

Chicago Rehab Network

*Community Development
and Empowerment Series 2002*

This year's training series has been designed especially for staff and board members of community-based affordable housing development organizations. As a participant in each workshop, you will learn technical development skills, discuss strategies for community empowerment and reinvestment, and share your experiences with others in the field.

Chicago Rehab Network: Valuing Affordability

Chicago Rehab Network is a citywide, multi-racial coalition of neighborhood-based non profit housing groups working to: Create affordable housing in Chicago's low and moderate income neighborhoods; Promote community empowerment and neighborhood development without displacement; and, Build a viable neighborhood housing movement in Chicago and nationwide.

Community groups seeking to pool their expertise founded CRN in 1977. Today, the coalition consists of over 44 community housing groups, servicing 60 Chicago neighborhoods, through the rehab and new construction of over 7500 affordable housing units for low to moderate-income families and individuals.

Chicago Rehab Network provides training and technical assistance to established and emerging community based housing development organizations. Our goal is to see dramatic increases in the capacity of community-based organizations to build and sustain affordable housing in Chicago and the region.



February 6 + 7

Community Development Planning

The first in the series, this workshop will present the community assets perspective as a model for community planning. Through looking at strategies employed by community-based development organizations, we will discuss the elements beyond bricks and mortar that community building requires.

February 20 + 21

HP12-C Financial Calculator & Computer Spreadsheets

Technology can enhance your organization's ability to operate efficiently in today's challenging market. Learn housing finance concepts, how to compute financial calculations on the HP12-C, and how to use computer spreadsheets to create proformas. Calculators to be provided.

Class will be held at Lawndale Community Development Corporation located at 3843 W. Ogden Ave., Chicago.

The Community Development and Empowerment Series is supported by the US Department of Housing and Urban Development.

March 6 + 7

Proforma Development & Analysis

Understanding principles of real estate development & finance is critical to maintaining the long term affordability of your project. You will create development proformas, income and expense statements, and cash flow analyses.

Emphasis will be placed on structuring projects with tax credits, public funds, grant funding and the new affordable housing donation tax credits.

March 20 + 21

Sources of Development Financing

Developing affordable housing is a challenging process that requires the layering of financing to achieve the goal of affordability. This workshop will familiarize participants with the mechanics of securing development capital, debt and equity financing, grants and subsidies.

April 3 + 4

Single Family Housing Development

The process of developing single family housing will be discussed both in terms of the technical skills involved, and in terms of maximizing production to meet community needs. Assembling a development team, acquiring property, securing financing, and marketing will all be examined in detail.

April 17 + 18

Multifamily Housing Development

Multifamily housing development will be discussed as one tool for creating community-based affordable housing. The development process, acquisition, sources of financing, development team, and legal issues will all be discussed.

May 1 + 2

Project and Construction Management

Creating quality affordable housing requires knowledge of construction that includes knowing how to choose a project team, how to manage contracts, and how to closeout the project.

Students will visit a construction site to test concepts in the field on Thursday, May 8. Transportation and lunch provided.

May 15 + 16

Property/Asset Management/Tenant Services

This course will review the key aspects in the property management of subsidized housing. Focus will be given to marketing and lease up, accounting, asset management, fair housing laws, maintenance and capital improvements, and resident services.

When/Where

Unless otherwise noted, each workshop is held from 8:30 am–4:30 pm at Bank One in downtown Chicago. Your confirmation letter will detail workshop locations. We are grateful to Bank One for providing both the training space and food for each workshop.

For directions to the training facility, parking, and/or public transportation, call CRN at 312.663.3936.

Registration

Workshops are limited to 25 persons. In order to reserve your seat, the registration form and payment in full must be received at CRN 5 days prior to the workshop. Because of high demand for these

workshops, refunds will be made only to those who withdraw their registration at least 5 business days prior to the start of the workshop.

Fees

Register for all eight workshops in the Series for \$950. CRN Members pay \$850. A Community Development & Empowerment Certificate will be awarded to those who attend the entire series.

Note: to receive a certificate, attendance is mandatory at all eight workshops.

To register for individual two-day workshops, the fee is \$150 and includes instruction, materials, and lunch. CRN members pay only \$125. Select CHDOs may receive scholarship assistance.

Upcoming Trainings

The Urban Developers Program is a one-year certificate program administered in partnership with the University of Illinois at Chicago. Applications are accepted on a revolving basis. Graduate credits, scholarships and travel stipends are available for qualifying students.

Illinois Affordable Housing Tax Credit Workshop will take place in spring 2002. This workshop will help developers understand how to access the new \$26 million resource and will focus on soliciting donors, using the tax credit in your project and submitting the application.



Closing celebration for Empowerment Series participants

Registration Form

Workshops

Check here if you will attend all eight workshops.
You will receive a Community Development
and Empowerment Certificate at the end of the Series.

Name

Organization

Address

City/Zip

Phone

Fax

A check payable to the Chicago Rehab Network
is enclosed for \$ _____

Mail or fax registration to:

Chicago Rehab Network

53 West Jackson Boulevard, Suite 739
Chicago, Illinois 60604
Tel 312 663 3936 Fax 312 663 3562



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