

# Citizens Advisory Council on Urban Policy (CACUP)

September 9, 2013 Minutes

City of Moline, Police Department Conference Room, 1640 6<sup>th</sup> Avenue  
Moline, IL 61265

**MEMBERS:** Mary Lorensen, Chairman; Stan Leach, Adrian Early, Sue Lillybeck, Anne Huntoon

**STAFF:** K. J. Whitley-Community Development Program Manager, Jeff Anderson-City Planner

**ABSENT:** Matt Puck, Annaka Whiting-Financial Analyst

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Chairman Lorensen called the meeting to order at 4:08 p.m.

**Minutes** - Chairman Lorensen entertained discussion regarding the July 29, 2013 minutes. Seeing no discussion, a motion to accept the minutes as written was made by Lillybeck and a second from Huntoon. Motion was passed, no nays.

**Citizen Participation Plan** - Chairman Lorensen entertained discussion regarding the proposed revisions to the Citizen Participation Plan. After an extensive discussion to the proposed revised Citizen Participation Plan by staff, additional recommendations were made as follows:

- Modify item number 7 under the Amendment Criteria, to reflect a 50% decrease rather than a 20% decrease per Anderson's recommendation; and

- Modify item number 8 under the Amendment Criteria to reflect a 50% increase rather than a 20% increase per Early's suggestion.

Seeing no more discussion, a motion to accept the Citizen Participation Plan as written with the two above modifications was made by Leach and a second from Early. Motion was passed, no nays.

**2013 CDBG CACUP Allocation Recommendations** - The discussion regarding One Moline Place/Hawk Hollow was postponed from the July 29, 2013 meeting. Chairman Lorensen entertained discussion regarding the proposed revisions to the 2013 Annual Action Plan. General discussion was held regarding the role of CACUP. Staff provided the following financial information along with a letter regarding the Phase 3, One Moline Place/Hawk Hollow Development to CACUP for their consideration.

## F. PUBLIC FACILITIES AND IMPROVEMENTS

**1. One Moline Place ..... 147,927.03**

Regarding the Phase 3, One Moline Place/Hawk Hollow, Chairman Lorensen didn't understand why CACUP was needed if this activity was a City Council priority and questioned why CACUP needed to take any action on the recommendations. Anderson advised the board it is a Citizen Advisory Council on Urban Policy (CACUP) to act as ambassadors for the citizens. CACUP makes specific funding and programming recommendations on the use of community development block grant funds to the City Council who takes their recommendations under advisement.

Anderson shared some visual maps of the three different phases as well as a memo from Ray Forsythe, Planning & Development Director, regarding City Council guidance on this project. He

advised the board that staff would like to move forward and solicit a developer to possibly develop the property into residential units and the CDBG dollars would assist with the infrastructure on this undeveloped land owned by the City of Moline. Staff advised the board that this development would not be subject to income restrictions once CDBG money was utilized for the infrastructure. Chairman Lorensen advised the board she was against allocating funds to One Moline Place/Hawk Hollow. She went on to advise CDBG dollars shall support public service and housing assistance for low to moderate income individuals/families. After a lengthy discussion, Huntoon made the following suggestion. Allow the City of Moline to move along with Phase 3 (One Moline Place/Hawk Hollow) and partner with a developer assisting with the infrastructure. If the project hasn't moved forward in a year, the allocated One Moline Place/Hawk Hollow dollars would be reallocated to the current housing program. Seeing no further discussion, on a motion to move forward with Phase 3 of One Moline Place/Hawk Hollow was made by Huntoon and a second from Leach. A motion was passed to accept the City moving forward and soliciting a developer to move the project forward within a year. If the project hasn't moved forward in a year, the dollars would be reallocated to the current housing program. The motion passed with 5 Ayes, 1 Nay-Chairman Lorensen.

**Other** - Chairman Lorensen advised the board that this would be her last year serving on the CACUP board.

Seeing no other items from the board, she opened it up to the floor to the audience. Whitley discussed how current applicants in the Community Housing Services program are subject to paying a prorated cost for the services received under the program. Whitley advised it has been difficult to administer the program as many people have been unable to come up with their portion after hours of administration time to process them through the program. She reminded them most of the applicants have been on the waiting list for four to five years. Whitley reminded the board in past years CDBG funds was received early in the year (around tax refund time) and lately program dollars are being received around the fall. Clients subjected to proration have 15 days to come up with their share of the cost. Additionally, Whitley advised the board that this was the only Community Development program that currently requires an applicant subject to a proration in order to received services. All other programs provide 100% of service cost as long as eligibility into the program has been met. The board agreed the intent of the program was to assist low to moderate clients with removal of blight and health issues within their homes throughout the neighborhoods. Seeing no additional discussion, a motion was made by Lillybeck to remove the proration for clients in the Community Housing Services programs beginning in 2014 and the program pay the full cost of services rendered and a second by Huntoon. Motion was passed, no nays.

Whitley reminded the board of the upcoming hearing, September 23, 2013, 4:00 p.m. regarding the public comments on the proposed 2014 Annual Action Plan.

There being no further business, a motion to adjourn at 5:17 p.m. was made by Lillybeck and seconded by Leach. Motion passed with 5 ayes and no nays.

Respectfully submitted,

*K. J. Whitley*

Community Development Program Manager  
Community Development Division