

# Chicago Rehab Network

*Community Development  
and Empowerment Series 2005*

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*The Community Development and Empowerment Series exposes trainees to the entire process of affordable housing development and management. Sessions cover the nuts and bolts of project planning, financing, and development, and culminate in tenant services, property and asset management. The four-month certificate program, led by a diverse team of senior community development practitioners, allows trainees to enhance skills and share expertise with peers in the field.*

**Chicago Rehab Network: Valuing Affordability**

**Chicago Rehab Network (CRN) is a citywide coalition of neighborhood-based nonprofit housing organizations working to create and preserve affordable housing in Chicago and the region. Through research, publications, policy and advocacy, training and technical assistance CRN advocates for affordable housing resources at the local, state, and national levels.**

**Founded in 1977 by community groups seeking to pool expertise and share information, the coalition membership consists of over 45 organizations representing over 60 city neighborhoods. Through the years CRN's efforts have resulted in the creation of tens of thousands of affordable units as hundreds of community-based and for-profit developers have come to see opportunity in our neighborhoods.**

**Community Development and Empowerment Series workshops are designed for adult learners from a variety of backgrounds.**



*February 16 + 17*

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## **Community Building**

*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.*

*Location to be determined.*

*March 2+3*

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## **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.*

*Location to be determined.*

**Location unless otherwise noted at U.S. Department of Housing & Urban Development  
77 West Jackson Boulevard  
Room 326**

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*The 2005 Community Development and Empowerment Series is graciously supported by the US Department of Housing and Urban Development.*

March 16 +17

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## **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 credit.*

April 6+7

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## **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 20 +21

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## **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.*

May 4 + 5

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## **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 18 +19

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## **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. Transportation and lunch provided.*

June 1 + 2

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## **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 will take place from 8:30 am – 4:30 pm at U.S. Dept of Housing & Urban Development, 77 West Jackson, Room 326.

For directions to the training facility, parking, and/or public transportation, call CRN at 312 663 3936.

**Registration**

Workshop enrollment is limited. In order to reserve your space, registration and full payment must be received 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.

\$900—CRN members  
\$1300—CRN non-members

Certificates will be awarded to those who attend all eight workshops.

Individual two-day workshops are:

\$150—members  
\$200—non-members

Includes instruction material and lunch.

Scholarships available for Participating Jurisdictions.

For information about the Community Development and Empowerment Series, the Urban Developers Program, and other training and technical assistance opportunities, contact Chicago Rehab Network at 312.663.3936, or visit [www.chicagorehab.org](http://www.chicagorehab.org).



*2002 reception for Community Development and Empowerment Series.*

## Registration Form

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**Workshops**

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

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**Name**

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**Organization**

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**Address**

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**City/Zip**

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**Phone**

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**Fax**

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*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



*Chicago Rehab Network  
53 West Jackson, Suite 739  
Chicago, Illinois 60604*



**“The Community  
Development and Empowerment  
Series is an incredibly  
enriching experience for community  
developers. I encourage all my  
staff to take part!”**

*Angela Vick  
Clarettian Associates  
Executive Director*

**Chicago Rehab Network: Valuing Affordability**