Kankakee City Council
Community Development Committee
July 6, 2026, 6:00 p.m.
Council Chambers, 385 E. Oak St.

Regular Meeting Minutes

The regular meeting of the Community Development Committee ("Committee") of the Kankakee City Council ("Council") was called to order by Chair Dave Baron on Monday, July 6, 2026 at 6:00 p.m. in the Council Chambers, proper notice having been given to the public and Committee members. There were no public comments.

All Committee members were present: Alds. Mike Prude (1), Dave Baron (2), Larry Osenga (3), Danita Swanson (4), Victor Nevarez (5), Mike Cobbs (6), and Ald. Lenora Noble (7). The following guests were also present: Economic & Community Development Agency ("ECDA") Executive Director Barbi Brewer Watson, ECDA Assistant Director Miya Petitgoue, City Planning Director Melissa King, and Ald. Lance Marczak (4). The Chair recognized a quorum was present.

Ald. Baron asked the Committee to review the June 1, 2026 regular meeting minutes, which had been made available to the Committee in advance of the meeting. **Upon a motion by Ald. Osenga and seconded by Ald. Cobbs, the Committee voted on a voice vote to approve the meeting minutes from June 1, 2026.**

The Committee reviewed ECDA's June community development draw vouchers. Ald. Osenga questioned why some amounts paid under the Private Security Incentive Program (PSIP) were not even $200 or $400 amounts, and Ms. Watson explained that participants are only reimbursed for the cost of their lighting and/or camera system. **Upon a motion by Ald. Osenga to approve payment of the June draw vouchers totaling the amount of $62,967.93 and seconded by Ald. Swanson, the Committee voted (7 Yes, 0 No) on a roll call vote as follows: Prude – Y. Baron – Y. Osenga – Y. Swanson – Y. Nevarez – Y. Cobbs – Y. Noble – Y.**

Ms. Watson offered the ECDA report for the month of July. Thirty-one construction projects are currently underway. One Hundred Fifty-eight people are on the department's general wait list, and 40 are on the lead program-specific wait list. ECDA has incorporated new U.S. Department of Housing and Urban Development (HUD) requirements regarding radon testing into its workflows. This impacts the program guidelines as well, and ECDA will have proposed revisions to submit to the Committee soon. Discussions regarding the Harbor House Shelter continue. ECDA and contractors will meet in the coming weeks for a pre-construction meeting concerning grant requirements, after which a Notice to Proceed should be issued by the State. Ms. Watson reported on the Kankakee Regional Land Bank Authority (KRLBA), which currently is seeking to acquire 12 properties through the abandonment process. This includes 3 new properties not mentioned in the prior report.

Fiscal year 2025-26 reimbursements for the Public Service Program grants are being processed. ECDA has received all needed receipts from each recipient but one. ECDA will execute new grant agreements with the FY 2026-27 recipients once HUD funding agreements are finalized. Several PSIP applications were processed in the last month, and available funds under the program are likely down to approximately $1,000. Ms. Petitgoue will reach out to the alders and Community Advisory Board (CAB) members who still need to meet to discuss ward priorities. Committee members are reminded that they are invited to ECDA's Annual Luncheon on July 23, 2026, 11:00 am-1:00pm at the Majestic in Downtown Kankakee.

Ms. King reported on the forthcoming conditional use application submitted by Gift of God Shelter, which will seek to expand the number of emergency shelter beds from 19 to 28 and add a transitional housing program of 14 beds. The shelter beds would be located on the first floor of the Fifth Avenue facility. The transitional housing would allow for longer stays of several weeks or months and consist of 2 second-floor apartments with 6 beds in each. The expanded offerings could open opportunities to new funding streams for Gift of God, which has reported difficulties retaining sufficient volunteer help during the past two years. Committee members remarked on the potential impact of such an expansion and recommended that a shelter of this size have appropriate staffing levels. Ms. King stated that the matter could be brought before the Planning Board at its July 21 meeting.

Upon a motion by Ald. Noble and seconded by Ald. Cobbs, the Committee voted via voice vote to adjourn at 6:35 p.m.

The next meeting of the Committee will be Monday, August 3, 2026 at 6:00 p.m.

Respectfully Submitted,

Ald. Dave Baron
Chair