



**APPROVED**

## **MEETING MINUTES**

### **HOUSING AND HOMELESSNESS COMMISSION**

Thursday, August 1, 2019, 7:00 P.M.

Lorraine H. Morton Civic Center, Room 2402

**Present:** Chair Larry Donoghue, Ellen Cushing, Monika Bobo, Kathy Feingold, Moika Long, Renee Phillips

**Absent:** Noelle Gilbreath, Alderman Eleanor Revelle

**Staff:** Sarah Flax, Housing and Grants Manager

---

#### **Call to order**

Chair Donoghue called the meeting to order at 7:04 PM with a quorum present.

#### **Approval of minutes for June 6, 2019 meeting**

Ellen Cushing moved approval, Monika Bobo seconded the motion; it was approved unanimously.

#### **Public comment**

Joey Rodger spoke about Interfaith Action's Community Discovery project with the Executive Service Corps to identify current services for homeless and food insecure people, as well as unmet needs, and develop an online and paper directory of services.

#### **Connections for the Homeless Tenant-Based Rental Assistance Funding Renewal Application**

Chair Donoghue gave a brief overview of the \$300,000 funding request. Betty Bogg, Executive Director, Jen Feuer-Crystal, Housing Program Manager, and Nia Tavoularis, Director of Development for Connections, thanked the City for its partnership and explained that the goal of the program is to provide rent subsidies and support services, including education/job skills, to homeless families with children in Evanston schools for up to 24 months to enable them to pay for market rate housing. City HOME funds are used exclusively for rent that is paid directly to Evanston landlords, and utilities on behalf of families in the program. Connections raises funding for case management and other services. Examples of clients' accomplishments were provided. Connections explained that new TBRA families would come from the current wait list of 31 families. Families not enrolled in TBRA would be referred to other Connections programs or partner agencies. Discussion about the relationship between Connections and the school social workers to ensure that children were assessed for medical and psycho-social needs, followed. Connections explained that parental releases were required for this. In addition, Connections has a partnership with the Josselyn Center to provide additional supports.

There being no further questions or discussion, Ellen Cushing moved that the Commission approve the request for \$300,000 for TBRA and recommend its approval to

**APPROVED**

the Planning and Development Committee and City Council on September 9, 2019. Moika Long seconded the motion and it was approved 6-0.

### **Presentation from Evanston Development Cooperative**

Dick Co and Robinson Marcus from the Evanston Development Cooperative (EDC) made a presentation about how Accessory Dwelling Units (ADUs)/coach houses could address housing needs including smaller, more affordable units, particularly in high cost single family neighborhoods, create and retain community wealth, and reduce Evanston's carbon footprint using new construction materials to address climate change and sustainability. EDC is incorporated as an Illinois cooperative business in Illinois, with worker/employee and resident/investor shareholders. Each shareholder has one vote and Investment by any shareholder is capped at \$10,000 per IL co-op law. They presented work by Northwestern computer science students to estimate the number and sizes of ADUs that could be constructed based on lot coverage of existing homes. Several examples of how ADUs/coach houses and modest sized houses on smaller lots could address different housing needs were presented. Discussion relating to what types of ADUs and smaller scale housing was allowable under current zoning, and potential issues relating to expanding ADUs like additional parking requirements. Dick and Robbie answered questions from the commission and audience. Several potential projects are currently being considered and one or more may be brought to the HHC for consideration.

### **Staff Reports**

City received its 2019 CDBG, HOME and ESG grant agreements from HUD. Staff is working on the 2020-2024 Consolidated Plan; the needs assessment survey is open until 8/25/19 with outreach to residents through emails, community advocates at summer events and activities, etc.

### **Chair's Report**

None.

### **New/Other Business**

None.

### **Adjournment**

Ellen Cushing moved to adjourn at 8:45 PM, Monika Bobo seconded the motion and it was approved unanimously.

The next scheduled meeting of the Commission is Thursday, September 5, at 7:00 PM. in room 2404.

Respectfully submitted,  
Sarah K. Flax, Housing and Grants Manager