

BEFORE THE BOARD OF COMMISSIONERS OF WABASH COUNTY, INDIANA

RESOLUTION NO. 2025-85-11

**RESOLUTION OPTING IN TO THE HOUSING OPTIMIZERS
PRECONSTRUCTION GRANT PROGRAM TO SUPPORT
PRE-DEVELOPMENT ACTIVITIES FOR HOUSING ACTIVATION**

WHEREAS, Wabash County recognizes the urgent need to expand housing opportunities for residents, particularly through sustainable, community-led development; and

WHEREAS, advancing new housing projects requires significant preconstruction work, including planning, permitting, environmental assessments, and land preparation, which can pose high upfront costs and risks; and

WHEREAS, the Housing Optimizers Preconstruction Grant Program, administered by the Northeast Indiana Strategic Development Commission (NEISDC) and the Northeast Indiana Regional Development Authority as fiscal agent, provides sustainable financial support to cover eligible preconstruction activities; and

WHEREAS, participation in the program will enable the County to leverage regional funding, reduce local financial barriers, and catalyze new housing activation within the County; and

WHEREAS, To access this funding, the County must adopt an official opt-in resolution and submit it to the NEISDC by December 26, 2025.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF WABASH COUNTY, INDIANA, THAT:

1. **Opt-In Authorization:** Wabash County, Indiana, by and through its duly elected Board of Commissioners, hereby formally opts in to the Housing Optimizers Preconstruction Grant Program. We recognize that this is not an acceptance of funding, but rather a commitment to undertaking the steps required to access the funding available.
2. **Preconstruction Activities Commitment:** Funds received through the Program shall be used exclusively for approved preconstruction-related expenses, including but not limited to architectural and engineering services, zoning and permitting costs, environmental assessments or remediation, master planning and urban design, surveying, land acquisition deposits, legal and project management services, and other eligible activities as approved by the NEISDC.
3. **Compliance and Accountability:** The County agrees to comply with all program requirements, including submission of financial and project updates, maintaining active communication with the NEISDC, and ensuring proper use of funds toward new housing activation.
4. **Delegated Authority:** The Commissioners, or their designee, are authorized to execute all agreements, applications, certifications, and reports necessary to secure and administer Housing Optimizers Preconstruction Grant funds on behalf of the County.
5. **Effective Date:** This Resolution shall take effect immediately upon its passage and adoption by the Board of Commissioners.

PASSED and ADOPTED this 1st day of December, 2025.

BOARD OF COMMISSIONERS OF WABASH COUNTY

Jeff D. Dawes
Jeff D. Dawes, Chairman

Cheryl Ross
Cheryl Ross

Tyler Niccum
Tyler Niccum

ATTEST:

Shelly Baucio
Shelly Baucio, Wabash County Auditor