



Minutes of the Public Hearing
Held on Monday, March 18, 2013
7:00 p.m.

President Rimbart called the Public Hearing to order at 7:06 p.m., for the following purpose, to consider the City of Oberlin's intention to apply for Federal funding under the State of Ohio's Community Housing Improvement Program (CHIP) for Fiscal Year 2013.

Members Present: Charles Peterson, Bryan Burgess, Sharon Soucy, Elizabeth Meadows, Scott Broadwell, Aaron Mucciolo, and Ronnie Rimbart.

Others Present: Belinda Anderson, Clerk of Council; Eric Severs, Law Director; Eric Norenberg, City Manager; Sal Talarico, Finance Director; Gary Boyle, Director of Planning & Development Patti Lines, Lines and Associates.

City Manager, Eric Norenberg offered introductory remarks and turned the discussion over to Gary Boyle, Director of Planning and Development, and Patty Lines, of Lines and Associates Inc.

Boyle provided an overview of the Community Housing Improvement Program, highlighting the following changes to the program:

- The Ohio Department of Development Office, who is responsible for administering the CHIP Program changed its name to the State Development Service Agency (DSA).
- Maximum grant award has been reduced from \$500,000 to \$400,000.
- Habitat for Humanity coordination incentives award of \$50,000 has been eliminated from the program. Communities interested in partnering with Habitat for Humanity can still do so, but the funds would have to come out of the \$400,000.

Boyle noted that the City has implemented eight (8) CHIP Programs in the past; the last one being the FY 2010, which ended last October. All public meetings have been held in compliance with State law and based on recommendations from the City's consultant, public input, and the Housing Advisory Committee; it is staffs intent to apply for the full \$400,000 to be used for the following activities:

1. Private Owner Rehabilitation. This grant request would amount to \$223,000 in HOME funds, which would be used to provide five (5) owner-occupied, single family homes with rehabilitation assistance.
2. Home Repair. This request would amount to \$100,000 in CDBG funds. These funds would be used to assist eleven (11) homeowners with addressing one or two major health and safety items.

- 3. Emergency Monthly Housing Assistance. This grant request would be in the amount of \$30,000 in CDBG Funds that could be used to assist a minimum of ten (10) households with mortgage and/or utility payments. This will be provided as a grant and can be used to assist home-owners insurance payments as well.
- 4. Administration. Administration funds in the amount of \$20,000 of HOME Funds and \$27,000 of CDBG Funds, is sought to administer and implement the CHIP grant award. The funds would also be used for Fair Housing.

Boyle stated that this \$400,000 would enable staff to continue programs that they have done in the past with the exception of first time home buyers payment assistant. The “payment assistant” program was eliminated from the FY 2013 application due to the difficulty experienced with many communities (during the FY 2010) in qualifying persons for mortgages in the current banking climate.

Since this is a Community Block Grant Program, the intent of this program is to assist low to moderate income individuals or to assist with the removal or prevention of slum and blight conditions. In the past, this program has worked well to assist residents who meet the criteria. Boyle noted that this was a competitive application process, and the deadline has been set for April 5th, 2013.

Burgess asked if a new Economic Development and Housing Officer had been hired at this time? Boyle remarked that Carrie Handy has accepted the position and will start her first day on Monday, March 25, 2013. Boyle remarked that if they were awarded a grant, then staff would come before Council again, if they decide to seek outside consultant services, to administer the program, the way they have in the past with Lines and Associates. Burgess noted that his preference would be to do as much as possible in house. Boyle remarked that it is always their goal to handle this in house where it is possible.

Tom Geller, 94 East Lorain Street, commented on his negative experience with Lines and Associates during the FY 2010/2011 round of the CHIP program. He referenced a letter that he sent to City Manager Norenberg, Patti Lines, a member of the Lorain County Community Development Office, and more recently to all members of Council, which laid out his concerns. It was his hope that his experience would be taken into account when the decision to assign a consultant to administer the funds was under consideration.

Being that there was no further business to come before Council at this time the meeting adjourned at 7:17 p.m.

Attest:

 BELINDA B. ANDERSON, CMC
 CLERK OF COUNCIL

 RONNIE J. RIMBERT
 PRESIDENT OF COUNCIL

APPROVED: 04/01/2013

POSTED: 04/02/2013