

### Description of Activity

The Lake County Haven would like to expand its services in order to help more people in need in our community. As such, we plan to purchase a building which will be used as a Group Home serving low-income individuals and families in crisis. We are currently focusing on properties in Libertyville and Deerfield, but are also researching other areas of Lake County with similar attributes such as access to transportation, job opportunities, and community resources.

We anticipate that at least 80% of residents in our new Group Home will have a diagnosed substance use disorder and/or persistent mental illness. One hundred percent will have income at 60% or less of Lake County's area median income. While not designed as a homeless program, we do expect that residents of this program will lack a safe, fixed, and adequate residence prior to entry.

Residents of the program will be offered individual and group counseling on topics that will help them learn to manage their sobriety and mental illness and live independently. Such topics will include, but are not limited to, relapse prevention, job acquisition, career management, sober living skills, mental health awareness, dealing with depression/anxiety, financial management, household maintenance, and more. The main goal of this program will be to prepare residents to achieve and maintain permanent, independent living.

### Project Need

With the exception of the Haven's current Transitional Shelter in Libertyville, there are no group homes in central Lake County which specifically target low- moderate income individuals and families struggling with substance use disorder and/or persistent mental illness with the goal of helping people learn to manage their so they can live independently.

To further illustrate the dire need for programs like this in our community, it should be noted that the Haven's current Transitional Shelter received 338 applications for entrance in 2015. However, because the Haven's current shelter has just 10 beds, we were only able to serve 56 of those applicants over the course of the year.

Our new Group Home will double the amount of people who can receive the services currently only offered at the Haven's Libertyville shelter. The sooner we can get the Group Home up and running, the sooner our neighbors in crisis can get the help they need to live full, healthy lives.

### Population Served

The Haven's Group Home will provide housing and supportive services to individuals and families in crisis. All of those served in this program will fall at or below the low-moderate income limits for Lake County. Our target population will be women with a diagnosed substance use disorder and/or persistent mental illness. We expect that 80% or more of our Group Home residents will be struggling with these disabilities and will need significant interventions to learn how to manage their symptoms so that they may live independently.

#### Low-Moderate Income Eligibility

The Haven's Group Home will serve 100% low-moderate income individuals and families. We further anticipate that most residents served will come to us with no income at all.

Each of the individuals and families who live in our Group Home will have access to high-quality, individualized supportive services designed to help increase their household income, manage their finances, and achieve permanent, independent living. The Group Home will be located in an area of high opportunity, close to public transportation and a variety of job opportunities.

#### Project Timeline

Action Item	Timeline	Completion Date
Secure Confirmation of PY16 CDBG	5/1/2016	5/19/16
Locate Project Site	5/1/16 – 4/30/17	In process
Secure Gap Financing	5/1/16 – 4/30/17	In process
Secure Mortgage Financing, if necessary	30-60 Days from Locating Site	
Close on Project Site	30-60 Days from Financing Approval	
Prepare Project Site for Residency	5/1/2017 - 10/31/2017 or 6 months from close	
Project Ready for Occupancy	10/31/2017	

#### Funding Sources

The Haven has raised approximately \$100,000 in private funds to be used for this project. In addition, we have been approved to receive \$150,000 in PY16 Lake County CDBG funds to be used towards the purchase and renovation of a building for the Group Home.

We anticipate that the building itself will cost \$400,000 after the purchase and necessary renovations are completed. If awarded, these CDBG funds will be combined with our PY16 CDBG grant to purchase and renovate the Group Home site. These funds will eliminate the need for the Haven to mortgage the new property.

Once the building is ready, there will be additional costs associated with providing the necessary supportive services to project residents. These additional CDBG funds will free up our current expansion reserves so that we will be able to occupy the property immediately upon completion and provide the supportive services to project residents without delay or gaps in services.

We are currently working with consultants to help us expand our fundraising capabilities. In addition, we continue to solicit additional funds from private sources to help cover the costs associated with providing those services on an on-going basis in order further ensure long-term sustainability.

### Project Budget

Item	Estimated Cost	Source(s)
Purchase and minor renovation of 4-BR duplex or single-family home (Group Home Site)	\$400,000	Lake County CDBG - \$150,000 PY16 - \$250,000 current application
Provision of case management, counseling, life-skills training, and operations of the site.	\$200,000	Lake County Haven Program Expansion / Building Fund Privately raised donations
<b>Total Project Cost</b>	<b>\$600,000</b>	

CDBG funds requested	\$250,000
PY16 CDBG funds already allocated	\$150,000
Applicant's funds	\$200,000
<b>Total Funds</b>	<b>\$600,000</b>
Total % Leverage	33%

### Davis Bacon Requirements

The Haven does not expect to perform any large-scale construction/rehab work on the new Group Home.

However, should the need arise, the Haven will work with an experienced contractor who agrees to comply with all Davis-Bacon requirements, particularly in regards to Section 3 and prevailing wage. This may include but is not necessarily limited to completion of the Certified Transcript of Payroll form each week as well as making an effort to employ low-moderate income workers for the project.

### Attachments

- A – Agency Audit
- B – 501c3 Certification
- C – Articles of Incorporation
- D – Non-Discrimination Policy
- E – Organizational Chart
- F – SAM Registration