



Community Development Authority

City of Racine

AGENDA BRIEFING MEMORANDUM

Community Development Authority: July 23, 2026

PREPARED BY: Jeff Hintz, CNU-A, Interim Executive Director

SUBJECT: Consideration of Resolution 26-11 creating rules and guidelines for the implementation of Racine: Rehabbed and Ready as authorized by Common Council resolution 0494-26.

BACKGROUND & ANALYSIS: It can be challenging to purchase a home with modern renovations. In some neighborhoods, where home values are less than the cost of required rehab work, it can also be difficult to finance repairs. This program would help to offset that financial gap.

To be considered, a property would need to be vacant/abandoned for at least 90 days and be a one- or two-unit dwelling. Additionally, the property would need to be sold to an owner occupant or occupied by the program applicant upon completion of work. A deed restriction requiring sales to owner occupants only, would also be added to the property.

This would function as a reimbursement program; no money would be granted until work is completed and inspected by City Development Department staff and the deed restriction recorded. Grant amount under this program would be \$25,000 per property and any property would be limited to use of the program once.

Attached to this item is a draft set of program parameters and an application that will be discussed during the meeting.

RECOMMENDED ACTION:

Staff recommends that the Community Development Authority of the City of Racine adopt Resolution 26-11 authorizing program parameters and process for the Racine: Rehabbed and Ready Program.

BUDGETARY IMPACT: \$1,077,000 exists in account 20420 - TID #8 for applicants of this program.

Neighborhood TID Infrastructure Dollars would also fund applicants for this program if the home were within a Neighborhood TID.