

**Observer:** Sue Calder

**Aldermen Present/Absent:** All were present.

**Staff Present:** Bobkiewicz, Sarah Flax, Savannah Clement and probably others. Reid was also present

**Media Present:** Evanston Now, Roundtable, Evanston Review, Daily Northwestern (in droves).

**Meeting Began:** About 6 pm

**Meeting Ended:** 9:00 pm

(Unfortunately, the original time said 7, but there was a revision to start at 6, which I missed.)

**No. Of Citizens in Attendance:** about 35.

**Citizen Comment**

Since I was late, I missed this. The person next to me stated that many wanted to see a “plan.”

Announcement: the next meeting of the Inclusionary Task Force will meet on 2/7/18 in room 2404

**Fifth Monday:** topic limited to affordable housing. The discussion rambled a bit with alderman veering off the topic to get their chief concern voiced.

**Accessory Dwelling Units:** Wilson voiced concern that people now (illegally) living in accessory dwelling units would be evicted. Wynne agreed and suggested an amnesty period. Revelle pointed out that using these units - either as away from the house (garage, 2<sup>nd</sup> floor) or something separate to the main house would provide extra income for homeowner, which may allow some to stay in their home. Rainey would like subsidies to families with kids in 65 or 202 so they could afford to rent a market-rate apartment for up to three years. Main item referred to Plan Commission to consider— and without a rent control mandate.

**Loans/Grants to landlords:** The thought is that this could be similar to the grants given to businesses through Economic Development. Discussion included that would this be a grant or a loan; the funds would match what the landlord would be putting into the project with a \$50,000 cap; there should be a limit of \$5,000 per unit (Rainey); money should be provided by City at the start of the project; length of affordability should be tied to the size of the grant/loan; Rainey pointed out that landlords could get much of this funding through CDBG grants; Rue Simmons stated that the money should go to quality of living, not cosmetics; Revelle stated the funds should be limited to life-safety issues; Fleming would like to limit loans landlord to only one; Hagerty urged that landlords have some “skin in the game”; Rainey recommended that there be an informational meeting with landlords to educate them on how to access CDBG funds; Wilson would limit this effort to a one-year trial limited to \$200,000. Braithwaite moved this to be sent to A&PW with a report from them by 2/26.

**Rooming Houses:** Fiske is strongly in favor of this as it would provide help for both students and seniors since the buildings would be licensed and thereby inspected, rooming houses should be owner occupied and by definition would “fit into the neighborhood” in design; Rainey expressed concern for renters and that there should be a specified square footage per occupant; Wilson would like the 3-unrelated law repealed; Rue Simmons would like to hold a meeting for residents to present their views and Fiske agreed that it should be organized for early in February. Braithwaite move the issue to P&D with a report to Council by April 9th.

**First Time Home Buyer Assistance:** Staff pointed out that this has been tried with some difficulties on getting buyers who met the guidelines. Braithwaite moved this to P&D.

**Wrap-Up:** Rainey concerned about builders opting out of including affordable units; it was suggested to hold this until the ICH task force finishes. Revelle stated that the City needs a plan on how to use the money in the Affordable Housing Fund, which does not have a lot of funds; need to define our goals for a variety of the strategies for various groups. Hagerty referenced this to the Housing and Homeless Commission. Simmons voiced concern for how the City can increase affordable units.