

Lake County Illinois

*Lake County Courthouse and Administrative Complex
18 N. County Street
Waukegan, IL 60085-4351*



Minutes Report - Draft

Wednesday, May 11, 2016

3:30 PM

10th floor Assembly Room
18 N. County Street, Waukegan, IL

Housing and Community Development Commission

1. ROLL CALL

Chairman Rose called the Housing and Community Development Commission (HCDC) meeting to order at 3:41 p.m.

Guests: Mary Ellen Tamasy of Lake county Residential Development Corporation; Nancy Netherton of Waukegan Township; Rob Anthony of the Affordable Housing Corporation; Jackie Lynn of ElderCARE; Ronnell Ewing of Fuller Center for Housing; Joel Williams of PADS Lake County; Sonolito Bronson of the City of Zion; Mari Christopherson of LASA Lake County; David Fries of Catholic Charities; John Quintanilla of Prairie State Legal Services; Ben Femminella of Youth Conservation Corps; and Marsha Belcher of the Community Action Partnership

Staff: Eric Waggoner, Jodi Gingiss, Brenda O'Connell, Monika Bobo, Eric Foote, Cameron Davis and Laura Walley

Present 11 - Karl Molek, Harriet Rosenthal, Carol Calabresa, Ray Rose, Linda Pedersen, Steve Carlson, Mary Cunningham, Virginia Mulligan, Diane Hewitt, Janet Swartz and Michael Meehan

Excused 5 - Glenn Swanson, Joe Mancino, Sandra Hart, Dan Venturi and Joel Sikes

2. APPROVAL OF MINUTES

2.1 16-0463

Approval of the April 13, 2016 Minutes

Attachments: [4.13.16 Minutes.pdf](#)

A motion was made by Commissioner Hewitt, seconded by Commissioner Mulligan, to approve the April 13, 2016 minutes. The motion carried by the following vote:

Aye 11 - Commissioner Molek, Commissioner Rosenthal, Commissioner Calabresa, Chairman Rose, Vice-Chairman Pedersen, Ex-Officio Member Carlson, Commissioner Cunningham, Commissioner Mulligan, Commissioner Hewitt, Commissioner Swartz and Commissioner Meehan

3. CHAIR'S REMARKS

The Chairman had no remarks.

4. PUBLIC COMMENTS (items not on the agenda)

There were no public comments.

5. OLD BUSINESS

There was no old business.

6. NEW BUSINESS

6.1 16-0160

Updated results of the January 27, 2016 Point-in-Time Homeless Count

Presented by Brenda O'Connell, Continuum of Care Program Coordinator

6.2 16-0460

Joint resolution authorizing an emergency appropriation in the amount of \$519,410 and accepting the 2015 Department of Housing and Urban Development's (HUD) Continuum of Care Homeless

Assistance grant awards.

- Lake County works in partnership with the Lake County Coalition for the Homeless to submit an annual application to HUD based on the funding recommendations of the Continuum of Care.
- Last week, Lake County received notice that it has been awarded \$2,105,513 through the Continuum of Care Homeless Assistance Grants, a decrease of \$201,743 relative to prior years. Also, local requests for an additional \$343,367 of available bonus funding were denied by HUD.
- In addition to \$165,561 for providing HMIS and CoC program coordination services to the CoC, community development will administer \$353,849 of the award (5 projects) on behalf of other agencies, the Health Department will administer \$445,164 (1 project), and the remaining amount of \$1,140,939 (7 projects) will be administered directly by authorized agencies.
- This resolution authorizes the appropriation of the homeless assistance grant awards, execution of the necessary subrecipient agreements and initiation by Lake County of the environmental review records required for these awards.

Attachments: [2015 CoC Project Listing.pdf](#)

[PY2015 COC Line Item Emergency Appropriation Work Sheet.pdf](#)

Presented by Brenda O'Connell, Continuum of Care Program Coordinator

A motion was made by Commissioner Swartz, seconded by Commissioner Cunningham, to approve the Joint Resolution authorizing an emergency appropriation for \$519,410 and accepting the 2015 HUD Continuum of Care Homeless Assistance grant awards. The motion carried by the following vote:

Aye 11 - Commissioner Molek, Commissioner Rosenthal, Commissioner Calabresa, Chairman Rose, Vice-Chairman Pedersen, Ex-Officio Member Carlson, Commissioner Cunningham, Commissioner Mulligan, Commissioner Hewitt, Commissioner Swartz and Commissioner Meehan

6.3 16-0456

Discussion of 2015-19 Plan-To-Date Performance

- Lake County's 2015-19 Housing & Community Development Consolidated Plan (ConPlan) established significant housing, neighborhood revitalization and economic development goals. As activities are funded, there is an obligation to align funding commitments with the Plan's goals.
- At the start of planning for each new program year, staff reports on how funding trends support or detract from achieving the Plan's five-year goals. After two years (2015-16) of funding commitments, two specific goals [#5: Improving infrastructure in low/moderate income areas and #6: Revitalization low/moderate income business districts] have reached and exceeded the five-year target identified in the ConPlan. Conversely, based on the first two years' funding rate, other goals are not projected to meet the five-year targets as required by HUD.
- Consequently, this discussion will involve strategies for adjusting funding rates to appropriately meet all of the ten identified goals under the ConPlan.

Attachments: [2015-16 Performance vs Goals.pdf](#)

Presented by Jodi Gingiss, Community Development Administrator

6.4 16-0465

Discussion of Advisory & Recommendation Committee (ARC) input on the 2017 applications

Presented by Jodi Gingiss, Community Development Administrator

6.5 16-0166

PUBLIC HEARING - Housing & Community Development Needs

- Annually, the Housing and Community Development Commission solicits comments from the public on identified community needs.
- Comments are sought to guide the allocation of funds for the 2017 Action Planning process.

Motion: To open the Public Hearing at 4:18 p.m.

Motion Made By: Mary Cunningham

Motion 2nd By: Linda Pedersen

Motion approved

Mr. John Quintanilla, of Prairie State Legal Services, said that his agency provided fair housing assistance to persons with disabilities. He then spoke of several recent cases where he had assisted disabled individuals to keep or attain housing that could meet their needs. He voiced the opinion that many individuals could be helped with an increase in affordable units for persons with disabilities.

Ms. Jackie Lynn, Executive Director of ElderCARE, thanked the HCDC for the continued funding for her agency and then spoke of the increasing need for supportive services for the elderly, as the number of senior citizens continues to increase rapidly. She informed the HCDC of the services provided by the agency's volunteers.

Ms. Sonolito Bronson, of the City of Zion, thanked the HCDC for the recent grant awards. She agreed with Ms. Lunn that there were an increasing number of senior citizens in Lake County and stated that economic development was important, as attractive business areas would entice them to shop locally. She strongly encouraged that funding for business revitalization continues in the coming funding rounds.

Motion: To close the Public Hearing at 4:28 p.m.

Motion Made By: Janet Swartz

Motion 2nd By: Harriet Rosenthal

Motion approved

6.6 16-0457

PUBLIC HEARING - Proposed Amendments to 2013, 2014 and 2015 Annual Action Plans for Housing & Community Development

There were no comments.

6.7 16-0462

PUBLIC HEARING - Revised Citizen Participation Plan.

- Comments are sought regarding the revised Citizen Participation Plan.

Attachments: [Revised Citizen Participation Plan Draft for May 11, 2016 Public Hearing.p](#)

There were no comments.

6.8 16-0458

AMENDMENTS TO PAST ACTION PLANS

- Amendments are proposed to past Action Plans for housing and community development in the years 2013, 2014 and 2015.
- The proposed Action Plan amendments reflect decisions made by the Housing & Community Development Commission (HCDC) at recent meetings on March 9, 2016 and April 13, 2016.
- The amendments approved by the Housing & Community Development Commission will be recommended to the Lake County Board for consideration at its June 14, 2016 meeting.

Attachments: [2013 AP 9th Amend.pdf](#)

[PY2014 AP 5th Amendment..pdf](#)

[2015 AAP 2nd Amendment.pdf](#)

Presented by Monika Bobo, Housing Administration Specialist

A motion was made by Commissioner Hewitt, seconded by Commissioner Swartz, to approve the amendments to the 2013, 2014 and 2015 Annual Action Plans. The motion carried by the following vote:

Aye 11 - Commissioner Molek, Commissioner Rosenthal, Commissioner Calabresa, Chairman Rose, Vice-Chairman Pedersen, Ex-Officio Member Carlson, Commissioner Cunningham, Commissioner Mulligan, Commissioner Hewitt, Commissioner Swartz and Commissioner Meehan

6.9 16-0336

Citizen Participation Plan - proposed revisions

- Changes in 2014 to Housing & Community Development Commission (HCDC) by-laws plus the 2015 HUD Final Rule on Affirmatively Furthering Fair Housing (AFFH) require revisions to the Citizen Participation Plan.
- The revised Citizen Participation Plan was presented to the HCDC at its April 13 meeting and posted on the Lake County website on May 5, 2016 at the time of public notice in the Lake County News Sun.
- Public response to date has been positive, and at this May 11 meeting, following the Public Hearing, the HCDC may vote to accept the revised Citizen Participation Plan.

Attachments: [Revised Citizen Participation Plan Draft for May 11, 2016 Public Hearing.p](#)

Presented by Jodi Gingiss, Community Development Administrator

A motion was made by Commissioner Swartz, seconded by Commissioner Rosenthal, to approve the revised Citizen Participation Plan. The motion carried by the following vote:

Aye 11 - Commissioner Molek, Commissioner Rosenthal, Commissioner Calabresa, Chairman Rose, Vice-Chairman Pedersen, Ex-Officio Member Carlson, Commissioner Cunningham, Commissioner Mulligan, Commissioner Hewitt, Commissioner Swartz and Commissioner Meehan

7. STAFF REPORTS

Jodi Gingiss thanked the Advisory and Recommendation Committee members for all of their work toward the upcoming PY2017 Application round and she also thanked the audience members for their input. She offered her assurance to the City of Zion that façade improvement funding was proposed to continue for the remaining years of the Consolidated Plan.

8. ADJOURNMENT

A motion was made by Commissioner Cunningham, seconded by Commissioner Mulligan, to adjourn the meeting at 4:36 p.m. The motion carried by the following vote:

Aye 11 - Commissioner Molek, Commissioner Rosenthal, Commissioner Calabresa, Chairman Rose, Vice-Chairman Pedersen, Ex-Officio Member Carlson, Commissioner Cunningham, Commissioner Mulligan, Commissioner Hewitt, Commissioner Swartz and Commissioner Meehan