

Lake County Illinois

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



Meeting Minutes - Final

Wednesday, October 23, 2019

3:30 PM

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

Housing and Community Development Commission

1. ROLL CALL

Chairman Rose called the meeting of the Housing and Community Development Commission (HCDC) to order at 3:39 p.m.

Guests: John Roehlke of the Village of Round Lake Heights; Trisha Blythe of Youth Conservation Corps; Chris DeBruler of The DeBruler Company; Beverly Mull of Scholars Soaring; and Victor Barrera of the City of North Chicago

Staff: Jodi Gingiss, Dominic Strezo, Irene Marsh-Elmer and Laura Walley

Present 10 - Dan Venturi, Michael Meehan, Ray Rose, Anne Flanigan Bassi, Jennifer Clark, Linda Pedersen, Diane Hewitt, Janet Swartz, Billy McKinney and Laureen Wilhoit

Excused 6 - Bethany Williams, Mary Dominiak, Stephen Henley, Adam Didech, Mary Cunningham and Sharaka Leonard

2. APPROVAL OF MINUTES

2.1 [19-1712](#)

Approval of the July 17, 2019 Minutes

Attachments: [7.17.19 Draft Minutes.pdf](#)

A motion was made by Commissioner Venturi, seconded by Commissioner McKinney, to approve the July 17, 2019 minutes. The motion carried by the following vote:

Aye 10 - Commissioner Venturi, Commissioner Meehan, Chairman Rose, Commissioner Flanigan Bassi, Commissioner Clark, Vice-Chairman Pedersen, Commissioner Hewitt, Commissioner Swartz, Commissioner McKinney and Commissioner Wilhoit

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

5.1 [19-1197](#)

Discussion: Recommended Priority Needs & Goals of Lake County's 2020-24 Consolidated Plan for the U.S. Department of Housing & Urban Development (HUD).

Attachments: [Proposed Con Plan Priority Needs, Goals & Funding Strategies](#)

Presented by Jodi Gingiss, Community Development Administrator

5.2 [19-1541](#)

Staff Recommendation: Issue Call for Strategic Five-Year ConPlan Projects & Programs

Attachments: [ARC Implementation Memo](#)
[ARC Implementation Memo v2 Revised](#)

Presented by Jodi Gingiss, Community Development Administrator

6. NEW BUSINESS

6.1 [19-1734](#)

Commission Action: Issue Call for Key Projects & Proven Programs in Support of 2020-24 Consolidated Plan for the U.S. Department of Housing & Urban Development (HUD)

Attachments: [Five Year Call for Projects and Proven Programs MEMO](#)
[Annual applications memo](#)

Presented by Jodi Gingiss, Community Development Administrator

A motion was made by Commissioner Venturi, seconded by Vice-Chairman Pedersen, to approve the issuance of a Call for Key Projects and Proven Programs in support of the 2020 - 2024 Consolidated Plan for HUD. The motion carried by the following vote:

Aye 10 - Commissioner Venturi, Commissioner Meehan, Chairman Rose, Commissioner Flanigan Bassi, Commissioner Clark, Vice-Chairman Pedersen, Commissioner Hewitt, Commissioner Swartz, Commissioner McKinney and Commissioner Wilhoit

6.2 [19-1723](#)

Discussion: Grant Performance Update (October 2019)

Attachments: [Grant Performance Update 10 23 2019](#)

Presented by Dominic Strezo, Environmental Project Coordinator

6.3 [19-1719](#)

Commission Options to (Re) Allocate Stalled Project Funds & 2019 Program Income [Community Development Block Grant (CDBG)]

Attachments: [Grant Funding Allocation Policy](#)

Presented by Dominic Strezo, Environmental Project Coordinator

A motion was made by Commissioner Venturi, seconded by Commissioner Clark, to approve Option 2 for the reallocation of funds from stalled projects and 2019 Program Income, as delineated within the staff memo. The motion carried by the following vote:

Aye 10 - Commissioner Venturi, Commissioner Meehan, Chairman Rose, Commissioner Flanigan Bassi, Commissioner Clark, Vice-Chairman Pedersen, Commissioner Hewitt, Commissioner Swartz, Commissioner McKinney and Commissioner Wilhoit

6.4 [19-1720](#)

U.S. Department of Housing & Urban Development (HUD) First Amendment --- 2019 Action Plan Presentation and Discussion

Attachments: [1st Amendment 2019 AAP Redline](#)

Presented by Dominic Strezo, Environmental Project Coordinator

This matter was presented

6.5 [19-1721](#)

PUBLIC HEARING (IF APPLICABLE): First Amendment: 2019 Annual Action Plan - U.S. Department of Housing & Urban Development (HUD)

Chairman Rose asked for a motion to open the Public Hearing.

Motion: To open the Public Hearing at 4:14 p.m.

Motion Made By: Jennifer Clark

Motion 2nd By: Linda Pedersen

Motion approved

Trisha Blythe, of Youth Conservation Corps (YCC), thanked the Housing and Community Development Commission (HCDC) for its continued support, explaining that the agency's full-year crew has expanded and continues to learn from their new construction director. YCC will build three affordable homes, to be sold to income-qualified households.

Chris DeBruler, of The DeBruler Company, expressed his company's thanks for the additional funding for the rehabilitation of Lilac Ledge Senior Apartments in Waukegan. He expects that construction will begin within the next few months.

John Roehlke, Round Lake Heights Chief of Police, attending on behalf of Mayor Lumpkins, thanked the HCDC for the proposed increase in funding for the Village's water main extension project.

Victor Barrera, of the City of North Chicago, informed the HCDC that North Chicago's City Council was excited about the possibility of additional funding for its demolition project, which helps to clear plighted properties. He said that North Chicago looks forward to continuing its partnership with Lake County and to building additional affordable housing.

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

Motion Made By: Daniel Venturi

Motion 2nd By: Anne Flanigan Bassi

Motion approved

6.6 [19-1722](#)

Joint resolution approving First Amendment to the 2019 United States Housing and Urban

Development (HUD) Action Plan.

Attachments: [2019 AAP 1st Amendment](#)

Chairman Rose asked for a motion on the joint resolution.

A motion was made by Commissioner Venturi, seconded by Commissioner Swartz, to approve the joint resolution approving the First Amendment to the 2019 Annual Action Plan. The motion carried by the following vote:

Aye 10 - Commissioner Venturi, Commissioner Meehan, Chairman Rose, Commissioner Flanigan Bassi, Commissioner Clark, Vice-Chairman Pedersen, Commissioner Hewitt, Commissioner Swartz, Commissioner McKinney and Commissioner Wilhoit

7. STAFF REPORTS

Jodi Gingiss, Community Development Administrator, asked the HCDC to please help promote the Five-year Call for Projects. If any Commissioners were aware of possible projects, she requested that they help staff to interface with the individuals or organizations with the potential projects.

8. ADJOURNMENT

A motion was made by Commissioner Flanigan Bassi, seconded by Commissioner Venturi, to adjourn the meeting at 4:20 p.m. The motion carried by the following vote:

Aye 10 - Commissioner Venturi, Commissioner Meehan, Chairman Rose, Commissioner Flanigan Bassi, Commissioner Clark, Vice-Chairman Pedersen, Commissioner Hewitt, Commissioner Swartz, Commissioner McKinney and Commissioner Wilhoit