



ILLINOIS HOUSING DEVELOPMENT AUTHORITY

Rental Housing Support (RHS)
Re-Entry Program

Request for Proposals (RFP) Application Guide

Submission Deadline:

MARCH 16, 2026, 11:59PM CST

Submit completed applications,
including required documents, electronically
through this Jotform link [here](#).

There is no fee to apply.

Additional resources and Program information, including notice of
application/technical assistance webinars, will be available at IHDA's website [here](#).

For questions and comments, please contact:

RHSP@ihda.org



FINANCING THE CREATION AND PRESERVATION OF AFFORDABLE HOUSING IN ILLINOIS.

PROGRAM OVERVIEW

The Rental Housing Support (RHS) Re-Entry Program (“Program”) seeks proposals from qualified housing and/or social service provider applicants (“Applicants”) to create a pool of housing that can serve individuals (“Participants”) exiting Illinois Department of Corrections facilities. The Program will provide subsidies to reduce the cost of renting for an estimated 50-75 Participants and other members of their households. While Program funding is solely for the purpose of rental subsidies, Applicants are required to ensure Participants receive case management and have access to supportive services. Ideal Applicants are organizations that are already serving this or similar populations and want to add or expand their affordable housing options.

Funding for the Program is from the State’s Rental Housing Support Program (“RHSP”). Applicants awarded funds under the Program will be known as Local Administering Agencies (“LAAs”). The Program is subject to the following RHSP statute and rules:

- [Rental Housing Support Program Act \(310 ILCS 105\)](#) (“Act”)
- [Administrative Rules \(47 Ill. Admin Code 380\)](#) (“Rules”)

Additionally, see attached **Appendix A** for the Program’s Summary Guidelines. **Click [here](#) to view the RHSP Program Guide.**

MANDATORY REQUIREMENTS

Applications must meet the following criteria; otherwise, they will not be considered.

- Subject rental units are in the State of Illinois, outside of Cook County and Lake County.
- Ensure tenants receive case management and access to supportive services.
 - *Not an eligible use of Program funds; must be paid by another source*
- Make arrangements for furnishings and basic supplies.
 - *Not an eligible use of Program funds; must be paid by another source*
- Coordinate tenant transitions from release to move-in.
- Apply for a grant amount covering a minimum of ten (10) units.
- Submit all required documents with their Jotform application. See the **Appendix B** Required Documents Checklist.

SCORING CRITERIA

Applications will be scored on the following categories (**maximum total of 100 points**):

Service Area (27 Points)

- Geographic area the Applicant currently serves, and area where the Applicant is planning to expand services, if applicable.

Organizational Experience (25 Points)

- Overview of Applicant’s staffing structure, functions, past relevant program experience and plan for administering Re-Entry.

Services (18 Points)

- Narrative describing how the Applicant will deliver or coordinate supportive services to Participants, with an emphasis on: needs assessments, care plans and advocacy as part of

overall case management; supplemental housing costs; and healthcare access.

Readiness and Unit Availability (30 Points)

- Descriptions of Applicant’s processes for preparing for and implementing the Program, including: landlord selection, unit funding, administrative costs, unit readiness and ongoing program delivery.

TIMELINE AND NEXT STEPS

After a preliminary review for completeness, applications will have a full review by multiple IHDA staff. If recommended for funding, the application will be presented at an IHDA Board meeting for approval, which is expected to be in May 2026, but is subject to change. Applications recommended for funding and presented to the IHDA Board will be based on the scoring criteria established for the Program and funding availability. If the project is approved by the IHDA Board, a conditional commitment letter will be prepared and sent to the Applicant in the weeks following the Board meeting. The conditional commitment letter will outline all of the conditions that the Applicant must satisfy prior to signing the Funding Agreement and subsequent release of funds.

FUNDING AGREEMENT

Funding will be provided under an agreement with a term of up to three years between the Illinois Housing Development Authority and the Applicant. The agreement will document information such as funding amount, anticipated units and the following performance benchmarks:

- Utilize at least 15% of award after 12 months
- Utilize at least 45% of award after 24 months
- Housing Stability: At least 50% of participants retained permanent housing after their initial lease period ended (i.e., lease renewal or exit to another permanent living situation)

Additionally, Applicants will be subject to monthly and/or quarterly reporting requirements, which may include documenting:

- Monthly reporting of Participant actions performed (move-ins/outs; interims; etc.)
- Counts of Participants who accessed benefits/services
- Counts of benefits/services accessed by Participants

After the initial agreement period, Applicants may be approved for three-year renewal agreements subject to satisfactory performance and availability of funding.

ADMINISTRATIVE EXPENSES

Pursuant to the Act, approved Applicants will receive administrative funding for program operating expenses totaling up to 10% of the award, if the total award is under \$500,000, or up to 7% of the award if the total award exceeds \$500,000. The expenses are paid in equal installments annually— at the start of the contract, after year 1 and after year 2.

JOTFORM INSTRUCTIONS

In order to save your application submission to finish later, we advise applicants to create a Jotform

account to ensure continued access to their forms. Additionally, we advise all applicants to copy-paste their responses into a separate program, such as a Word Document.

No hard copies will be accepted. Please direct all Jotform questions to RHSP@ihda.org.

**Appendix A
Summary Guidelines**

**Rental Housing Support (RHS) Re-Entry Program
Summary Guidelines**

Rev. 10/30/2025

Overview	The RHS Re-Entry Program (“the Program”) is designed to provide stable and affordable housing for individuals exiting the Illinois Department of Corrections (IDOC) facilities who are extremely low income in the State of Illinois (outside of Chicago). IHDA awards funds to Local Administering Agencies (LAAs) to locate rental units and provide rental subsidies. The LAA, whether directly or working in partnership with another agency, ensures tenants have access to supportive services. The Program operates under the Rental Housing Support Program statute (PA 94-118) and program rules (47 Ill. Admin Code 380). Funding is strictly for rental subsidies. Supportive services are not an eligible use of Program funds and must be paid by another source.
Duration of Program	The Program started as a pilot in 2019 and continues to renew LAA contracts and provide rental subsidies. A new round of funding is anticipated to open in late 2025 or early 2026. LAAs are awarded initial three-year contracts that are renewable subject to performance and compliance.
Goals	Provide stable and affordable housing to extremely low-income returning citizens through unit-based rental subsidies. The Program is designed to leverage rental subsidies with Supportive Services available through the LAA or its partner agency. The housing and services provided give tenants an opportunity to lead stable, independent, and healthy lives with the goal of avoiding homelessness and reincarceration.
Supportive Services	Supportive services will be offered to tenants directly by the LAA or through agreement by a partner. Supportive services, at minimum, must be voluntary and include case management, tenancy support services, and access to behavioral health services (which includes substance use and mental health services). Services should include opportunities to increase the tenants’ income through earned or unearned sources and connecting the tenant to mainstream benefits. Services may also include independent living skills support, transportation assistance, and education/employment supports.
Tenant Eligibility	Eligible tenants must have been incarcerated in an Illinois correctional facility and are referred to LAAs by IDOC. Additionally, eligible tenants must have a household income at or below 30% of the Area Median Income.
Structure of Assistance	IHDA signs three-year contracts with LAAs selected under a competitive request for proposal process. LAAs may apply for three-year renewals of their contracts after the initial contract period. All contracts are subject to funding availability and satisfactory compliance and performance.

	LAAs partner with approved property owners (Landlords) willing to make their units available to eligible tenants. Tenants are required to pay a monthly contribution directly to their Landlord equal to approximately 30% of their annual income. The difference between the rent amount and the tenant contribution is the assistance or rental subsidy. IHDA provides the rental subsidy to the LAAs on a quarterly basis and the LAAs disburse those funds to the Landlords when the monthly rent becomes due.
Service Area	The Program is available statewide (outside of Chicago), but will serve the areas covered by the LAAs that are selected through a competitive request for proposal process. Preference will be given to LAAs that serve areas of need identified by IDOC.
Local Administering Agencies (LAA)	Eligible LAAs under the Program shall be units of local government, local Housing Authorities organized under the Illinois Housing Authorities act, or not-for-profit organizations organized under the General Not-For-Profit Corporation Act of 1986, as amended (805 ILCS 105/) and registered and in good standing with the Illinois Secretary of State.
Expected Households Assisted	Fiscal year 2026 award: 50-75 households.
Not to Exceed	Fiscal year 2026 award: \$2,750,000.

Appendix B
Required Documents Checklist

1. Last Annual Report
2. Last Audited Financial Statement
3. List of Board Members
4. Copy of IRS Determination
5. Articles of Incorporation
6. Current Certificate of Good Standing
7. Resolution of corporate governing body authorizing participation or application to the Program
8. Documentation of authority to serve proposed service area (Examples include bylaws, letter from the applicant's Board of Directors, etc.)
9. Additional Landlord Information (if applicable)