

April 25, 2023

The Board of Commissioners of Lorain County, Ohio met this day in a regular meeting on Friday, in the J. Grant Keys Administration Building, 226 Middle Avenue, Elyria, Ohio, at 4:30 p.m. with the following members present: Commissioner David J. Moore, President, Commissioner Michelle Hung, Member and Theresa L. Upton, Clerk. Commissioner Jeff Riddell, Vice-President, absent

## JOURNAL ENTRY

Commissioners said the Pledge of Allegiance.

Clerk called roll; Commissioner Moore & Commissioner Hung

The following business was transacted

A.PUBLIC HEARING:

**4:30 p.m. - 1<sup>st</sup> Public Hearing on CHIP PY23 with Drake Hopewell and Ian Berry, LCCDD and Lauren Falcone, want to say Poggymeyer but it is Kleinfelder**

Drake Hopewell, LCCDD said good evening Commissioner and thank you for hosing the first of two public hearings for the 2023 CHIP program and today we have with us Lauren Falcone and she represents their new consultant Kleinfelder, Inc. and she is going to cover the critical elements of the CHIP program so they can be able to submit the application and that is a requirement.

Hung said good evening Lauren.

Lauren Falcone said thank you for having her she is with Kleinfelder, old Poggymeyer just want to tell you a little bit about CHIP, Community Housing Impact and Preservation program that is offered through the Community Development Block Grant state of Ohio. CDBG are funds that are federal allocated to the state of Ohio from U.S. Department of Housing and Urban Development. The office of Community Development, OCD administers the program in Columbus. The state receives approximately \$44 to \$46 million in CDBG each year from HUD and today she wants to tell you a little bit about the community housing impact and preservation program. There is \$8.5 million allocated for fiscal year 2023 in the annual plan. Lorain County is anticipated to receive \$1.6 million for program year 2023 for the community housing impact and preservation program. This the maximum amount that can be requested. Lorain County anticipates partnering with the cities of Amherst, North Ridgeville, Oberlin and Sheffield Lake and recipients have 28 months to complete the project. Lorain County did hold its HACK or Housing Advisory Community meeting on April 18, 2023 to gather information and have discussions on county housing needs and other services and programs available to the LMI population. Kleinfelder is the county's CHIP Consultant and they will prepare community resources guide and housing needs assessment that is required by the CHIP application along with final recommendations for activities to be pursued in the program year 2023 CHIP grant application. Now, what is eligible under this program, there is rehabilitation assistance and that can be owner rehab or rental rehab. There is repair assistance, which is capped at the 30% of the total grant request and again that can be owner home repair or rental home repair. Also, there is homeownership assistance, home ownership down payment assistance, rehab or down payment assistance and then tenant based rental assistance. Lorain County plans on having its second public hearing to inform the public on the activities recommended to be included sometime in May. The CHIP must benefit low and moderate income persons. CHIP program participants and applicants must provide evidence of income eligibility and gross household income must be below 80% AMI Lorain County. The administration for CHIP is capped at 12% of the grant, which is about \$192,000. CHIP home repair activities are capped at 30% of the grant, which is \$480,000. ODAD requires that the available housing program income be committed to CHIP and expended first. The program actually runs from December 2023 and after the environmental clearance is received through April 30, 2026 and project should be completed by February 28, 2026. No work can begin until the county executes grant agreements with the State of Ohio December 2023 and receives written notification from the state that the environmental review has been cleared. If funded properties over 50 years of age must be approved by the Ohio Historical Preservation office and all activities and projects must be bid through the Lorain County Board of Commissioners office following the CDBG and CHIP procurement procedures. That is pretty much CHIP in a nutshell. Do you have any questions?

Moore said you just listed off a whole bunch of work. Falcone said yep. Moore said is this something Drake and his team put together and assist throughout the year? Falcone said yes they do the application. Moore said you guys would? Falcone said yes and then they would assist them with the application. Moore asked how is it marketed out to the community? Falcone said they have tried through other communities to put it on the website and they are doing Medina's right now, City of Medina and have had a lot of good luck by marketing through their city website and doing flyers, really colorful flyers about the CHIP program getting contractors involved and then between the City people and also putting it on social media and people have really applied, she think they have already 11 applications and it has they only just started in Medina.

Moore asked if they work with the Lorain County Health Department because sometimes they get calls? Falcone said yes. Moore said you have done that in the past? Falcone said yes. Moore said Drake he is coming up behind Lauren that is why he is asking. Hopewell said Commissioner good questions. Actually what they have done through the housing assistance consultants agreement that they have in place, they actually just met with the group of housing providers through the county and Lorain County Health district was included and just had that meeting last Tuesday, They do get referrals from Health District and they actually do a program called the lead-based paint program and sometimes the work that gets down under that program is limited to doing lead based cleanup. So if they need additional work when they get done with that then they can be referred to the county's program and there are referrals there. They also do septic systems and that is part of what they can do under this program, so sometimes there is not enough dollars allocated in their program or vice versa under the CHIP program but they refer back and forth and both end up picking up projects that way as well. Then they work with the consultants as they have done in the past to identify additional folks and will do a kick off meeting at the time they find out assuming they will be funded, but they will do a kick off meeting to let the public know about the application process and intake process and what types of repairs they can do under the program. He does believe that will get them a number of applicants. One thing they are also trying to work out is that they have a number of applications under the prior program that will not be able to be served because of funding, lack of funding availability and housing they can refer those folks through a full new application, but give them an opportunity to reapply so they can try to help them as well. Moore said cool. He asked if anyone else had something? Hung said no those are the answers to the questions as they have seen these come through for various cities and partnerships with the county, Hopewell said this year and not sure if you noticed when Ms. Falcone was talking, they do have Amherst as one the potential partners and hoping that they will agree to participate this time and that will allow them to increase the number of dollars they can bring back to Lorain County under this program. They go from \$1.3 million the last 2 cycles to \$1.6 million this cycle, that is total. Moore said cool, good job, thank you,

Moore asked if there was any public that wanted to participate? There were none

Motion by Moore, seconded by Hung to close the public hearing. Upon roll call the vote taken thereon resulted as: Ayes: All Moore & Hung / Nays: None / Absent: Riddell

Motion carried.

(discussion was held on the above)

BOTHER BUSINESS:

There was no other business for this day.

CLERK'S REPORT

April 25, 2023

c.

- #1. Tuesday, May 2, 2023 at 11 a.m., Investment Advisory Committee
  - #2. Tuesday, May 2, 2023 at 5 pm., Commissioners meeting
  - #3. Friday, May 5, 2023 at 9:30 a.m., Commissioners meeting
- Moore said he expects the Investment Advisory meeting to be exciting meeting, maybe people should attend or maybe not. \_\_\_\_\_ (discussion was held on the above)

JOURNAL ENTRY

Moore said noting else we are adjourned at 4:40 p.m.

\_\_\_\_\_)Commissioners  
 David J. Moore, President )  
 \_\_\_\_\_ )  
 Commissioner Jeff Riddell, absent )of  
 Jeff Riddell, Vice-president )  
 \_\_\_\_\_ )  
 Michelle Hung \_\_\_\_\_)Lorain County  
 Michelle Hung, Member )Ohio

Attest: \_\_\_\_\_, Clerk  
 Theresa L. Upton

Attest: \_\_\_\_\_, Clerk  
 Theresa L. Upton

Michelle Hung, Member \_\_\_\_\_)Lorain County  
 Michelle Hung )Ohio