

Lake County Illinois



Meeting Minutes

Wednesday, February 12, 2014

1:00 PM

Central Permit Facility - 2nd floor Conference Room
500 W. Winchester Road, Libertyville, IL 60048

**CDC Application Review Committee – Affordable
Housing**

1. Roll Call

Staff: Jodi Gingiss, Sarah Ciampi, Jordan Bartle, and Laura Walley

The meeting was called to order at 1:07 p.m.

Present 3 - Commissioner Swartz, Commissioner Cole and Commissioner Calabresa

Absent 1 - Commissioner Armstrong

2. Approval of Minutes

2.1

Approval of September 9, 2013 Minutes

Attachments: [9-09-13 Affordable Housing Minutes.pdf](#)

The motion was made by Commissioner Swartz, seconded by Commissioner Cole, to approve the September 9, 2013 minutes. The motion carried by the following vote:

Aye: 3 - Commissioner Swartz, Commissioner Cole and Commissioner Calabresa

Absent: 1 - Commissioner Armstrong

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

Review of PY2014 HOME Investment Partnerships Program (HOME) and Lake County Affordable Housing Program (AHP) Application Round

Attachments: [HousingARCMemo2.12.14](#)
[PY2013HOME-LCAHPMasterSummaryReview](#)
[CPAHScatSiteReview](#)
[EldercareReview](#)

Ms. Sarah Ciampi stated that staff, in preparation for the upcoming application cycle, had met with the local affordable housing agencies that applied during the PY2013 funding round, soliciting their feedback on the application, the scoring, and the overall process. The agencies were pleased with the combining of the HOME application with the Lake County Affordable Housing Program (LCAHP) application. Their only requests pertained to clarification within the instructions, which will be addressed. Ms. Ciampi added that some adjustments will need to be made due to the new HOME rule. She went over the

PY2013 application materials and asked the ARC members for suggestions to improve the forms. The ARC then went over the projected funds that are estimated to be available for the upcoming funding round. Ms. Ciampi asked the ARC to consider the possibility of accepting applications for Tenant-based Rental Assistance (TBRA) for help with monthly rent payments, rather than solely for security deposits, as had been approved in the past. She spoke of possible cooperative efforts that could be arranged between local agencies to help households move from renting to homeownership through the use of lease-purchase agreements. While the HOME rule permits this use of funds, amendments to the 2014 Action Plan and the 2010 – 2014 Consolidated Plan would be required to allow the County to pursue this prior to the composition of the 2015 – 2019 Consolidated Plan. A discussion ensued.

A motion was made by Commissioner Swartz, seconded by Commissioner Calabresa, to approve the addition of a TBRA component for rental payments to the PY2014 Affordable Housing application. The motion carried by the following vote:

Aye: 3 - Commissioner Swartz, Commissioner Cole and Commissioner Calabresa

Absent: 1 - Commissioner Armstrong

5.2

Vote to broaden scope of AHP 2013 Foreclosure Counseling and Mediation Grant

Attachments: [Repurposing AHP-1391 Ltr 2-6-14](#)

Ms. Jodi Gingiss stated that the Affordable Housing Corporation (AHC) had requested that its 2013 LCAHP Foreclosure grant's scope be broadened to cover general counseling expenses, such as the costs incurred when educating and counseling households that do not buy a home. Staff recommended that this matter be approved.

A motion was made by Commissioner Cole, seconded by Commissioner Calabresa, to recommend the request to broaden the scope of AHC's LCAHP PY2013 Foreclosure Counseling and Mediation grant to the Community Development Commission for approval. The motion carried by the following vote:

Aye: 3 - Commissioner Swartz, Commissioner Cole and Commissioner Calabresa

Absent: 1 - Commissioner Armstrong

6. Staff Reports

There was no staff report.

7. Adjournment

A motion was made by Commissioner Calabresa, seconded by Commissioner Cole, to adjourn the meeting at 2:08 p.m. The motion carried by the following vote:

Aye: 3 - Commissioner Swartz, Commissioner Cole and Commissioner Calabresa

Absent: 1 - Commissioner Armstrong