

2020-21 CDBG Home Preservation Program Update

SERVING HOMEOWNERS
PRESERVING HOUSES
INVESTING IN LEE'S SUMMIT NEIGHBORHOODS



We build strength, stability and self-reliance through shelter.

Activity to date:

- September 2020—Contract executed between City and Truman Habitat
- October 2020—Notice of funding availability issued and application intake began
- November 2020—12 applications received and 11 homeowners were approved as eligible
 - Homeowners notified of preliminary approval and anticipated process to begin January 2021
 - One home improvement denial due to 0% lending criteria
 - Several found ineligible to apply due to HUD income limits and requirement for homeowner insurance

Activity to date & beyond

- January 2021—On-site assessments completed
- Feb-April 2021—Development of project scopes and submission to City for required Environmental Review (will be ongoing throughout program year)
- April 2021—Anticipate initiating construction start for a minimum of 5 projects
- July 1 & October 1—Anticipate initiating construction start for a minimum of 5 projects each quarter

What do Lee's Summit Homeowners Need to guarantee **Home Preservation**?

- Deteriorated roof and gutter replacement
- Furnace replacement
- Weatherization
- Correction of dangerous conditions—accessibility, electrical, sewer infrastructure
- Foundation issues (may be beyond the scope)
- Repair and refinish of exterior elements

Habitat provides a Hand-up. Not a Hand-out.

Affordable & Flexible Repayment Options

Different activities have different price structures, based on regulations and appropriateness standards. Pricing policies must be applied **consistently**. Habitat works to reduce project cost through donated material and labor when feasible.

Examples:

- Critical Home Repairs – 10% of project cost not to exceed \$500.00 can be repaid through sweat equity
- Home Improvement and enhancement– sweat equity and 7 year, 0% interest, unsecured loan

Covid Impact on Program Implementation

- Minor delay in program start due to Covid related staff turnover and 2020 construction project delays
- Limited opportunity for in-person application intake and assistance
- Significant increase in construction costs and demand for supplies and subs in short supply
- Limited use of volunteers on projects due to Covid risk



QUESTIONS?

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