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## RESPONSES TO ALDERMAN BARRIOS

Alderman Barrios,

As a Rockford Housing Development Corporation (RHDC) Board Member, I want to sincerely thank you for your recent comments on the economic value of our Avon Street project. The total 15-acre project is currently expected to cost \$46,893,470. Assuming our modeling remains consistent with the market, the following economic development projections should be realized:

Construction Hard Costs:	\$32,815,698
Minimum local spend:	\$29.5M (90% of hard costs)
Jobs – new and retained:	426 (13 jobs per \$1M of hard costs)
Estimated Real Estate Taxes:	\$

Additionally, our RHDC Board has a strong commitment to encouraging minority participation in this project.

Brad Long confirms that while the largest Avon Street contracts will be union, there are many opportunities for **minority contractors** on this project, and not just for the single-family component. In fact, a minimum of 30% of all hard costs must go to minority contractors as required by the project's funding sources. That is a total of \$10M at minimum.

Robust **resident participation** shaped this project during our research and due diligence phases. Our volunteer Board is committed to addressing the need for healthy affordable housing for hardworking, lower-wage-earning Rockfordians.

It is important for all to remember; Avon St is not a Public Housing project. It is **Affordable Housing** meant to help fill a healthy housing gap that roughly 5,000 working Rockford households currently experience.

That is why your support is so critical to the cause. We hope you will continue to support the project as we work to broaden support among your colleagues on City Council. Please let us know if you would like to schedule a time to meet and discuss the project in more detail.

Thank you again!

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*The Rockford Housing Development Corporation (RHDC) is a 501c3 organization with a mission to provide affordable housing for low-income individuals in the Rockford area. The RHDC is led by a Board of Directors composed of five Rockford residents with a strong desire to address the underlying conditions of poverty and improve the conditions of Rockford neighborhoods.*