

Lake County Illinois



Meeting Minutes - Final

Friday, February 1, 2019

10:00 AM

2nd floor Conference Room - Central Permit Facility
500 W. Winchester Road, Libertyville

HCDC Advisory and Recommendation Committee –
Affordable Housing

1. ROLL CALL

The meeting of the Housing & Community Development Commission's (HCDC) Affordable Housing Advisory & Recommendation Committee (ARC) was called to order at 10:04 a.m. The meeting began with introductions.

Guests: Rob Anthony of Community Partners for Affordable Housing (CPAH); and Andy DeBruler and Chris DeBruler of The DeBruler Company

Staff: Jodi Gingiss, Brenda O'Connell, Dominic Strezo, Eric Foote, Irene Marsh-Elmer and Laura Walley

Present 4 - Commissioner Swartz, Commissioner Flanigan Bassi, Commissioner Meehan and Commissioner Clark

2. APPROVAL OF MINUTES

2.1 [19-0153](#)

Approval of the August 22, 2018 Minutes

Attachments: [8.22.18 Minutes.pdf](#)

A motion was made by Commissioner Meehan, seconded by Commissioner Swartz, to approve the August 22, 2018 minutes. The motion carried by the following vote:

Aye: 4 - Commissioner Swartz, Commissioner Flanigan Bassi, Commissioner Meehan and Commissioner Clark

3. PUBLIC COMMENT (items not on the agenda)

There were no public comments.

4. OLD BUSINESS

There was no old business.

5. NEW BUSINESS

5.1 [19-0200](#)

PY2019 Affordable Housing Application Round Presentation, Deliberations and Allocations - Discussion and Recommendation

Presented by Jodi Gingiss, Community Development Administrator; Dominic Strezo, Environmental Projector Coordinator; and Irene Marsh-Elmer, Housing Grant Administration Specialist

The funding recommendations, along with Tier 2 funding provisions (see handouts), were presented and discussed, as follows:

Goal 1) Rehab Existing Housing: Affordable and Special Needs

A Safe Place – Security Upgrades - \$51,466

Community Partners for Affordable Housing (CPAH) – Owner-occupied Rehab - \$80,000
CPAH – Community Land Trust Homebuyer Program - \$465,700
CPAH – Community Housing Dev. Organization (CHDO) Operating - \$20,000
DeBruler Co. – Lilac Ledge Senior Apartments - \$637,287
DeBruler Co. – Hebron Townhomes - \$151,940
Raquan’s Haven – Home Front Rental Project - \$68,950

Goal 2) Develop New Housing: Affordable and Special Needs

DeBruler Co. – Environmental Assessment for Senior Apartments - \$25,144
Housing Opportunity Dev. Corp. (HODC) – Site Prep for Zion Woods - \$207,442
HODC – CHDO Operating - \$30,000
Youth Conservation Corps – Construction Apprenticeship - \$21,000

Goal 4) Subsidize Housing for Low/Mod Income Families

Catholic Charities – Rapid Rehousing Program - \$50,000
CPAH – Landlord Risk Mitigation Pool - \$160,000
CPAH – Down-payment Assistance Program - \$30,000
Community Development – Proposed RFP for Pay for Success Prog. - \$237,811

A motion was made by Commissioner Swartz, seconded by Commissioner Meehan, to forward the PY2019 Affordable Housing grant recommendations, including the Tier 2 recommendations (see handouts), as presented above, to the Housing and Community Development Commission for approval. The motion carried by the following vote:

Aye: 4 - Commissioner Swartz, Commissioner Flanigan Bassi, Commissioner Meehan and Commissioner Clark

6. STAFF REPORTS

There were no staff reports.

7. ADJOURNMENT

A motion was made by Commissioner Clark, seconded by Commissioner Swartz, to adjourn the meeting at 10:57 a.m. The motion carried by the following vote:

Aye: 4 - Commissioner Swartz, Commissioner Flanigan Bassi, Commissioner Meehan and Commissioner Clark