



Approved

MEETING MINUTES

HOUSING & COMMUNITY DEVELOPMENT ACT COMMITTEE

Tuesday, October 15, 2019

7:00 P.M.

Lorraine H. Morton Civic Center, 2100 Ridge Avenue, Room 2402

Members Present: Ald. Rainey, Ald. Wynne, Ald. Wilson, G. Mackey, Ald. Rue Simmons, M. Miro, D. Wang Su

Members Absent: Ald. Braithwaite, H. Rodriguez

Presiding Member: Ald. Wilson

Staff: S. Flax, J. Wingader

Call to Order / Declaration of Quorum

Ald. Wilson declared a quorum of the Housing and Community Development Act Committee and called the meeting to order at 7:05 pm.

Approval of Meeting Minutes for June 18, 2019 and September 17, 2019

Ald. Rue Simmons moved approval of the minutes as presented, seconded by Ald. Wynne; the minutes were approved unanimously.

Public Comment

No public comment.

Request by Two Agencies to Waive LOI Deadline Requirement to Apply for 2020 CDBG Funding

Two agencies requested permission to move forward with the application for FY 2020 CDBG funding after missing the deadline to submit a Letter of Intent. Sarah Laing, Executive Director of Open Studio Project, began the discussion by stating the challenges she faced in her new role and how she has improved processes to ensure timely reporting in future. Ald. Wilson, moved to waive the requirement, seconded by Ald. Wynne. There was discussion about the application process and procedures; it was suggested that the application process mirror the City's bid process and there was agreement that future requests to waive deadlines would not be reviewed. A voice vote was taken and Open Studio was approved to proceed with the application process for FY 2020.

Mark Brown, Director of Government Grants and Contracts for Family Focus, requested permission to move forward with the application process despite missing the deadline to submit the letter of intent for the Agency's After School Program. Ald. Rainey moved to waive the deadline requirement, seconded by Ald. Rue Simmons; a voice vote was taken and the motion was unanimously approved.

2020 CDBG Funding Allocation by Goals Recommendation for Draft 2020 Action Plan

Staff requested approval of the proposed allocations of estimated 2020 Community Development Block Grant (CDBG) funds based on historic percentages of funding allocated to Consolidated Plan goals from 2015 – 2019, and the needs identified in the Community Needs Assessment to determine priorities for the City's 2020-2024 Consolidated Plan. Staff reviewed the timeline for submitting the draft plan and suggested allocating based on percent by goal. There was discussion about how the goal amounts were derived and a review of upcoming projects. Ald. Rue Simmons moved approval of the 2020 CDBG funding allocations recommendations seconded by Ald. Wynne; a voice vote was taken and the motion was unanimously approved.

CDBG Housing Rehab Loan Administration Policies and Example from 1983

Staff asked the Committee to consider establishing loan administration policies that would allow the restructure of the terms of CDBG Housing Rehab loans, some of which were written in 1970s and 1980s, to reflect the current Rehab loan terms in order to improve financial stability of low and moderate income homeowners. Staff described the challenges of balloon loans. After brief discussion, Ald. Rainey moved approval to restructure loan administration policies, seconded by Ald. Wynne; a voice vote was taken and the motion was unanimously approve.

Ald. Rainey asked that a future report be submitted by staff that details all loans current loans with payment histories. Staff agreed that this information could be presented anonymously, but would include property ward information. Ald. Rainey requested the inclusion of property type as well.

Staff Report

Staff provided a list of agencies and programs applying for FY 2020 CDBG funds and a schedule of remaining 2019 meeting dates; additionally staff reviewed draft meeting dates for 2020.

Adjournment

There being no further business, Ald. Wynne moved to adjourn the meeting, seconded by Ald. Rue Simmons; the motion was approved unanimously and the meeting was adjourned at 7:45 pm.

Respectfully submitted,
Sarah K. Flax
Housing and Grants Manager