



## **MINUTES**

CUYAHOGA COUNTY COMMUNITY DEVELOPMENT & HOUSING  
COMMITTEE MEETING  
MONDAY, MARCH 3, 2025  
CUYAHOGA COUNTY ADMINISTRATIVE HEADQUARTERS  
C. ELLEN CONNALLY COUNCIL CHAMBERS – 4<sup>TH</sup> FLOOR  
9:30 AM

### **1. CALL TO ORDER**

**Chairman Houser called the meeting to order at 9:34 a.m.**

### **2. ROLL CALL**

**Mr. Houser asked Assistant Deputy Clerk Georgakopoulos to call the roll. Committee members Houser, Jones, Kelly and Schleper were in attendance and a quorum was determined. Committee member Simon arrived after the roll call was taken.**

### **3. PUBLIC COMMENT**

**There were no public comments given.**

### **4. APPROVAL OF MINUTES FROM THE FEBRUARY 3, 2025 MEETING**

**A motion was made by Mr. Schleper, seconded by Mr. Kelly, and approved by unanimous vote to approve the minutes from the February 3, 2025 meeting.**

### **5. MATTERS REFERRED TO COMMITTEE**

- a) R2025-0077: A Resolution amending Resolution No. R2024-0375, dated 11/12/2024, which authorized Affordable Housing Loans to various organizations in the total amount not-to-exceed \$4,550,000.00 for the Affordable Housing Gap Financing Program, to convert the \$200,000.00 Affordable Housing Loan for Lutheran Metropolitan Ministry to a grant;

and declaring the necessity that this Resolution become immediately effective:

Original Organizations:

- 1) Lutheran Metropolitan Ministry in the amount not-to-exceed \$200,000.00 for construction of (4) new, affordable, energy-efficient, permanent housing units for people experiencing homelessness in the City of Cleveland;
- 2) 2804 Moreland, LLC in the amount not-to-exceed \$450,000.00 for rehabilitation of a vacant residential building, located at 2804 Moreland Boulevard, City of Cleveland, to create 23 units of affordable housing;
- 3) CHN Housing Partners in the amount not-to-exceed \$450,000.00 for the construction of (40) affordable housing units for low to moderate-income persons, with an emphasis on single parents seeking higher education;
- 4) Cuyahoga Land Bank in the amount **not**-to-exceed \$1,500,000.00 to provide matching grants for housing and rehabilitation; and matching grants for the construction of (2) (5) new homes in the City of East Cleveland;
- 5) Emerald Development and Economic Network, Inc., in the amount not-to- exceed \$450,000.00 for the redevelopment and rehabilitation of (1) existing building and the creation of new affordable housing units for EDEN Expansion Phase II Project;
- 6) Emerald Development and Economic Network, Inc., in the amount not-to- exceed \$450,000.00 for the redevelopment and rehabilitation of (2) existing building and the creation of (6) new, affordable rental housing units, located on Madison Avenue

and Lorain Avenue in the City of Cleveland;

- 7) Northwest Neighborhoods CDC in the amount not-to-exceed \$450,000.00 for the creation of (51) affordable rental housing units for seniors for The Karam Senior Living Project.

**Ms. Sara Parks Jackson, Director of the Department of Housing and Community Development, addressed the Committee regarding Resolution No. R2025-0077. Discussion ensued.**

**Committee members asked questions of Ms. Parks Jackson pertaining to the item, which she answered accordingly.**

**On a motion by Mr. Houser with a second by Ms. Simon, Resolution No. R2025-0077 was considered and approved by unanimous vote to be referred to the full Council agenda for second reading.**

- b) R2025-0082: A Resolution awarding a Community Development Grant award in the amount not-to-exceed \$300,000 to JSAACC, LLC., for the creation of the Africa Town Plaza Art and Cultural Center located at the former YMCA Cedar Branch, 7515 Cedar Avenue, Cleveland, Ohio 44103; authorizing the County Executive to execute the grant agreement and all other documents consistent with this Resolution; and declaring the necessity that this Resolution become immediately effective.

**Mr. James Sosan, Real Estate Developer and Mr. Trevor McAleer, Legislative Budget Advisor for Council, addressed the Committee regarding Resolution No. R2025-0082. Discussion ensued.**

**Committee members asked questions of Mr. Sosan and Mr. McAleer pertaining to the item, which they answered accordingly.**

**On a motion by Mr. Schleper with a second by Mr. Kelly, Resolution No. R2025-0082 was considered and approved by unanimous vote to be referred to the full Council agenda for second reading.**

**Ms. Simon, Mr. Kelly, Mr. Houser and Mr. Schleper requested to have their names added as co-sponsors to the legislation.**

- c) O2025-0001: An Ordinance amending Section 714.02(E) of the Cuyahoga County Code to prioritize municipal corporations and townships in Cuyahoga County when evaluating applications to the

Cuyahoga County Community Development Supplemental Grant  
("CDSG") Program.

**There was no legislative action taken on Ordinance No. O2025-0001.**

6. MISCELLANEOUS BUSINESS

**There was no miscellaneous business.**

7. ADJOURNMENT

**With no further business to discuss, Chairman Houser adjourned the meeting at 10:27 a.m., without objection.**