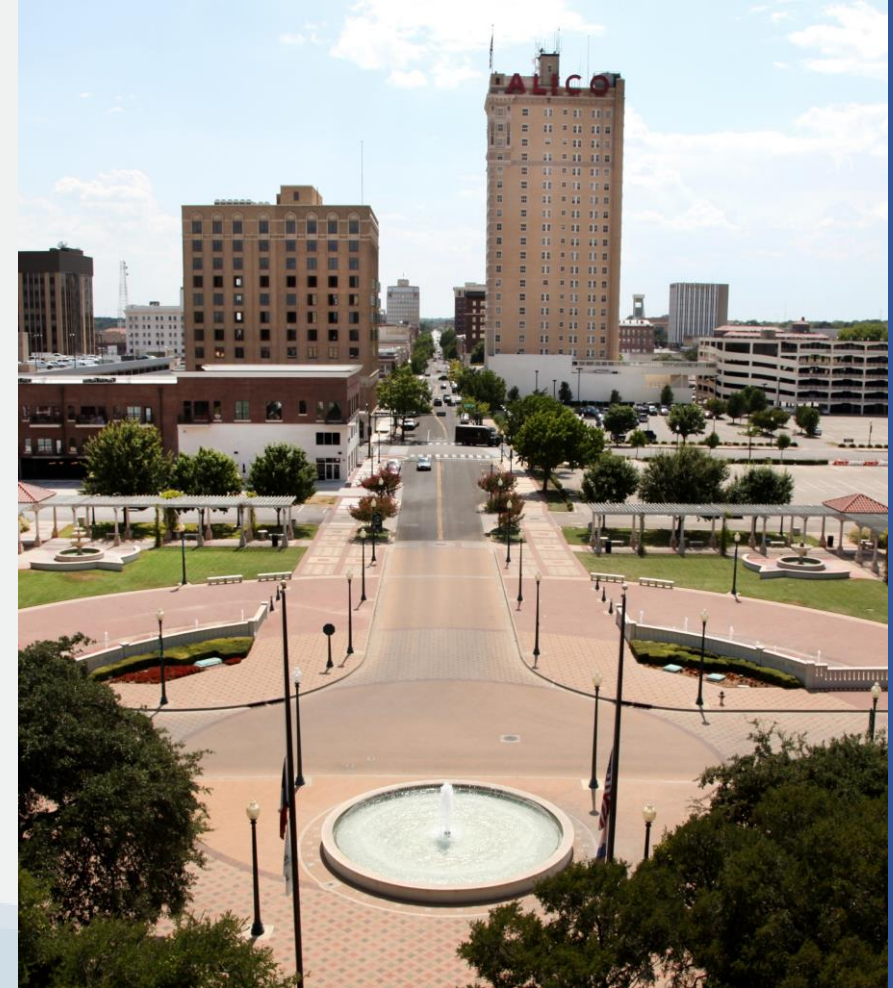
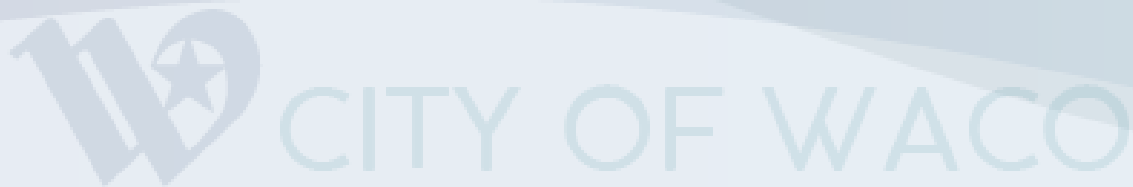


# **City of Waco Lead Is Preventable Program (LIPP) And HOME Rehabilitation Program**

Work Session  
September 7, 2021

*Community Services Department*



# LIPP and HOME Rehabilitation Program Overview

**01**

## Program Overview

- LIPP
- Rehabilitation

**02**

## Program Data

- LIPP
- Rehabilitation
- Program Performance

**03**

## Outreach & Partnership Efforts



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# LIPP Overview

**The LIPP program addresses lead hazards within the home through lead abatement. Assistance is up to \$25,000 and includes the following repairs and program qualifications:**

## Repairs include:

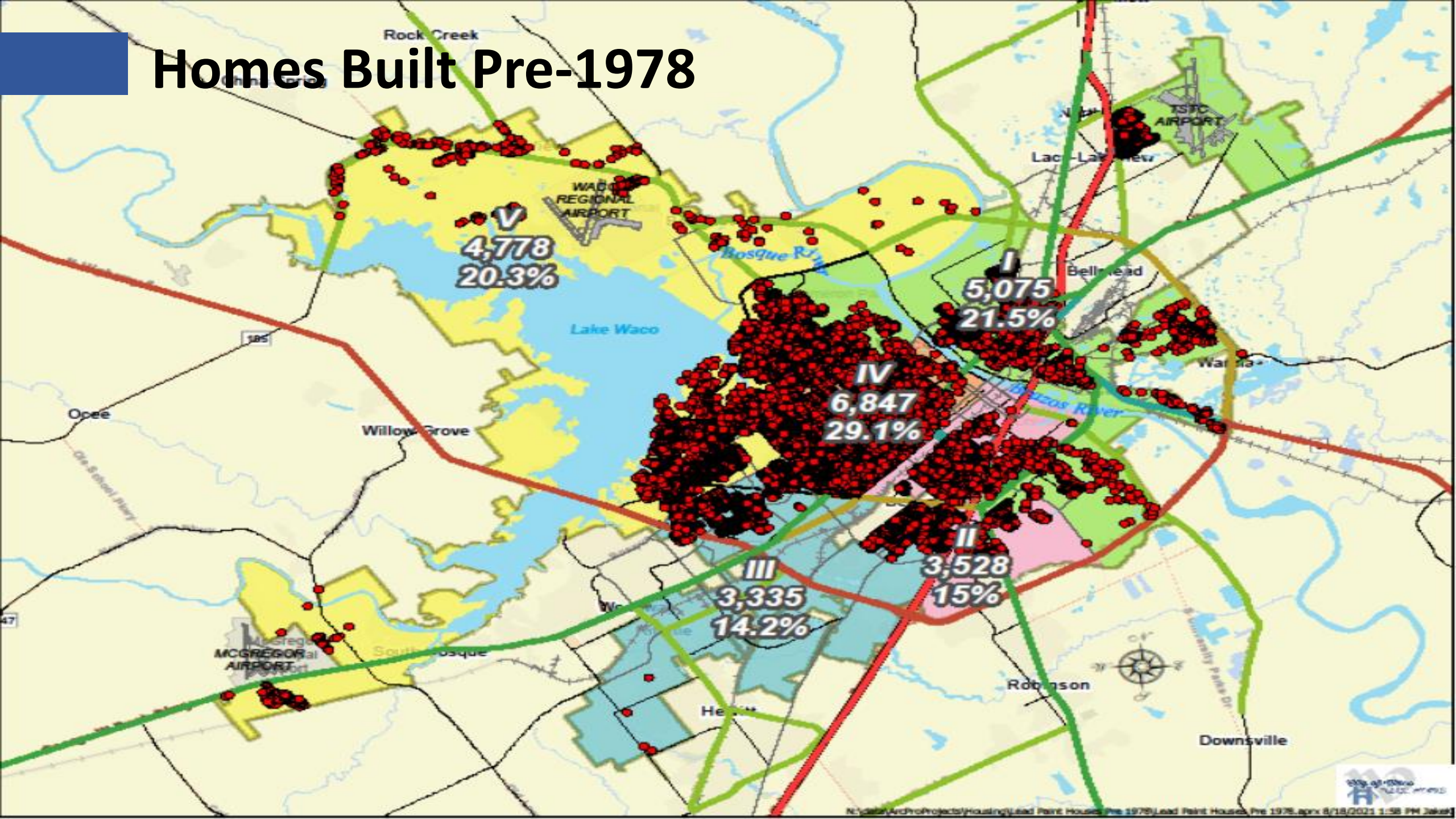
- Lead base paint abatement
- New interior paint
- New exterior paint
- New flooring
- New windows

## Qualifications include:

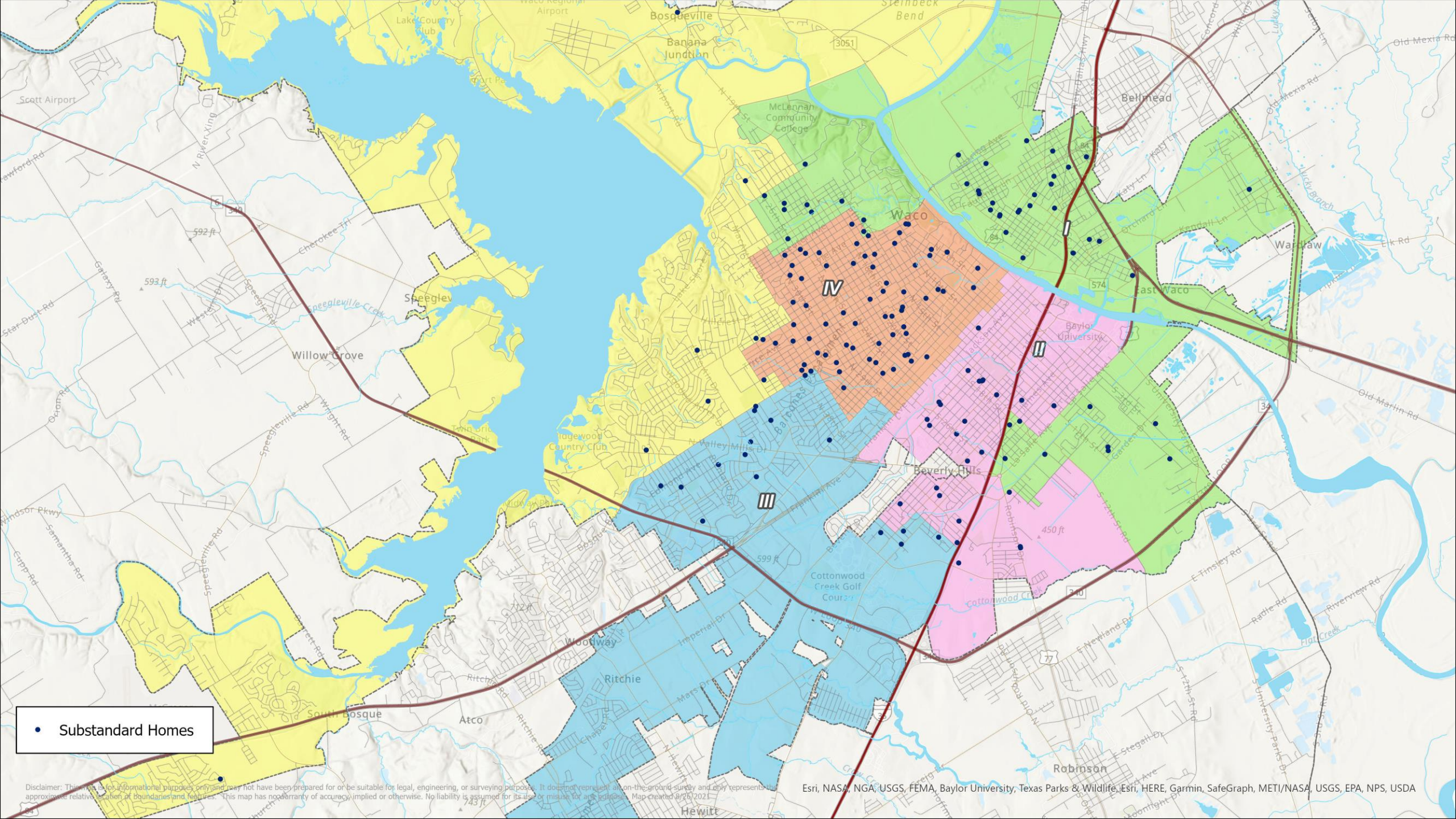
- Home built before 1978
- Child under six living or frequent home
- Household income under 80% area median income
- Property located in Waco city limits



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• Substandard Homes

Disclaimer: This map is for informational purposes only and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and only represents the approximate relative location of boundaries and features. This map has no warranty of accuracy implied or otherwise. No liability is assumed for its use or misuse for any purpose. Map Created 8/26/2021

Esri, NASA, NGA, USGS, FEMA, Baylor University, Texas Parks & Wildlife, Esri, HERE, Garmin, SafeGraph, METI/NASA, USGS, EPA, NPS, USDA



# LIPP Projects Completed

The City received \$3,800,000 in lead hazard grant funds to assist with lead abatement and leverage rehabilitation grant funding.

**LIPP Projects Completed**

14



**Average Per Project**

\$20,322



**Total Awarded**

\$284,521



**Funding Available**

\$2,748,281



# Rehab Program Overview

The Rehab program addresses major deficiencies within the home. Assistance is up to \$50,000 and include the following repairs and program qualifications:

## Repairs include:

- New Roof
- Foundation repair
- New plumbing
- New electrical
- ADA accessibility

## Qualifications include:

- Household income under 80% area median income
- Property located in Waco city limits
- Property located outside 100-year flood plain.
- Max of (1) lien of which can't be a reverse mortgage.



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# Rehabilitation Projects Completed

The City has allocated approximately \$1,425,485 since 2018 in CDBG and HOME funding

**Rehab Projects Completed**

23



**Average Per Project**

\$38,010



**Total Awarded**

\$874,230



**Funding Available**

\$551,255





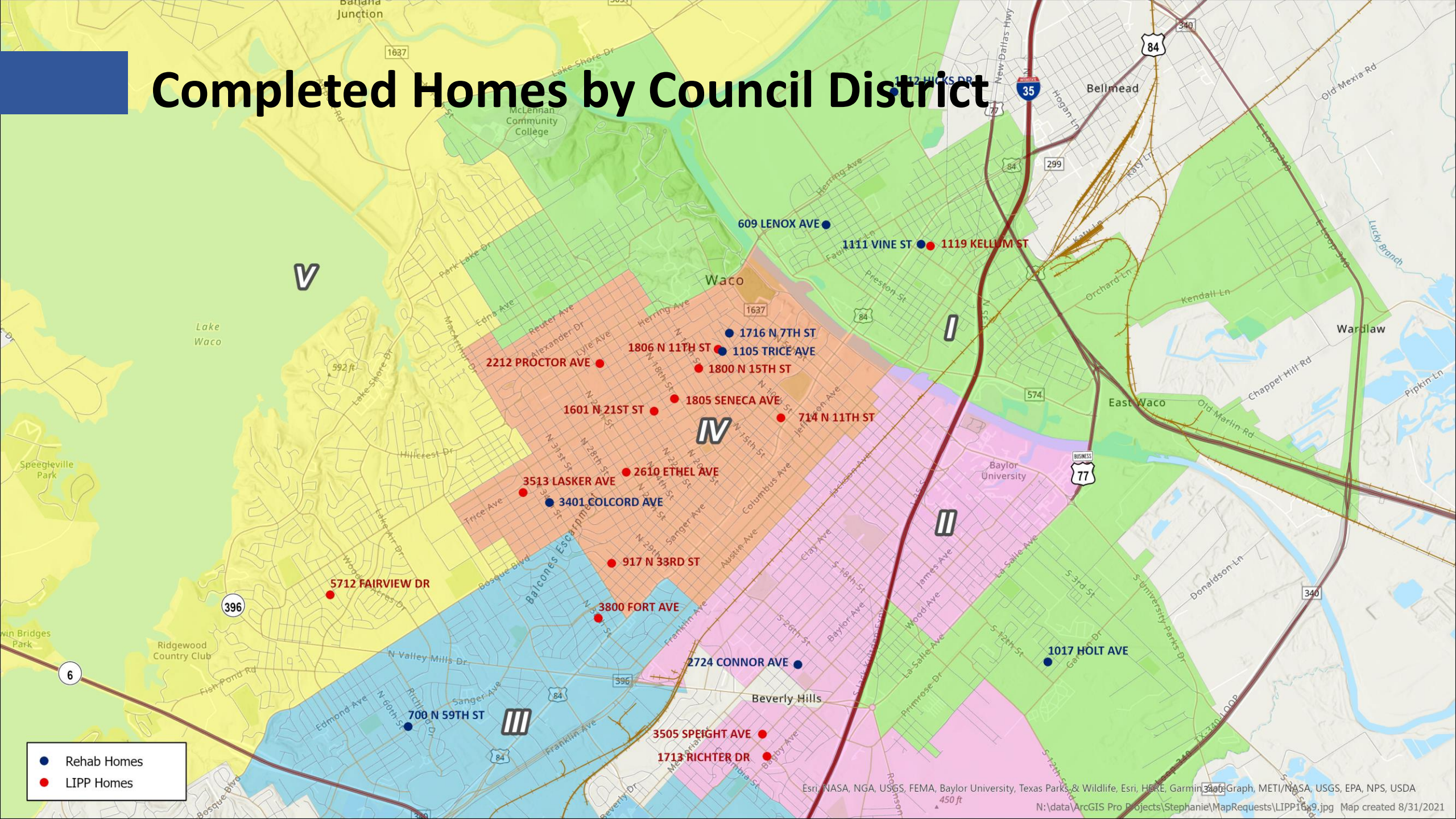
# Applications Eligible vs Ineligible

The Rehabilitation and LIPP program has received a total of 104 applications. Of the 104 applications, 55 applicants did not qualify for assistance. Reasons for disqualification included:

- No response - 9%
- Over income - 6%
- Home deemed infeasible - 15%
- Voluntarily withdrew - 5%
- Reverse mortgage - 4%
- Other (*delinquent property taxes, property in 100-yr flood plan*) - 13%



# Completed Homes by Council District

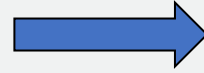
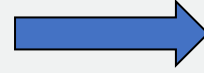




# LIPP/Rehab Challenges & Solutions

## Challenges

- COVID-19 Pandemic
- Increasing cost of labor and materials
- Lack of licensed lead abatement contractors
- Shortage of qualified contractors



## Solutions

- Implemented safe practices
- Accept bids up to 15% over city's work estimate
- Staff is willing to build contractor capacity and provide training.
- Partner with to local chambers



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# Marketing Plan – Digital Outreach



Coordination with  
Office of Neighborhood  
Engagement and  
presentations to  
Neighborhood  
Associations



Social Media push  
through Municipal  
Information



PSA to impacted  
Zip Codes



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# Marketing Plan



- Outreach Emphasis:
  - Zip codes with high concentration of pre 1978 homes.
  - Council Districts I and IV.



- Relationship Building:
  - Continue to establish and maintain partnerships with local nonprofits and agencies.



- Utilize Code Compliance to disseminate marketing materials.



- Create reoccurring PSA for radio, TV and social media.

# Community Engagement

**The city has partnerships with the following organizations to assist with outreach and to promote the LIPP and Rehab Programs:**

- Waco McLennan County Public Health District
- Economic Opportunities Advancement Corporation (EOAC)
- Grassroots Community Development Corporation
- Local Churches
- Multiple Cities



# Before and After Pictures





# Before and After Pictures



# QUESTIONS?



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