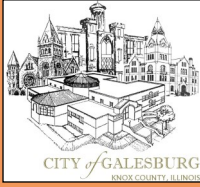


City of Galesburg Housing Newsletter

JANUARY 2021



HOUSING INSPECTION NUMBERS

Nuisance total - 2477

Weeds - 1161

Trash/Debris - 202

Outside Storage - 378

Housing - 83

Rental - 243

Other - 410

ADMINISTRATIVE ADJUDICATION

TRASH & DEBRIS

- 75 court
- 127 complied

OUTSIDE STORAGE

- 100 court
- 278 complied

DANGEROUS STRUCTURES

- 46 court
- 62 complied

INOPERABLE VEHICLES

- 41 court
- 62 complied

OTHER

- 101 court
- 416 complied

LEAD REMEDIATION HOUSING GRANTS CONTINUE

The City of Galesburg continues with its multiyear grants with the Department of Commerce and Economic Opportunity (DCEO) and Housing and Urban Development (HUD) to provide lead safe housing for low to moderate income residents living in the city limits. This grant focuses on homes built before 1978 with lead issues such as lead painted window sashes, siding, porches, and interior walls. The goal is to address approximately 220 homes in the city. While Covid19 slowed, and at times halted progress, in 2020, projects are expected to progress normally in 2021.

Eligible applicants can be owner occupied and rental units. In the case of rental units, eligibility is based upon the tenant's income but both tenant and owner must apply. Applications are still being accepted and are available on the City website on the Community Development Housing Grants page. For more information, call Royal White with WIRC at (309) 837-3941 or Judy Guenseth with the City at (309) 345-3652.



Before and after pictures of a grant home.

HOUSING REHABILITATION GRANT

The City was awarded a second Illinois Housing Development Authority (IHDA) Single Family Rehab Grant in the amount of \$470,000 in the spring of 2020. The City may also receive additional funds of \$236,250 due to Covid19 issues. Approximately 10 homes will be rehabilitated with this grant which focuses on electrical, plumbing, roofing and other major safety issues. If awarded the additional money, approximately 5 more homes will receive help.

Eligible recipients must live in Galesburg city limits, own their home, and meet income guidelines. A family of 4 could qualify with an annual income of \$54,150 or less. While many homes have already been selected for rehabilitation, applications are still being accepted. Please call Royal White at Western Illinois Regional Council to set up an application appointment at (309)837-3941. For more information, visit the City of Galesburg website for an online video about the grant requirements on the Community Development Housing Grants page.

HOUSING PROGRESS

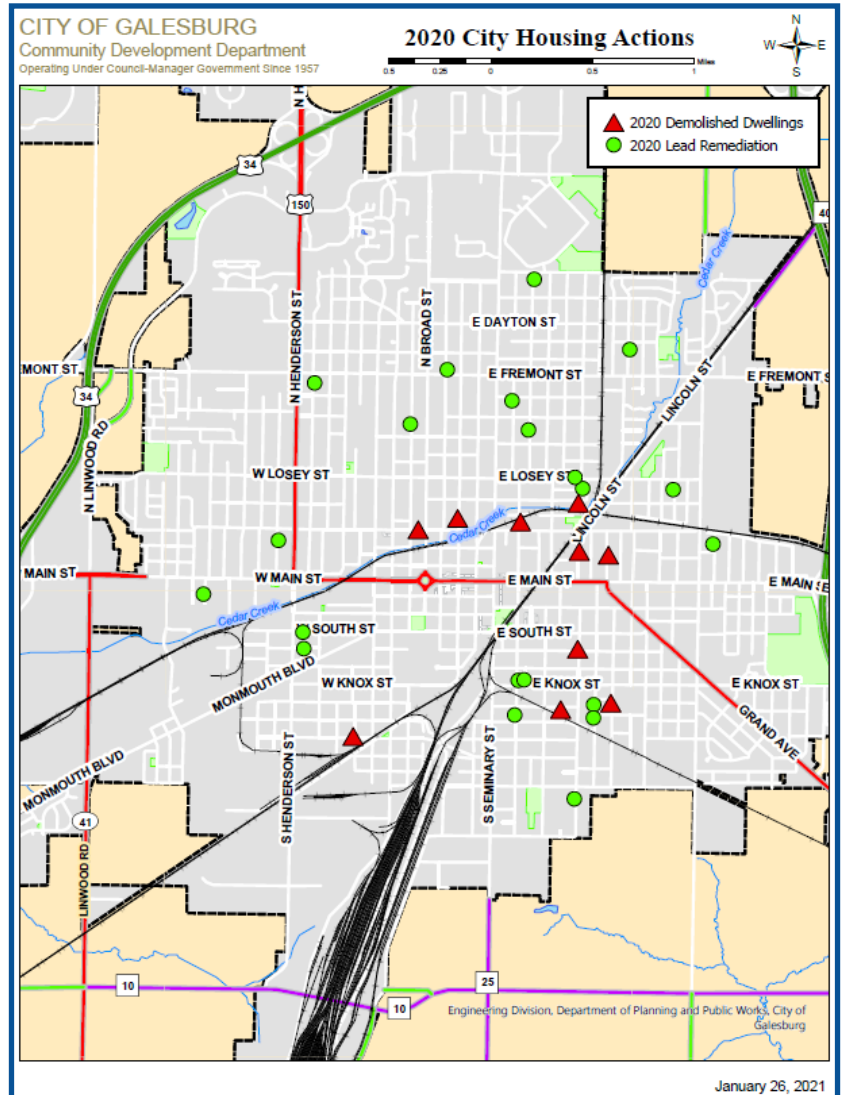
The map to the right highlights work completed in the City of Galesburg in 2020.

The green circles are homes which were improved through our grant programs and are lead free at the completion of the work.

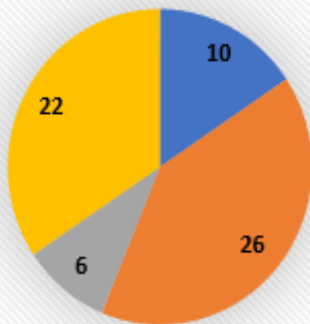
The red triangles represent demolition work completed by the City.

The City also works with owners to encourage them to improve their properties through our housing and nuisance compliance programs. In the past year, 22 owners improved their houses significantly or did a private demolition and their property was removed from the city demolition list.

The Community Development Department works to bring safety to residents through various avenues of inspection.



2020 Demolition Work



- Demolitions Completed
- Demolitions Seeking Corrective Action
- Demolitions in Process
- Demolitions Completed/Repaired by Owner

ABANDONED PROPERTY PROGRAMS

The City of Galesburg was recently awarded \$175,000 in the Illinois Housing Development Authority (IHDA) Strong Communities Program. This is a new grant program to address blighted residential housing in Illinois communities. Funds will be utilized to demolished abandoned homes and also remove overgrowth and trash for similar properties.

The City of Galesburg has also successfully utilized three Illinois Housing Development Authority (IHDA) Abandoned Properties Grants since 2017. This grant is a highly competitive with other downstate communities due to limited funding. The next grant round has been announced and the city is once again applying for these funds to tear down dilapidated dwellings.

CITY 5X5 HOUSING PROGRAM

The goal of the 5 x 5 Housing Program is to provide a comprehensive approach to the blighted housing conditions in Galesburg. It is proposed to work on over 500 homes over a 5 year period from 2019-2023. The program strategy is to enforce property maintenance codes, provide timely rental and housing inspections, assist low to moderate income homeowners to make emergency repairs, utilize grant funding to rehabilitate homes to make them code compliant, demolish a backlog of abandoned or structurally deficient homes, provide incentives to develop housing on vacant lots where in-fill housing is needed, and provide a new housing infrastructure grant to encourage construction of new single family homes.

Projects	Homes 2019	Homes 2020	Homes To Date	2019 Dollars in 1,000s	2020 Dollars in 1,000s
City Demolition Program	5	10	15	49	253
Owner Complied Repaired or Demolished	15	22	37	0	0
HUD DCEO Lead Paint Reduction Grants* *Delays due to Covid19	20	21	42	557	809
DCEO & IHDA Housing Rehab Grants	15	0	15	682	0
City Emergency Home Repair	0	0	0	0	0
Infill Housing Incentive	0	0	0	0	0
New Housing Infrastructure Grant	0	0	0	0	0
TOTAL	55	53	108	1,288	1,062

Project Goals	Homes 5 year Goals	To Date Homes	To Date Dollars in 1,000s	2021 Goals Dollars in 1,000s	2022 Goals Dollars in 1,000s	2023 Goals Dollars in 1,000s
City & Owner Demolition	133	53	302	337	337	337
Lead Paint Remediation Grants	221	42	1,366	1,400	0	0
Housing Rehab Grants	48	15	682	900	0	900
Emergency Home Repair	189	0	0	140	140	140
Infill Housing Incentive	10	0	0	30	30	30
New Housing Infrastructure Grant	35	0	0	0	370	0
TOTAL	636	110	2,350	2,807	877	1,407