



# **Housing & Community Development Block Grant**

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## **Consolidated Plan Program Years 2020 - 2024**

### ***Proposed Substantial Amendment (2022-#1)* to 2018, 2019, 2020, and 2021 Annual Action Plans**

**DRAFT (February 2022)**

**Community Development Division • 44 E. Downer Place • Aurora, Illinois 60507  
(630) 256-3320 • [nrd@aurora.il.us](mailto:nrd@aurora.il.us)**

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## ***PUBLIC NOTICE***

As an entitlement community, the City of Aurora, Illinois ("City") receives funding from U.S. Department of Housing and Urban Development (HUD) through the Community Development Block Grant Program (CDBG and CDBG-CV), HOME (HOME) Investment Partnerships Program, and Emergency Solutions Grant (ESG) Program. In accordance with the City of Aurora's Citizen Participation Plan and the requirements of HUD, a public hearing will be held at 1:00 p.m. on February 22, 2022, City Hall, 5<sup>th</sup> Floor Conference Room B, 44 E. Downer Place, Aurora, IL 60507 to provide an opportunity to comment on the 2022 City of Aurora Annual Action Plan and proposed funding recommendations as well as proposed Substantial Amendment 2022-#1.

Please be advised that effective February 7, 2022, a summary of the proposed *2022 Annual Action Plan* and *Substantial Amendments to the City's 2018, 2019, 2020 and 2021 Annual Action Plans* ("Substantial Amendment 2022-#1") will be available for review and public comments at the following locations: City of Aurora-Community Development Division, 44 E. Downer Place, Aurora, IL; Library-Main, 101 S. River St., Aurora, IL; Library-Eola, 555 S Eola Rd., Aurora, IL; Library-West, 233 S. Constitution Dr., Aurora, IL; and on the City of Aurora website: [www.aurora-il.org/1175/Community-Development](http://www.aurora-il.org/1175/Community-Development).

As per 24 CFR 570.200(h), 24 CFR Part 92.212, and 2 CFR 200.458, the public is hereby notified that under certain conditions, the City and/or its subrecipients may incur costs associated with the CDBG, HOME, and ESG activities identified above and described in the City's 2022 Annual Action Plan prior to the effective date of its grant agreement with HUD. The total amount of any pre-award costs incurred will not exceed \$300,000 or 25% of the amount of the City's anticipated 2022 CDBG allocation. Costs related to the HOME program may not exceed 25% of the City's current program amount. Costs related to the ESG program will comply with the regulatory requirements as outlined in 24 CFR 576. Citizens are advised that such pre-award costs will have no effect on future grants, and will be in compliance with the regulations that govern the CDBG, HOME, and ESG Programs as stated at 24 CFR Part 570, 24 CFR 92, and 24 CFR Part 576, respectively, as well as the Environmental Review Procedures stated in 24 CFR Part 58. To provide the required public disclosure of the City's intent to use unobligated carry forward funds as necessary for such 2022 pre-award costs, the regulatory provisions for incurring pre-award costs will be discussed at the public hearing. This may include using unobligated front funding for CDBG public service, program administration, neighborhood revitalization/infrastructure, and housing activity costs as well as HOME and ESG administration and project costs. Questions should be directed to the Community Development Division at (630) 256-3320 or [CDD@aurora.il.us](mailto:CDD@aurora.il.us).

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. For more information, to make special arrangements, or to provide comments, contact Community Development Division (CDD), 44 E. Downer Place, Aurora, IL 60507, (630) 256-3320 or [CDD@aurora.il.us](mailto:CDD@aurora.il.us).

Written and verbal comments will be accepted no later than 4:00 p.m., March 8, 2022. All responses will be addressed by the CDD and submitted to HUD. The City of Aurora's 2022 Annual Action Plan and Substantial Amendment 2022-#1 are scheduled for review and adoption at the City Council's March 8, 2022 meeting at 6:00 p.m., City Hall, Council Chambers 2<sup>nd</sup> Floor, 44 E. Downer Place, Aurora, IL 60507. Please be advised that the public hearing and meeting dates are subject to change.

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## **Substantial Amendment 2022-#1 Executive Summary**

Substantial Amendment 2022-#1 proposes amendments to the following documents:

- Substantial Amendments to *2018, 2019, 2020 and 2021 Annual Action Plans (AAP)*

As an entitlement community, the City of Aurora, Illinois (“City”) receives funding from U.S. Department of Housing and Urban Development (HUD) through the Community Development Block Grant Program (CDBG), HOME (HOME) Investment Partnerships Program, and Emergency Solutions Grant (ESG) Program. In accordance with the City of Aurora’s Citizen Participation Plan and the requirements of HUD, a public hearing will be held at 1:00 p.m. on February 22, 2022, City Hall, 5<sup>th</sup> Floor Conference Room B, 44 E. Downer Place, Aurora, IL 60507 to provide an opportunity for comment on proposed *Substantial Amendments to the City of Aurora’s 2018, 2019, 2020 and 2021 Annual Action Plans*. The Substantial Amendments will result in the re/allocation of unexpended funds and adjustments needed to ensure the integrity of the City’s spending obligations and also further address the City’s effort to comply with HUD’s regulatory requirements in administering the City’s HOME Program.

The Substantial Amendments to the the City’s AAPs will result in the re/allocation of 2018, 2019, 2020, and 2021 CDBG (approximately \$523,805) and CDBG-CV funds (approximately \$310,001) and the adjustments needed to ensure the integrity of the City’s spending obligations and also further address the City’s effort to comply with HUD’s regulatory requirements in administering the City’s CDBG Program. Upon closure of the public comment period and receipt of City Council approval, all proposed amended and new activities together with their proposed funding will be entered into the applicable sections within HUD’s e-Con Planning Suite Reporting System.

New and/or cancelled projects proposed under Substantial Amendment 2022-#1 are shown on following tables (proposed amendments to the City’s 2018, 2019, 2020, and 2021 AAPs are shown as tracked changes):<sup>1</sup>

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<sup>1</sup> Unexpended CDBG funds which have been deobligated from completed projects and program income are shown on the City of Aurora’s funding adjustment table on Pages 7-8 .

	2018 Annual Action Plan
<b>Project Name</b>	Neighborhood Revitalization/Improvements
<b>Target Area</b>	City of Aurora Low-Mod Census Tracts
<b>Goals Supported</b>	Neighborhood Revitalization/Improvements
<b>Needs Addressed</b>	Public Facilities Neighborhood Improvements/Revitalization
<b>Funding</b>	CDBG: <del>450,000</del> <u>\$410,216.68</u>
<b>Description</b>	Initiate improvement efforts in locally selected geographical areas that complement City Neighborhood Plans.
<b>Target Date</b>	12/31/2018
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	TBD, depending upon LMI Census Tract areas that are selected for construction.
<b>Location Description</b>	<p>Initiate improvement efforts in locally selected geographical areas that complement the City Neighborhood Plans, especially within the NRSA and LMI Census Tracts.</p> <p>TBD.</p> <p>1. City of Aurora: Road Resurfacing Project in the following LMI Census Tract Areas (\$400,000):</p> <ol style="list-style-type: none"> <li>1. UNION ST from FRONT ST to SUPERIOR ST</li> <li>2. FENTON ST from OHIO ST to TRASK ST</li> <li>3. SPENCER ST from E DOWNER PL to NORTH AV</li> <li>4. NORTH PARK AV from PENNSYLVANIA AV to HAMMOND DR</li> <li>5. OLD INDIAN TR from HIGHLAND AV to ELMWOOD DR</li> <li>6. TAYLOR AV from NEW HAVEN AV to ROBERT ST</li> <li>7. COLORADO AV from HAMMOND AV to HIGHLAND AV</li> <li>8. CALIFORNIA AV from HAMMOND AV to HIGHLAND AV Low to moderate income census tracts.</li> </ol>
<b>Planned Activities</b>	<p>Street resurfacing project for streets within low-moderate income census tracts. (\$400,000)</p> <p><u>Project Cancelled:</u> The Neighbor Project Safety First-Lead Service Line Replacement Program (<del>\$50,000</del>)-(Via Substantial Amendment 2019-#2) <u>Remaining funds (\$39,873) to be reallocated to CDBG eligible project.</u></p>

	2019 Annual Action Plan
<b>Project Name</b>	Housing: Improve existing housing
<b>Target Area</b>	Neighborhood Revitalization Strategy Area City of Aurora
<b>Goals Supported</b>	Housing/Improve/Sustain Existing Housing Supply
<b>Needs Addressed</b>	Housing/Improve Existing Supply
<b>Funding</b>	CDBG: <del>\$251,532</del> <u>\$115,000</u>
<b>Description</b>	This project provides for housing rehabilitation to improve existing housing supply with units brought to code, made energy efficient and accessible.
<b>Target Date</b>	12/31/2019
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 85 low and moderate income households will benefit.
<b>Location Description</b>	City-wide. Applicants will be qualified at the following agencies: <u>Project Cancelled</u> CDBG-2019-01: Rebuilding Together Aurora, 31 W. Downer Pl., Suite 402, Aurora, IL 60506 ( <del>\$136,532</del> ) <u>Funds to be reallocated to CDBG eligible project.</u> CDBG-2019-02: The Neighbor Project, 32 S. Broadway, Aurora, IL 60505 (\$115,000)
<b>Planned Activities</b>	The City will partner with <del>Rebuilding Together Aurora (\$136,532)</del> and The Neighbor Project (\$115,000) to provide income-qualified homeowners with financial assistance to improve the City's existing housing supply with units brought up to code, made energy efficient, and accessible. Rebuilding Together Aurora's Safe at Home Grant Program focuses specifically upon households owned by special needs or disabled residents which are owner occupied. The Neighbor Project's Deferred Loan Program focuses specifically on addressing emergency code and safety housing repairs. Both programs offer up to \$4,999 in financial assistance.
	2020 Annual Action Plan
<b>Project Name</b>	Non-Profit Public Service Assistance (CDBG-CV-2020-03)
<b>Target Area</b>	Neighborhood Revitalization Strategy Area Citywide
<b>Goals Supported</b>	Public Service Assistance Including the Prevention and Reduction of Homelessness
<b>Needs Addressed</b>	Affordable Housing Homelessness Prevention Support Coronavirus (COVID-19) and Other Infectious Disease Responses
<b>Funding</b>	<del>\$620,908.00</del> <u>\$749,245</u> (CDBG-CV)
<b>Description</b>	Funding will be used to assist non-profit agencies in providing basic needs to support activities that relate to their coronavirus and other infectious disease responses. Services may include, but are not limited, to activities to assist senior services, substance abuse, domestic violence survivors, housing legal services, food and

	shelter, and additional case management opportunities. In developing this project, the City will reach out to its partner agencies (such as, but not limited to its CoCs, FEMA, State, etc.) to ensure that the CDBG-CV funds are solely used as gap funding
<b>Target Date</b>	December 31, 2022
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Low and moderate income individuals
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	<p><u>Unexpended funds from CDBG/CV public service projects that have been completed or cancelled will be reallocated to new projects.</u></p> <p>The City is reserving \$70,750 in non-profit assistance for long term COVID-19 recovery efforts.</p> <p>City staff released an abbreviated application and held a virtual meeting to provide a summary of the requirements, timeline, and application process for CDBG-CV funds on May 28, 2020. The application deadline was June 19, 2020. The City received twelve applications and proposed funds in the amount of \$98,000 to assist the following agencies in their efforts to prepare for, prevent, and respond to COVID-19 and other infectious diseases:</p> <ul style="list-style-type: none"> <li>• CDBG-2020-CV-02a*: Association for Individual Development - COVID-19 Response Project (\$11,750)</li> <li>• CDBG-2020-CV-02b*: Marie Wilkinson Food Pantry - Cold Storage Project (\$15,000)</li> <li>• CDBG-2020-CV-02c*: Hesed House - COVID-19 Services (\$50,000)</li> <li>• CDBG-2020-CV-02d*: Rebuilding Together Aurora - Personal Protection Equipment (\$2,500)</li> <li>• CDBG-2020-CV-02e*: Aurora Interfaith Food Pantry - COVID-19 Safety Improvements (\$35,000)</li> <li>• CDBG-2020-CV-02f*: Marie Wilkinson Food Pantry – COVID-19 Services (\$15,000)</li> </ul> <p>*Pending additional HUD guidance, these activities may require reclassification as a public facility improvement project or may need to be modified to meet the requirements of CDBG-CV funds. Should this occur, the City will reclassify the activity under its Community Facilities/Infrastructure/Amenities Project Category or another eligible activity identified during HUD consultations.</p> <p>Under Substantial Amendment 2020-#4, following the City’s review of its 2021 CDBG applications, the following agencies were selected to receive CDBG-CV funds due to their project’s CDBG-CV eligibility:</p>



	<ul style="list-style-type: none"> <li>• CDBG-CV-2020-06: HOPE Fair Housing Center/Fair Housing Activities (<del>\$50,000</del>)_Project reclassified as a Program Administration activity via Minor Amendment 2021-#2</li> <li>• CDBG-CV-2020-07: Hesed House/ SEEDS Case Management- (\$50,000)</li> <li>• CDBG-CV-2020-08: Aurora Area Interfaith Food Pantry/Food Purchase (\$50,000)</li> <li>• CDBG-CV-2020-09: Marie Wilkinson Food Pantry/Food Purchase (\$20,000)</li> <li>• CDBG-CV-2020-10 Prairie State Legal Services/Aurora Housing Advocacy Legal Services Project (\$50,000)</li> </ul> <p>City staff released an application on April 26, 2021. The application deadline was May 14, 2021. The City received 14 applications and proposed funds in the amount of <del>\$275,235</del>,000 to assist the following agencies in their efforts to prepare for, prevent, and respond to COVID-19 and other infectious diseases:CDBG-CV-2020-12: City of Aurora Community Services Department - Financial Empowerment Center (\$50,000)</p> <ul style="list-style-type: none"> <li>• CDBG-CV-2020-13: APS - Training Academy/ STEAM Program (\$50,000)</li> <li>• CDBG-CV-2020-14: NAMI DuPage/ Mental Health Education and Support Services (\$40,000)</li> <li>• CDBG-CV-2020-15: Public Action to Deliver Shelter/ 680 Comprehensive Resource Center COVID Shelter (\$25,000)</li> <li>• CDBG-CV-2020-16: CASA Kane County/ Child Advocacy for Abused and Neglected Children in Aurora (\$20,000)</li> <li>• <u>Project Cancelled</u>: CDBG-CV-2020-17: Northern Illinois Food Bank/Senior Box Program. <u>Program funded with a different City source (\$40,000)</u></li> <li>• CDBG-CV-2020-18: Mutual Ground, Inc./Domestic Violence Emergency Shelter (\$50,000)</li> </ul> <p><u>Following the City's review of its 2022 CDBG applications, the following agencies have been selected to receive CDBG-CV funds due to their project's CDBG-CV eligibility:</u></p> <ul style="list-style-type: none"> <li>• <u>CDBG-CV-2020-07: PADS DBA Hesed House/SEEDS Case Management (\$50,000)*</u></li> <li>• <u>CDBG-CV-2020-10: Prairie State Legal Services/Aurora Housing Advocacy Legal Services Project (\$15,000)*</u></li> <li>• <u>CDBG-CV-2020-18: Mutual Ground/Domestic Violence Shelter (\$50,000)*</u></li> <li>• <u>CDBG-CV-2020-12: City of Aurora Innovation Department/Financial Empowerment Center (\$100,000))*</u></li> <li>• <u>CDBG-CV-2020-20: 360 Youth Services/Homeless Assistance for Youth (\$50,000)</u></li> </ul> <p><u>* Funds will be added to the agency's existing CDBG-CV Projects</u></p>
	2021 Annual Action Plan
<b>Project Name</b>	Community Facilities/Infrastructure/Amenities
<b>Target Area</b>	City of Aurora
<b>Goals Supported</b>	Enhance and Improve Access to Amenities

<b>Needs Addressed</b>	Neighborhood Investments that affirm fair housing Sustainability/Community Resiliency
<b>Funding</b>	CDBG: <del>\$300,000</del> 800,000
<b>Description</b>	Targeted neighborhood investments that provide safe and accessible pedestrian modes of transportation from affordable housing communities to neighborhood amenities and public transit, promote crime prevention through environmental design standards, and adds neighborhood amenities (i.e. public art, community gardens, playgrounds, and parks) that enhance the quality of life.
<b>Target Date</b>	12/31/ <del>2020</del> 2022
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 15,400 low and moderate income families.
<b>Location Description</b>	Citywide <u>Low and Moderate Income Census Tract Areas</u>
<b>Planned Activities</b>	<p>CDBG-2018-02: Mutual Ground/Mutual Ground- Shelter Exterior Rehabilitation - \$100,000 (for overall project total of \$245,000 when combined with 2018 CDBG funds).</p> <p>Contingency Statement: due to this project's (CDBG-2018-02) unanticipated delays and its time sensitivities, the City intends to allocate pre-award costs in accordance with HUD's regulatory thresholds. Alternatively, via Substantial Amendment 2020-#4, the City reserves the right to allocate 2020 and/or prior year unexpended funds in the amount of \$100,000 to this project. Should 2020 and/or prior year funds become available, this project's 2021 allocation will be reallocated to new and/or existing project.</p> <p>CDBG-2020-09: Fox Valley Park District/Wellness Walk (\$200,000)</p> <p><u>CDBG-2022-02: City of Aurora Engineering/Street Resurfacing (\$500,000)</u></p>

The following funding adjustments will be made to accommodate the above referenced Amendment 2022-#1 activities under the City's 2018, 2019, 2020, and 2021 Annual Action Plans and to also allow the City to expend its funds in a timely manner. Proposed recommendations follow:

<b>Proposed Amended CDBG/CV Activity</b>	<b>Original/Amended Funding Allocation</b>	<b>Substantial Amendment 2022-#1 Recommended Re/Allocation Amount</b>	<b>CDBG/CV Program Year Funding Source(s)</b>	<b>Project Reallocation Comments</b>
CDBG-2018-16: The Neighbor Project – Lead Hazard Reduction	\$50,000.00	-\$35,483.32	2018	Project Cancelled/ Unexpended Funds
Neighborhood Revitalization Activity	\$211,464.91	-\$4,491.91	2019	Project Cancelled/Unexpended Funds
CDBG-2019-01: Rebuilding Together Aurora Safe At Home	\$136,352.00	-\$136,352.00	2019	Rebuilding Together Aurora maintains a balance of funding to continue serving Aurora residents in 2022
CDBG-2017-07: Choose Aurora Down Payment Assistance	\$200,000.00	-\$1,000.00	2017-2019	Project Complete / Unexpended Funds
CDBG-2018-14, 2020-08: STABLE (Micro/Small Business Loan Program)	\$688,000.00	-\$57,044.17	2018-2020	Project Complete / Unexpended Funds
CDBG-2020-02: Breaking Free Homeless Substance Abuse Treatment	\$ 10,000.00	-\$5,542.64	2020	Project Complete / Unexpended Funds
CDBG-2021-03: City of Aurora Engineering Street Resurfacing	\$300,000.00	-\$60,015.64	2020	2014 funds Used/Project Complete/Unexpended Funds
2020 CDBG Program Administration	\$306,643.20	-\$53,933.68	2020	Program Income Used/Project Complete/ Unexpended Funds
2021 CDBG Program Administration	\$268,618.00	-\$128,594.53	2021	
CDBG-2021-06: Scitech Museum Hands on Museum Youth Program	\$25,000.00	-\$25,000	2021	Project Cancelled/ Unexpended Funds
2021 Public Service Activities	\$195,000.00	TBD	2021	Project(s) Complete/Unexpended Funds
CV Emergency Shelter Set-Aside	\$21,663.00	-\$21,663.00	2020 (CV)	Project Cancelled/Unexpended Funds

CDBG-CV-2020-01: STABLE (Micro/Small Business Loan Program)	\$300,000	- \$32,131.80	2020 (CV)	Project(s) Complete/Unexpended Funds
CDBG-CV-2020-06: HOPE Fair Housing Center	\$50,000.00	-\$50,000.00	2020 (CV)	Project reclassified/Unexpended Funds
CDBG-CV-2020-17: Northern Illinois Food Bank Senior Box Program	\$40,000.00	-\$40,000.00	2020 (CV)	Project Cancelled/Unexpended Funds – Project funded with a different City source
CV City of Aurora Emergency Subsistence Program	\$ 166,206.50	-\$166,206.50	2020 (CV)	Project Complete/Unexpended Funds
Deobligated CDBG/CV Funding Totals (Amounts Available to reallocate)		-\$507,457.89 (CDBG) -\$310,001.30 (CV)		

### **Citizen Participation Timeline**

*All public hearing and meeting dates are subject to change.*

**February 6, 2022:** Public hearing notice for Substantial Amendment 2022-#1 published in *The Beacon News*

**February 7, 2022:** Public hearing notice for Substantial Amendment 2022-# 1 posted on the City's website, [www.aurora-il.org/1175/Community-Development](http://www.aurora-il.org/1175/Community-Development) and distributed to libraries.

**February 7, 2022:** Substantial Amendment 2022-#1 Public Comment Period Opens

**February 22, 2022:** Substantial Amendment 2022-#1 Public Hearing at 1:00 p.m.

**March 1, 2022:** Substantial Amendment 2022-#1- Public Health, Safety and Transportation Committee at 4:00 p.m.

**March 1, 2022:** Substantial Amendment 2022-#1- Committee of the Whole Review at 5:00 p.m.

**March 8, 2022:** Substantial Amendment 2022-#1 Public Comment Period closes at 4:00 p.m.

**March 8, 2022:** Substantial Amendment 2022-#1 City Council Review and Approval at 6:00 p.m.

**March 15, 2022 (tentative):** Substantial Amendment 2022-#1 submitted to HUD

### **Public Notice, Comments, and City of Aurora Responses**

Following the close of the public comment period and receipt of City Council approval, all of the above referenced Consolidated Plan/Annual Action Plan activities and re/allocations will be formally submitted to HUD for approval (via the applicable narrative and tables within their respective reports such as the Executive Summary, PR-15, PR-10, AP-12, AP-15, AP-20, AP-38, AP-55).

### ***Public Comments and City of Aurora Responses***

Any comments and the City's response(s) will be included in the City's report submittals to HUD upon conclusion of the public comment period. To date, the City has not received any comments.

This document will serve as the City's Substantial Amendment submittal to HUD for the following federal resources:

**The Community Development Block Grant (CDBG)** is Aurora's most flexible funding resource and can be used for housing and non-housing activities, including those that revitalize neighborhoods, promote economic development, improve community facilities/infrastructure, and provide public services, all of which must benefit the City's low and moderate income residents. The CDD anticipates receiving approximately \$1.5 million each year.

**The Community Development Block Grant Coronavirus (CDBG-CV) Program** is a special 2020 Program Year allocation which was authorized by the CARES Act, Public Law 116-136 to respond to the Coronavirus pandemic crisis. The City will use these funds to provide gap funding assistance to its residents, businesses, and non-profit agencies to further prevent, prepare for, and respond to the Coronavirus. Should additional funds be made available, the City will allocate these funds via its Substantial Amendment process.