

Committee of the Whole Meeting Minutes - January 27, 2020

C.O.W; January 27, 2020

~~annual basis when creating the upcoming year's budget. Mayor Rosenthal stated that the Board would not pursue strategic planning at this time but requested that this matter be revisited during budget planning.~~

Affordable Housing Discussion

Mr. Lichterman outlined the memo and highlighted the new affordable housing figures from the State. Trustee Jester noted that the Village is at 8 percent affordable housing. Mayor Rosenthal noted that some of the increase could be due to a depressed real estate market. Trustee Struthers commented that the Village is very close to the State's recommendation for 10 percent affordable housing.

Mayor Rosenthal noted that the focus should be on determining whether the Board finds it necessary to further regulate affordable housing. Trustee Shapiro stated that the Village must separately define affordable housing. Trustee Oppenheim asked if the Village should legislate inclusionary zoning, in which new developments are required to commit a certain number of units to affordable housing. She stated that it is the Village's moral and ethical obligation to pass an ordinance. Trustee Jester disagreed, noting that there are not likely to be additional multi-unit developments built due to the restricted amount of buildable land in the Village. He noted that it would be a waste of money to pay our attorney to write an ordinance that will not likely be utilized.

Trustee Shapiro stated that having an ordinance in place clearly provides developers with all the information and rules from the start, allowing them to better plan. Trustee Struthers stated that she would have liked to see affordable housing on Samantha's Way and Elysian Way and would like these types of developments to consider including affordable housing going forward. Trustee Seiden noted that as a home rule community, the Village is not required to provide affordable housing. He believes that requiring affordable housing is using taxpayer dollars for charity. Mayor Rosenthal commented that the Village should look at size and scale in order to determine the parameters that would best suit Deerfield. Trustee Jester agreed that the starting point should be looking at the scale. There was a consensus for staff to prepare a report discussing the appropriate scale for when an affordable housing requirement would be required.

Adjournment

~~There being no further business or discussion, Trustee Benton moved to adjourn the meeting. Trustee Shapiro seconded the motion. The motion passed unanimously on a voice vote. The meeting was adjourned at 7:10 p.m.~~

~~Respectfully submitted,
Mary Glowacz
Administrative Intern~~