and Support Programs
  - Work to increase awareness of and access to public benefits and support programs.
  - Provide grants and funding opportunities to help individuals cover unexpected expenses
  - Support small business management skills

### Strategy #4

#### Address Health Disparities & Wellness

Addressing health disparities and promoting wellness are essential components of a wrap-around homelessness strategy. Individuals experiencing homelessness often face significant health challenges, including physical illness, mental health issues, substance abuse, and many more. This strategy aims to improve health and wellness services through collaboration with healthcare providers. By partnering

with healthcare providers, the City of Aurora can ensure that those experiencing homelessness receive the healthcare they need.

To accomplish this strategy the City and relevant agencies will strive to:

- Improve Health and Wellness Services
  - Support mental and substance abuse counseling as part of comprehensive care plans.
  - Increase awareness of and access to programs targeting the specific health needs of our vulnerable populations, including seniors and individuals with chronic illnesses.
- Enhance Coordination with Health Agencies
  - Develop partnerships with local hospitals and clinics to facilitate access to healthcare for homeless individuals.
  - Support training for service providers on addressing health needs and provide trauma-informed care.

### Strategy #5

#### Strengthen Community Collaboration & Data-Driven Decision Making

By strengthening community collaboration and making better usage of data, this approach aims to build partnerships with local organizations, stakeholders, and service providers to coordinate efforts and share resources. By involving the community in planning and implementing initiatives, the City of Aurora can develop a unified approach to addressing homelessness. Additionally, implementing a more centralized data-driven approach to better track homelessness strategies and conducting regular assessments will ensure effectiveness and efficiency. This strategy will improve the effectiveness of homelessness response systems and ensure efficient use of resources.

To accomplish this strategy the City and relevant agencies will strive to:

- Foster community and local partnerships
  - Establish a local homelessness task force to coordinate efforts and share resources.
  - Engage community stakeholders in planning and implementing homelessness initiatives.
- Utilize data and evidence to inform strategies
  - In partnership with the Kane CoC, implement a centralized data system to track homelessness strategies.
  - Conduct regular assessments to evaluate the effectiveness of homelessness strategies, adjust as needed.

## Local Organizations Making a Difference

Organizations like Hesed House, Mutual Ground, and Wayside Cross Ministries are at the forefront of addressing homelessness in Aurora. They offer not just shelter, but also comprehensive programs that include meals, education, counseling, and job training. These services are vital for individuals and families striving to regain self-sufficiency and stability.

### **Financial Empowerment Center**

The Aurora Financial Empowerment Center (FEC) is dedicated to transforming lives through financial counseling. The center provides free, individualized financial counseling services to low- and moderate-income residents, aiming to help families and individuals achieve financial stability and independence.

Established in 2020 through a collaboration with the City of Aurora and The Neighbor Project – local non-profit, with a pilot grant from Cities for Financial Empowerment (CFE) Fund. The FEC offers professional one-on-one financial counseling as a free public service. The Financial Empowerment Center assists clients in various aspects of financial management, including but not limited to building savings, improving credit scores, managing, and reducing debt, and connecting clients to safe and affordable financial products.

In addition to individual counseling, the FEC offers workshops covering a range of topics such as credit cards, credit building, medical debt, and more. These workshops are conducted in both Spanish and English to reach a wider audience, ensuring that more residents have access to the knowledge and tools they need to make informed financial decisions and improve their overall financial health.

### ***About The Neighbor Project (TNP)***

The Neighbor Project's (TNP) mission is to activate the potential of working families to revitalize their neighborhoods through savings, education, and homeownership. They envision healthy, strong, and stable neighborhoods brought about by positioning working families as the main drivers of community growth. TNP operates a housing gateway that offers a pathway to financial opportunity through a savings model that leverages the earned income of working families bundled with existing community resources and services.

### **Community Development Programs**

The Community Development division in the City of Aurora collaborates with community partners, residents, and elected officials to identify and implement public programs and local projects addressing the housing and community development needs of low and moderate-income residents. Community Development ensures the alignment of strategic initiatives with community needs, leveraging resources to optimize outcomes for targeted populations.

In response to the pressing need for affordable housing, the City of Aurora's Development Services Department has proactively contacted local landlords with available units. This initiative aims to assist displaced tenants in finding comparable housing within their budget; minimizing the disruption caused by sudden displacement. By working alongside landlords, Aurora ensures that affordable housing is more accessible to those in need. This effort is part of a broader strategy to stabilize housing for vulnerable populations and promote community development. Additionally, the department continues

to seek new partnerships and resources to expand the support network and enhance the overall housing stability in the City.

#### Community Development Block Grant (CDBG)

The Community Development Block Grant (CDBG) program allocates funds directly to the City of Aurora to assist individuals and families earning 80% or less of the Chicago-Joliet-Naperville Area Median Income (AMI), which for a family of four is \$89,700 in 2024. As the primary federal anti-poverty grant utilized nationwide, CDBG funding supports numerous activities aimed at benefiting low to moderate-income residents or addressing blighted conditions. The City of Aurora receives approximately \$1.6 million annually based on a formula that incorporates Census data, poverty rates, and housing information. The amount of funds received through CDBG has been decreasing despite increased need.

#### Home Investment Partnership Program (HOME)

The HOME program, established under the National Affordable Housing Act of 1990, aims to provide affordable housing solutions for low-income households. This federal program facilitates partnerships among non-profit housing providers, local and state governments, and private organizations. The City of Aurora receives approximately \$750,000 annually from federal allocations for the HOME program, though this funding has been declining at an annual rate of 3-5% (City of Aurora, 2024).

Both CDBG and HOME programs have yielded significant outcomes for the local community. These achievements include assisting 139 households with foreclosure prevention services, allowing residents to maintain homeownership amidst financial challenges. They have supported 733 residents, including children and veterans, in homeless services by providing essential services such as shelter, counseling, training, legal aid, and food support. The programs have also funded critical upgrades to 63 housing units, ensuring the maintenance of safe and skill development services, enhancing their capacity to navigate and succeed in society. Together, CDBG and HOME continue to significantly impact the Aurora community, helping residents maintain housing stability, enhancing the safety of housing units, and providing crucial job training and skill development services.

The Illinois-Court Based Rental Assistance (CBRAP), administered by the Illinois Department of Human Services (IDHS), provides financial support to tenants and landlords involved in eviction court proceedings due to nonpayment. Eligible participants can receive up to \$10,000, covering up to 15 months of past-due rent and two months of future rent payments. This assistance aims to prevent eviction and ensure housing stability for those affected by financial hardships.

### **Innovative Collaborations**

#### Frequent User System Engagement (FUSE)

The Frequent User System Engagement (FUSE) program is designed to help break the cycle of homelessness and crisis among individuals struggling with complex behavioral health needs. These individuals are often the highest users of emergency rooms, jails, shelters, and other crisis services.

The FUSE program provides intensive wraparound case management and support services to help clients achieve their recovery goals and build independent living skills. It involves collaboration between the City, local shelters, emergency services, healthcare providers, and other service providers.

One key component of the Aurora FUSE program is the Harbor Permanent Supportive Housing project, which provides housing for the community's most vulnerable population, targeting those who are the greatest utilizers of community resources. The program aims to stabilize these individuals through supportive housing, an evidence-based solution that combines affordable housing with wraparound support services.

By providing stable housing and comprehensive support services, the FUSE program in Aurora aims to reduce the use of costly crisis services like emergency rooms, jails, and shelters, while improving the overall quality of life for participants.

## Future Plans

### **COA Affordable Housing Study/Plan**

In October 2023, the City of Aurora initiated an affordable housing study to further understand the current state of housing identified as affordable, understand the housing needs based on changing demographics, and develop a set of strategies to utilize in preserving and expanding housing across the diverse population of the 2<sup>nd</sup> largest City in the State of Illinois over the next decade.

### **Poverty Reduction Efforts**

Aurora, Illinois, has seen a significant reduction in its poverty rate, declining from 12.6% in 2018 to 10.2% in 2022. This improvement is largely due to effective federal economic security programs. Despite these gains, homelessness remains a critical issue in Aurora. To address this, it is essential to build up the safety net for residents who fall under the ALICE threshold. Many of these residents struggle to meet basic needs despite being employed, highlighting the importance of leveraging existing resources such as Supplemental Nutrition Assistance Program (SNAP), Temporary Assistance for Needy Families (TANF), Medicare/Medicaid, and many more.

According to data from a study by Daniel Trisi and the Center on Budget and Policy Priorities (CBPP), enhanced security programs played a pivotal role in driving poverty to record lows in 2021. The study highlights that not accounting for government assistance or taxes, poverty was at 23.8%. However, when factoring in government assistance and taxes, it significantly dropped to 7.8%. Demonstrating the substantial impact of government interventions in mitigating poverty.

By utilizing existing resources, the City can grow the safety net for vulnerable populations, helping prevent residents from falling into homelessness. By enhancing outreach and education about these programs, Aurora can help maximize their impact, creating more collaborative effort at reducing the risk of homelessness.

### **Development of Taskforce**

Since early in 2024, the City has been engaged in a collaborative process with local homelessness service providers to identify problems and gaps in the systems of response to homelessness and seek out agreeable solutions to address them. Over the course of a handful of meetings, This process has yielded stronger working relationships and a plan to move forward with the creation of a community taskforce dedicated to continuing this work.

The taskforce will include representatives from the City, local homelessness service providers, and others from the community who are interested and invested in making homelessness more rare and brief in Aurora.

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## Spotlighting Our Community

### Fox Valley Affordable Housing Apartments - Todd and Lincoln Elementary School



Figure 16: Todd Elementary School (Left), Lincoln Elementary School (Right)

The City of Aurora has recently taken significant steps towards addressing homelessness and housing insecurity by approving a partnership with Visionary Ventures, NFP developers, and West Aurora School District #129. This collaboration aims to transform two former elementary schools' buildings, Todd and Lincoln, into affordable housing complexes known as the Fox Valley Apartments; currently has a waitlist.

#### **Funding and Project Details**

To support this initiative, the City of Aurora council has allocated substantial resources, including \$2.9 million from the City's HOME investments funding allocation and \$600,000 from Community Development Block grant funds, totaling a \$3.5 million contribution to this housing development.

#### **Todd Elementary School** (100 Oak Ave, *vacant since 2019*)

- 11 Apartment Units
- VNA Health Care Clinic – Embedded

#### **Lincoln Elementary School** (641 S. Lake St, *vacant since 2009*)

- 14 Apartment Units
- +22 Additional Apartments Units Coming

The Fox Valley Apartments offer a combination of studio, one-, two, and three-bedroom units, catering to the housing needs of working individuals and families. These apartments are available for lease to potential tenants with annual incomes ranging from \$18,000 to \$63,000, based on family size.

City officials recognize the importance of workforce housing, which is designed to serve those who may not qualify for direct assistance for low-income housing but cannot afford market-rate units. Eligible applicants must pass background checks and meet income-eligibility requirements, as authorized by the Illinois Housing Development Authority (IDHA).

## Funding

The City of Aurora, Illinois is committed to addressing homelessness through strategic funding allocations. In 2024, the City has dedicated significant resources to support local organizations providing essential services. These investments demonstrate the City's commitment to providing comprehensive support to individuals and families experiencing homelessness.

Funding Type	Funding Source	Description	Annual Funding (2024)
Federal	Community Development Block Grant (CDBG)	Mutual Ground – General case management	\$40,000
Federal	Community Development Block Grant (CDBG)	Hesed House – General case management	\$40,000
Federal	HOME-ARP	Mutual Ground – Housing case management	\$140,000
Federal	HOME-ARP	Mutual Ground – Emergency rental assistance	\$60,000
Federal	HOME-ARP	Hesed House – Housing counseling search assistance	\$168,000
Federal	HOME-ARP	Domestic violence and substance abuse service onsite (in partnership with Mutual Ground)	\$272,000
Local	Gaming Tax	Hesed House – Aurora Information and Referral Services (AIRS)	\$25,000
Local	Gaming Tax	Hesed House – Port O Potties	\$12,500
<b>Total</b>			<b>\$757,500</b>

Decreases in Community Development Block Grant funding from the federal government, together with the one-time nature of HOME ARP funding are concerning as it comes at a time when the need for funding is increasing.

	2019	2020	2021	2022	2023	2024	Decrease From Peak	Decrease From 2023
CDBG	\$1,550,613	\$1,533,216	\$1,497,494	\$1,374,767	\$1,304,706	\$1,196,194	22.9%	8.3%
HOME ARP			\$2,726,703					

## Impact of Funding on Services

Increased funding is needed to enable shelters to:

- Expand their physical capacity to accommodate more individuals and families.
- Enhance supportive services that address the root causes of homelessness, such as mental health support, substance abuse treatment, and domestic violence intervention.
- Provide long-term solutions through transitional housing programs that bridge the gap between homelessness and permanent housing.

The need for shelter funding in Aurora is evident. It's not just about providing a roof over someone's head; it's about offering a pathway to a better life. By supporting local shelters, we invest in the well-



being of our community and take a stand against the cycle of homelessness. It's a call to action for local authorities, philanthropists, and residents to come together and ensure that everyone in Aurora has access to safe, supportive, and dignified housing options.

## Challenges

### **Lack of Sufficient Affordable Housing**

Like a majority of cities across the country, Aurora struggles to maintain adequate supply of affordable housing. 211 call data show that 39.9% of calls between June, 2023 and June, 2024 were regarding housing and shelter; of those, 40% of callers were seeking rent assistance, 26.2% asked about low-cost housing, and 23.8% sought information about shelters. Further evidence of the need for more affordable housing is demonstrated by the reporting from the local shelter (Hesed House), indicating that when placing individuals and families into housing after experiencing homelessness, the case managers frequently must look outside of Aurora.

The lack of sufficient affordable housing options has a profound impact on individuals experiencing homelessness. With a growing number of people being priced out of the housing market and shelters operating at full capacity, many have been forced to seek refuge on the streets or in makeshift encampments along the Fox River. Despite the efforts of organizations like Hesed House to provide emergency shelter and support services, the demand for affordable housing far outpaces the available supply. This shortage has left vulnerable individuals and families without a stable place to call home, exacerbating the cycle of homelessness and making it increasingly difficult for them to access the resources and support needed to regain self-sufficiency.

Recommendations from the City's affordable housing study will be released soon, and it is critical that the City act on those recommendations to begin work on increasing the available stock of housing and permanent supportive housing for those in greatest need in the community.

### **Vulnerable Homelessness Services Provider Workforce**

There are just four Street Outreach staff to cover the entire Kane CoC area. These outreach workers play a crucial role in establishing trust and building relationships with those living on the streets, connecting them to vital resources and services that can help transition them into stable housing. However, low wages and high turnover rates make it challenging to retain experienced and dedicated staff, leading to disruptions in continuity of care and loss of rapport with clients.

As a result, many unsheltered individuals may fall through the cracks, missing out on opportunities for assistance and remaining trapped in the cycle of homelessness. This not only perpetuates human suffering but also places a greater strain on emergency services and public resources. An adequately staffed and fairly compensated outreach workforce is essential to effectively address the homelessness crisis and provide a compassionate pathway towards housing and self-sufficiency for those in need.

### **Decreased Federal Funding**

The City of Aurora's ability to support the provision of shelter and related services for individuals experiencing homelessness has been hampered by a reduction in federal Community Development Block Grant (CDBG) funding due to lack of congressional action. Aurora has historically relied heavily on CDBG dollars to support emergency shelters, rental assistance programs, and other crucial initiatives aimed at preventing and addressing homelessness. However, with Congress failing to reauthorize full

funding for the CDBG program, the city will have to reduce the grants it distributes to local non-profit organizations that offer housing, counseling, job training, and other vital assistance to the homeless population. This decrease in funding leaves vulnerable individuals and families without access to the resources they desperately need to secure stable housing and achieve self-sufficiency. The lack of congressional action threatens to further exacerbate the homelessness crisis in Aurora.

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**CoC General Membership Meeting**  
**Wednesday, April 24<sup>th</sup> @ 2:00 PM**  
**Agenda**

Join Zoom Meeting

<https://us02web.zoom.us/j/82839878685?pwd=bHdBU29NVTNYaWJkOGlJM0FidndJZz09>

Meeting ID: 828 3987 8685

Passcode: 813820

- I. Welcome**
- II. Minutes (attachment)**
- III. Committee Reports**
  - a. Board Report
  - b. Rapid Rehousing Review Panel
  - c. Homeless Veterans Task Force
  - d. Coordinated Entry Task Force
- IV. CoC Program Updates**
  - a. IDHS FY24 Emergency Solutions Grant
  - b. 2024 HUD CoC NOFO (*attachment*)
  - c. IDHS FY24 Homeless Prevention Program CoC Recommendations (*attachment*)
  - d. Point in Time Count(*attachment*)
- V. Volunteers of America Presentation**
  - a. Airielle Macool-Cunningham, Chief Program Officer
- VI. TeachTeam/Fox Valley Habitat for Humanity Presentation**
  - a. Marc Mercado, President of TeachTeam
- VII. 2023 HUD CoC Competition Debriefing**
  - a. Peg White Lijewski, CoC Consultant
- VIII. News/Updates from members**
  - a. Please feel free to share any news, updates, challenges, or relevant staff or program changes with the membership.
- IX. Adjournment**

# 2024 Point in Time Count

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CONTINUUM OF CARE FOR KANE COUNTY

# Total Count

• **Total Homeless in Kane County on 1/25/2024: 540**(461 in 2023) Homeless Population by Geographic Location

• Total Unsheltered: 122

• Total Sheltered: 418

• 17 % increase in homelessness in one calendar year

- Elgin Overall Increase:

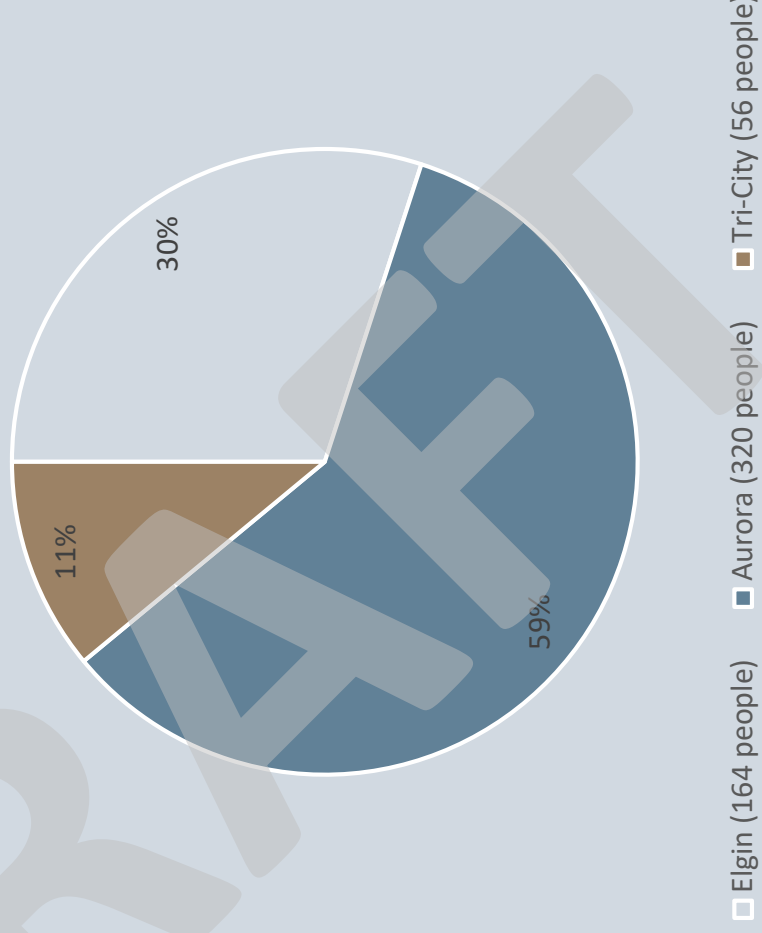
- 105 in 2023
- 164 in 2024

- Aurora Overall Increase/Decrease

- 310 in 2023
- 320 in 2024

- Tri-City Overall Increase

- 28 in 2023
- 56 in 2024 (2 Unsheltered)



# Historical Data

Year	Sheltered	Unsheltered	Total People
2017	360	25	360
2018	405	0 (no count completed)	405
2019	343	45	388
2020	345	65	410
2021	200	51	251
2022	335	55	390
2023	410	51	461
2024	418	122	540

Kane County Historical Point in Time Data

