



## Russell Choice Neighborhood Coordinating Committee Meeting

Wednesday, August 24, 2022

Join via Zoom at <https://us06web.zoom.us/j/82076020876>

Password: 540877

10:00 a.m. – 11:30 a.m.

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**Welcome** – 2 min. (*LMHA Staff*)

**Russell Neighborhood** - 25 min.

Critical Community Improvements (CCIs)

- Historic Quinn Chapel Stabilization (*Savannah Darr*) – Phase II stabilization is anticipated to be complete by end of Summer 2022. LMG was awarded another \$500,000 grant from the National Parks Service African American Civil Rights program for a third phase of stabilization work, and a \$150,000 grant from National Trust for Historic Preservation's African American Heritage Action Fund to repair the electrical systems in the building.
- Smart City Public WiFi (*Eric Burnette/John Hawkins*) – Twenty-five access points were installed throughout Russell, and WiFi service is live.
- The Village @ West Jefferson (*Rev. Jamesetta Ferguson*) – The building remains 100% leased. Blak Koffee is scheduled to open in November 2022. Rev. Dr. Jamesetta Ferguson is one of five AARP 2023 Purpose Award national winners.
- Business Center & Plaza at LCCC (*Shawn Summerville*) – Thirteen of the fourteen suites in the plaza are leased. For leasing information contact William Starks at 502/961-9313 (O) or 502/468-7031 (C).
- 18th Street Corridor (*Laura Grabowski/Kevin Sullivan*) – Streetscape improvements and rental rehab updates. (OneWest will present on 18<sup>th</sup> Street commercial redevelopment component of this CCI.)

Russell: A Place of Promise (*Theresa Zawacki*)

- RPOP is hosting "Our Home: Russell Homecoming Weekend" September 15-18, 2022. The event will feature music, neighborhood tours, a block party, and more. Visit [www.russellpromise.com](http://www.russellpromise.com) for more information.

Louisville Central Community Centers' Mini-Versity (*Shawn Summerville*)

- KABOOM Playground Build day is September 8, 2022. For more information or to volunteer, visit <https://buildminiversityplayground.eventbrite.com>.

REBOUND/Louisville Urban League (*Kevin Dunlap*)

- REBOUND has completed several new construction projects in Russell, including duplexes on Dr. W. J. Hodge St. Several more underway. <https://www.reboundinc.org/find-a-home>
- New REBOUND headquarters and multi-family housing development planned at 1622 W. Market St.

### Featured Partner Organization – OneWest (*Evon Smith*)

- 18<sup>th</sup> Street Corridor Redevelopment and Other Commercial Redevelopment Projects – Adaptive reuse rowhouses at 516 and 518 18<sup>th</sup> St. are anticipated to be complete in Fall 2022), and two commercial development projects - 1731 W. Broadway and 526 S. 18<sup>th</sup> St. Additional projects are in progress. Google Earth flyover presentation available at <https://earth.google.com/earth/d/1svYUxfflpkw9q5mptbopgfoWYIbzB1jY?usp=sharing>

### Updates from other Partner Organizations

- Other news?

### **Implementation Grant - People**

- Urban Strategies Update - 10 min. (*TaLonda Holland, Kristie Stutler*)
  - (See separate report)
  - Staffing updates
- Beecher Family Self Sufficiency (FSS) Update – 3 minutes (*LMHA Staff*)
  - 22 original Beecher Terrace residents currently participating in LMHA's FSS program (68 residents served since grant award)
  - 18 original Beecher Terrace residents have graduated from the program (Received a total of \$130,566 in escrow)
  - 4 have purchased homes.

### **Baxter Community Center (BCC) and Park on the Former Porter Paints Site – 5 min. (*LMHA Staff*)**

- LMG awarded \$6,000,000 in American Rescue Plan funds for BT Recreational Amenities in June 2022.
- Baxter Community Center (BCC) Renovation and Expansion
  - Plans are complete and a Request for Bids was issued in June. Bids are currently under review.
  - Current anticipated construction start is Fall 2022 and completion date of December 2023.
- Park at 13<sup>th</sup> & Muhammad Ali Boulevard site
  - Phase I (the Park) construction documents will begin in near future. Once plans are complete, Metro Parks will issue a Request for Bids. Expected construction is early to mid 2023.
  - Naming process for the park will be launched at a Groundbreaking ceremony.
  - LMHA submitted a grant application to LISC Louisville for an NFL grant to help fund a synthetic turf mixed-sports playing field. Award announcements are expected in late-August or September 2022.
  - Planning for Phase II (Mixed-use commercial building) will begin at a later date.
- Updates on BCC and Park site can be found at [www.VisionRussell.org](http://www.VisionRussell.org)

### **Implementation Grant – Housing & Reoccupancy**

- Phase III Grand Opening held July 21, 2022.
- On-Site Housing – 5 min. (*Laura Kinsell-Baer & Ashley Foell*)
  - Phase I (117 units) is 99% leased, 22 Original BT Households.
  - Phase II (108 units) is 98% leased, 53 Original BT Households.

- Phase III – (185 units) - 57 of the 185 units are now available. Of these 57 available units, 49 (86%) are leased, including 23 to Original BT households. An additional 100 units are pre-leased, but not yet occupied.
  - All Phase III units are anticipated to be available by August 31, 2022
- Off-Site PBV Replacement Housing – 5 min. ([Heather Hairgrove](#))
  - <https://app.smartsheet.com/b/publish?EQBCT=34bf66aeed314c669be1c2125484cb0a>
  - Total Approved Projects in Pipeline: 14 projects total – 937 replacement PBV's, 189 non-replacement PBV's, 745 affordable without PBV's (LIHTC units), 0 market rate.
    - Crossings at Mill Creek units and Lower Hunters Trace expected to start leasing in Fall 2022.
    - Gateway on Broadway (1405 W. Broadway) project planning to close late Summer 2022.
    - Donerail Apartments located off Taylorsville Road – First nine buildings have leased.
    - New Vision III – Expected to lease in late-October 2022.
    - Zion Senior Housing II – Expected to lease in late-Fall 2022.
    - Eclipse in Russell (on Magazine) – Planning to close in September 2022.
    - Prestonian – Closing in late-Fall 2022.

**Next Coordinating Committee Meeting** – November 16, 2022, 10 a.m.

**Urban Strategies, Inc. (USI)**  
**Beecher Terrace Monthly Report**  
**July 2022**

**Executive Summary:**

This month Louisville's headlines read "Beecher Terrace has new life, new look as the city invites longtime residents to 'come home'". Celebrating the Phase III grand opening this month, resident leader, D. Christian represented Beecher Terrace residents in her public address, while several other residents were interviewed by several local media outlets expressing their pride and excitement about returning to Beecher Terrace. In addition to amplifying the voices and needs of the Beecher Terrace and Russell community, Urban Strategies Inc. (USI) continued utilizing the Results Count framework to move families beyond barriers towards more thriving results. USI works to eliminate disproportionality resulting from systemic racism, while closing equity gaps by increasing employment and livable wage income, improving educational outcomes, and addressing holistic needs of youth and families. This report will reflect this month's progress in efforts to engage Beecher Terrace families in family support services and advancements across all pillars and services.

- There are 412 households and 781 individuals (91% of eligible households) enrolled in family support services (increase of one new target HH). USI has exceeded previous goal of 80% engagement and will work to maintain 90% of eligible families enrolled and actively participating in supportive services. There were several engagement strategies utilized this month. USI collaborates with Choice partners and community resources to provide pathways for residents to gather information, increase awareness of equitable opportunities, and build trusting relationships with each other and the community.

This month's events included:

**Monthly Resident Meeting:** (Held on 7/18/22) This month's resident meeting focused on highlighting programs and resources within the Russell Neighborhood. Guest presenters represented, Russell Place of Promise, Chestnut YMCA, and Commonwealth Credit Union. This meeting was offered both in-person and virtually. There were 39 total attendees.

**LACE/Deli Up Tasting Event:** (Held on 7/8/22) Deli Up is a food justice strategy aimed to increase access to healthy foods, while also shifting decision making power to residents and community members. Deli Up is partnership with Louisville Association for Community Economics (LACE), Common Table, and the Humana Foundation. There were 61 total attendees.

Currently, 65% of those work able residents are employed (increase of 2% from last month). There were three jobs reported this month. This month's job placements included a position with Norton's Healthcare and 2 position in the fast food industry.

- 70% of those employed are working full time
- 75% have been working for longer than a year, with only 8% obtaining employment within the last 6 months.

USI continues to partner with both LMHA, MBM, and other property management services to fully support residents throughout the relocation and reoccupancy process. This support includes providing accurate and up to date information, aiding with navigation of housing and utility

support programs, and assisting with lease cancelations and other barriers that may prohibit reoccupancy.

## Family Support Services - Outreach and Engagement:

<b>Total Households in Grant Award</b> 767	<b>Total Eligible Households</b> 451
# and % of HH and People in Case Management	412 (91%) and 785 participants
<p><b>Updates on Outreach and Engagement: (Key meetings ad conducted to engage residents, increase residents in family support services or to support residents who are actively participating with USI:</b></p> <p>USI continues efforts to enroll and engage all eligible Beecher Terrace families. USI is maintaining a 91% enrollment rate of eligible households. This month USI enrolled one new Beecher Terrace family. Each month USI conducts various outreach strategies to engage and inform residents. Per request of Beecher Residents, each month USI will partner with a community resource and to host and facilitate <u>Bingo Sessions</u> that allows residents to establish a trusting rapport with each other but also become informed on vital information intended to support the families and community. This month USI partnered with JenCare. JenCare is a Senior Medical Center that honors seniors with affordable, VIP care that delivers better health. There were 12 attendees to this event. Also, to increase accessibility, USI staff and partners have begun to have “Pop-Up” sessions outside, nearest the family homes and high traffic zones on site. Pop Ups will feature resources and opportunities in all 5 service pillars. Such strategies include:</p> <ol style="list-style-type: none"> <li>1)Providing a monthly calendar of meetings and events that are accessible for residents.</li> <li>2)Canvassing/Conducting door knocking to share flyers and but also to sharing information regarding available family support services.</li> <li>3)Utilizing ONE call system that sends mass phone calls, texts and emails</li> <li>4)Use of social media to engage and promote opportunities and successes of Beecher residents and supporting Choice Partners.</li> </ol> <p>USI continues to collaborate with LMHA property managers, McCormack Baron Management group, and other landlords to assist residents with all concerns impacting housing stability. USI staff continue to meet with residents and property management staff to process late rent situations and lease violations by developing a plan of action to rectify violation. LMHA property managers and MBM both submit monthly reports that highlight residents requiring support due to late rent or other lease violations. USI staff and Senior Project Manager participates in ongoing collaborative sessions aimed to better support and coordinate rental support for residents and Property Management.</p>	

## Economic Mobility:

# and % of Able-Bodied employed residents (230 total)	<b>2021 Target: 181 or 80%</b> <b>149- 65% of Beecher Terrace Work-Able Residents are employed</b>
# and % of 18-24 year old youth in secondary education and/or job training (32 eligible)	<b>2021 Target: 20 or 70%</b> <b>11- 35% of individuals between 18-24 are employed.</b>
<b>2021 EMPLOYMENT TARGETS:</b>	

- Increase working work-able to (182 or 80%)
- Increase the number of 18–24-year-old youth in post-secondary education and/or job training (22 or 70%)

Currently, 65% of those work able residents are employed. There were three jobs reported this month. This month's job placements included a warehouse and hairstylist positions.

- 70% of those employed are working full time
- 75% have been working for longer than a year, with only 8% obtaining employment within the last 6 months.

USI strives to achieve the goal of employing 80% of Beecher Terrace workable households by executing various strategies to match residents with career interests and skill sets.

Strategies include:

- **Working to Remove Barriers that impact Employment:**
- **(Childcare)** Lack of childcare and transportation have been identified as the top 2 barriers to employment. USI has partnered with Chestnut YMCA to provide 25 early childhood slots for families with 3 and 4 yr. old youth). USI targeted families that have identified lack of childcare as a barrier to employment to benefit from this opportunity. USI also works closes with OVEC, MiniVersity and other Early Childhood providers. There were 15 referrals for early learning programs both OVEC and YMCA. There were 2 youth enrolled in the YMCA this month. There are 5 youth enrolled in OVEC and 4 youth enrolled in YMCA.
- **Increase Access to Employment)** USI continues to seek employment opportunities that provide flexible scheduling, bus line accessibility and path towards living wages. This month USI staff worked to connect residents to opportunities with **Urban League**, Senior Jobs Program and the Workforce Wednesday Initiative. ECDL resident leader, K. Dozier has partnered with USI to assist any Beecher residents that would like to participate in training or the Senior Jobs Program. USI staff will target residents weekly to participate in the virtual workforce opportunity that gives residents direct access to hiring employers from various sectors of the community. This event also provides barrier removal support for those needing second chance employment or others needing supplemental documentation such as social security cards and driver's license. USI conducts **bi-weekly pop-ups** to share most recent and up to date employment opportunities. Residents attending Economic Mobility receive information regarding available jobs, career training opportunities, in addition to other wealth building supports and services.
- **(Disabled and Chronically Ill)** 16% of the unemployed work able population has self-reported as chronically ill or in chronic pain, currently seeking disability and ultimately does not wish to obtain employment. USI Family Support Specialists continue to support residents throughout the disability application process which often includes, assisting with paperwork and obtaining supporting documents, ensuring medical appointments are kept, and connecting to legal services when necessary. One resident reported finally obtaining his approval for disability.
- **Homeownership Pipeline** Urban Strategies remains committed to moving families to more thriving results in terms of Economic Mobility beyond obtaining employment. Recent, strategic planning yielded an established a goal to connecting 25 Beecher Terrace families to the Homeownership Pipeline by the end of 2022. To date there have been 10 families connected to the Homeownership Pipeline. The Homeownership pipeline includes

partnerships and resources that assist families at any point of the homeownership process. This ranges from budgeting, financial literacy and repair to connecting residents with lending officers and realtors that are all invested and aligned in advancing equity around wealth building and home ownership.

- **Family Self-Sufficiency Program** The FSS program helps families to increase their earnings and build financial capability and assets
  - **Commonwealth Credit Union.** The Commonwealth Credit Union has a community focus that offers second chance opportunities and benefits for the under/unbanked population such as checking/savings accounts, credit review/repair and other home owning options.
  - **Homeownership programs and supports.** Several Choice Partners and community resources have programs to support various stages of the homeownership process. Such resources include LCCC, Louisville Urban League, Goodwill Industries, Diamond Key Realtors, and others(Two residents were referred to the LUL Homeownership program).
- **Generational Wealth Building Series (GWBS):** Commonwealth Credit Union has agreed to sponsor an ongoing generational wealth building series. This series will be conducted onsite at Beecher Terrace. The targeted result for the GWBS is to engage more residents in the discussion and subsequent changes or actions that maximize the likelihood of building and increasing generational wealth such as debt management, credit repair, investment and savings and home ownership. Although the series will be open for all ages, there will be targeted strategies aimed to link youth 16-24 to assist with establishing best practices as they are transitioning into adulthood. USI and Commonwealth will finalize series design this month and implement next month.

## Education:

### Updates on Education: (Key meetings and activities conducted to support improving educational outcomes for children this month)

USI is conducting the following strategies to advance educational outcomes and increase parent engagement:

**Ages and Stages Developmental Screenings:** USI's Education Specialist has now begun to conduct Ages and Stages screenings with Beecher families. Currently 69% of targeted population has been screened for developmental delays. This is a 7% increase since last month.

**Increase Early Childhood Enrollment:** USI continues to partner with Catholic Charities, OVEC, 4C's and YMCA to move youth through the early learning pipeline that helps expectant mothers before birth to assistance with Kindergarten registration. **61%** of 0-4 Beecher Youth(34/61) enrolled in early learning programs. Breakdown as follows:

- |                          |     |
|--------------------------|-----|
| ▪ Early Headstart:       | 20% |
| ▪ Headstart:             | 5%  |
| ▪ PreK in Public School: | 3%  |

- Licensed Childcare Center: 17%
- Licensed Childcare Home: 3%
- Unlicensed (family, church) 13%

USI continues to work closely with OVEC and other partners to assist youth with registration to Headstart/Early Headstart and Licensed Childcare. USI staff are working to follow up with all referred families to further assist with missing documentation and facilitate connection with early childhood partners. The primary barrier tends to be obtaining all supportive documents such as birth certificates or complications that arise with obtaining childcare subsidies. Also due to limited funding for the subsidy program, many families are deemed ineligible.

**Graduation/College Readiness:** There were 11 graduating seniors enrolled in supportive services. 49% of seniors are enrolled in secondary educational programs and 20% entered the workforce.

**Quality OST and Social and Emotional Supports: USI staff and partners have worked to recruit and enroll youth in the following OST programs:** Several programs were unable to meet due to safety concerns regarding COVID. USI staff did support youth and families that needed to transition participation in virtual opportunities. USI Education Specialist also worked to increase capacity for virtual opportunities for partners and residents.

- Girl Scouts of Ky: Onsite (unlimited slots) {15 active youth}
- LCCC: Site Based/Russell (25 slots)

### **Summer Programming**

This month USI focused efforts on getting youth and families aware and connected to all summer programs and opportunities. This month there were an additional 23 youth referred to summer programming: LCCC and JCPS. Approximate 169 (70%) youth have been referred or connected to summer programming opportunities. 60% of referred youth are actively participating in an out of school enrichment program. This month, USI Education Specialist continued conducting site visits to support both youth and families but also the programs that serve our families.

## **Health and Wellness:**

# and % of residents who have health insurance	(750) – 99% of Residents have Health Insurance
<b>Updates on Health and Wellness: (Key meetings and activities conducted to support improving health and wellness outcomes for residents this month)</b>	
<p>58% of Beecher Terrace residents report having a chronic health condition. Illnesses include high blood pressure, asthma, and depression. Understanding that housing is a social determinant of health has long been established. Factors such as housing stability, quality, safety, and affordability all affect health outcomes. Therefore, in addition to efforts to stabilize housing, USI utilizes a holistic approach to execute strategies aimed to provide support that looks at the health and wellness of the whole person; the physical, emotional, social, and spiritual well-being. This month's strategies include:</p>	



**Strengthening Partnerships: Supporting Seniors** USI continues to strengthen relationships with partners and resources targeted for Seniors. This month the following partners supported Beecher Seniors:

- JenCare                      Provide resources and information increasing access quality health care

**Increasing Food Security:**

- Kroger Mobile              Bi-weekly mobile unit stops at and surrounding Beecher Terrace to increase access to affordable healthy food
- Aetna Healthcare      Slow Cooker Classes (Each participant received their own slow cooker)  
   There were 19 participants.

**Conducting Monthly Targeted Health Chats.** Each month a topic is chosen, in addition to selected residents and families. Through collaborative efforts with Passport, YMCA, Family Health Centers and JenCare, USI staff provide information regarding health benefits, resources, and tools, when needed. This month's Health Chats focused on "Preparing youth for Back to School (reminding about physicals, necessary screenings and shots and other medical needs)" 14 Residents received intensive Health Chats this month.



# CHOICE FSS Report

July 2022

## FSS

### Current Month (July 2022)

Enrolled during month	0
Terminated	1
Escrow Forfeited	\$0
Completed	0
Escrow Paid	\$0
Current FSS	22
July CM Meetings	19
Other July Contacts	29
Homes Purchased	0

### Cumulative

Enrolled at Grant	
Award	14
New Enrollments	54
Total Served	68
Total Terminated	28
Escrow Forfeited	\$26,026
Total Completed	18
Escrow Paid	\$130,566
Homes Purchased	4

All numbers below are since grant award unless otherwise labeled.

### Health (Current)

Health Insurance	19
Medical Home	19

### Education/Career Prep

Completed Interest Inventory/Career Assessment	36
Fin. Skills Enrollments	28
Fin. Skills Completions	22
Enrolled in College (Current)	0
Graduated College	2
High School Completed	1

### Employment (Current)

Employed	20	+1
Employed 30 hours +	15	+2
Employed 6 months +	14	
Employed 1 year +	9	+1
Average Earned	\$28,447	

### Early Learning (Current)

Age 0 - 5 enrolled	1
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**Vision Russell Coordinating Committee**  
**August 24, 2022**



# Agenda

- Welcome
- Neighborhood
  - *Critical Community Improvements (CCI's) Update*
  - *Russell: Place of Promise*
  - *Mini-Versity*
  - *REBOUND*
  - *Featured Partner Organization – OneWest*
  - *Other Neighborhood Updates*
- People
- Baxter Community Center & Park at 13<sup>th</sup> and Muhammad Ali
- Housing and Reoccupancy





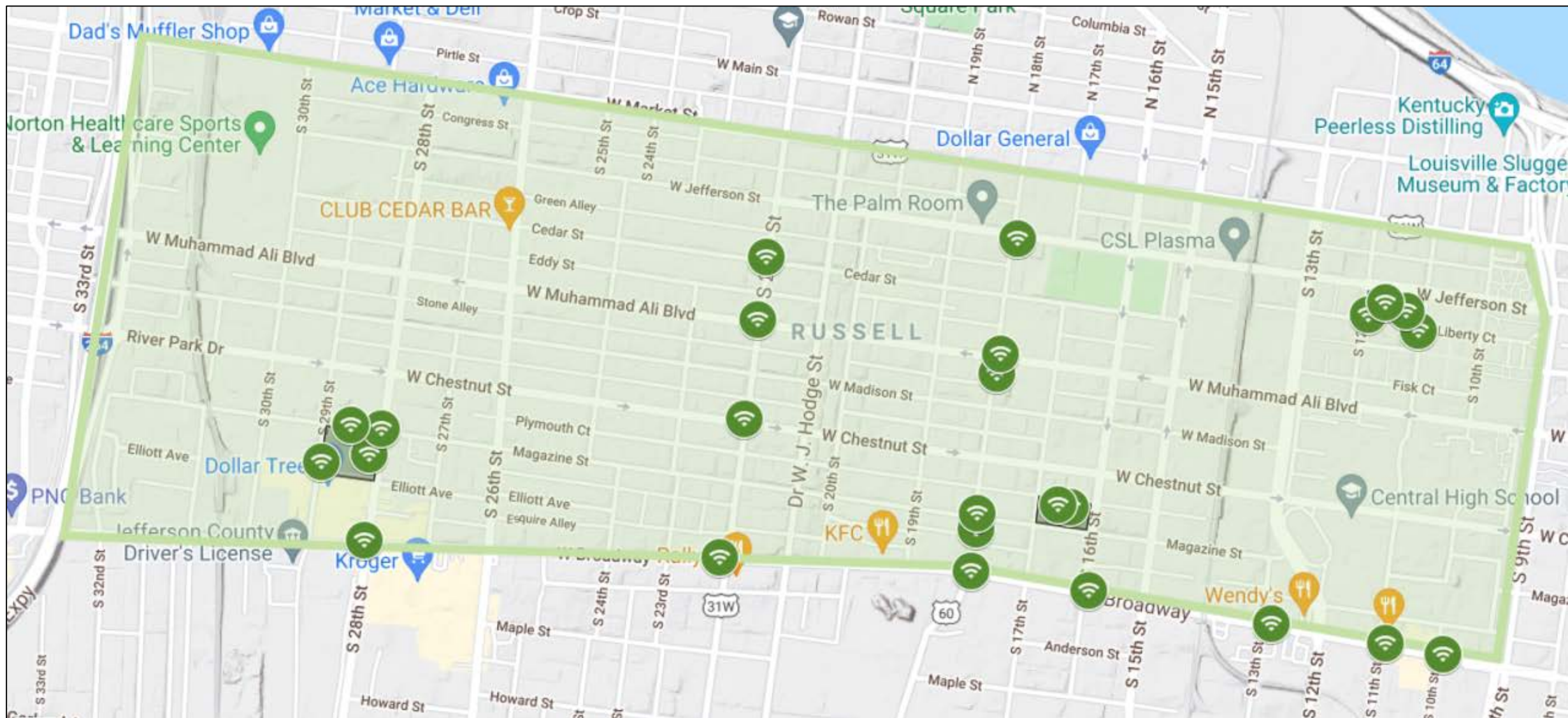
# CCI's - Historic Quinn Chapel Stabilization







# CCI's - Smart City WiFi





CCI's -

# The Village @ West Jefferson



Rev. Dr. Jamesetta Ferguson is one of five AARP 2023 Purpose Award national winners! This national award honors extraordinary people over age 50 who tap into the power of life experiences to build a better future for society using life knowledge and experiences.





LOUISVILLE CENTRAL  
COMMUNITY CENTER

# Business Plaza at Louisville Central Community Centers







# 18<sup>th</sup> Street Corridor Initiative

Replace Existing Tree Well  
With 4" Thk. Sidewalk, Typ.

Stripe and Post  
Curb Extension

524

522

520

518

516

1812

510

508/504

1800

W Muhammad Ali

W Muhammad Ali

(Cobra Head on Pole)

22' Typ.

15' Min.

20' Typ.

S 18th St

8' x 5' Tree Well (Typ.)

515

Proposed Street Light Location  
(50' Typ. Spacing - 100' Typ.  
Spacing Same Side)

Replace Sidewalk  
Per Public Works

Existing  
Guy Anchor

Existing Street Light  
(Cobra Head on Pole)

W Madison St

W Muhammad Ali Blvd





# Russell: A Place of Promise

[www.russellpromise.com](http://www.russellpromise.com)



# SIGN THE PLEDGE



## WEEKEND LINE-UP

### THURSDAY 9.15

#### JAZZ IT UP ON MAIN

6 - 8:30 PM DASHA BARBOURS  
217 E. MAIN ST.

JOIN US FOR A NIGHT OF JAZZ  
& NETWORKING! SUPPORT OUR  
GIVE FOR GOOD FUNDRAISER

### FRIDAY 9.16

#### RUSSELL GOT SOUL SOIREE

6:30 - 11PM TICKETED EVENT  
LOUISVILLE CENTRAL  
COMMUNITY CENTER (LCCC)

CELEBRATE THE SOUL OF  
THE RUSSELL NEIGHBORHOOD

### SATURDAY 9.17

#### RUSSELL NEIGHBORHOOD HISTORIC TOURS

10AM - 2PM REGISTERED EVENT  
1718 W. MUHAMMAD ALI BLVD.

WALK OR RIDE ON THE TROLLEY TO  
LEARN ABOUT THE PEOPLE AND  
PLACES IN RUSSELL'S HISTORY

#### RUSSELL FAMILY BLOCK PARTY

3 - 8PM RPOP OFFICE  
18TH & MUHAMMAD ALI BLVD.

COME OUT FOR FREE FOOD,  
FAMILY ACTIVITIES,  
PERFORMANCES, AND FUN

### SUNDAY 9.18

#### CHURCH POP-UP

10AM - 2PM  
LOCATION TBD

MEET US FOR COFFEE AND  
PASTRIES. LEARN ABOUT RPOP AND  
MAKE PERSONAL CONNECTIONS,  
ONE CONVERSATION AT A TIME

#### RUSSELL S.P.E.A.K.S.

A STORYTELLING EVENT  
4 - 7PM JOES' PALM ROOM  
1821 W. JEFFERSON ST. RSVP

JOIN US FOR AN EVENING OF  
SONG, POETRY, ENTERTAINMENT,  
ART & KINETIC SOUL



**SEPTEMBER 15 - 18, 2022**

VISIT [BIT.LY/RUSSELLHOMECOMING2022](http://BIT.LY/RUSSELLHOMECOMING2022) TO LEARN MORE

**CELEBRATING THE PEOPLE & PLACES  
OF THE RUSSELL NEIGHBORHOOD**





Sponsored by



Playground design by  landscape structures

Get involved at [kaboom.org](https://kaboom.org)



## We are Building a New Playground!

We need your help to bring a new playspace to life at the Mini-Versity Center.

**Date: Tuesday September 6th -**

**Thursday September 8th**

**Location: 306 Roy Wilkins Ave**

**Louisville, KY 40203**

Together, we can ensure a safe and exciting place for community members to gather, play and be active! Please join us!

- Volunteers must be legal working age or older.
- The Build Day will take place in sun or rain. Please come prepared for the weather in clothes that are comfortable and can get dirty or stained with paint. Only closed-toe shoes will be allowed.
- Meals and water, gloves and masks will be provided.

### RSVP

Register through Eventbrite OR to Chibuzo Okoro at [cokoro@kaboom.org](mailto:cokoro@kaboom.org)

<https://buildminiversityplayground.eventbrite.com>

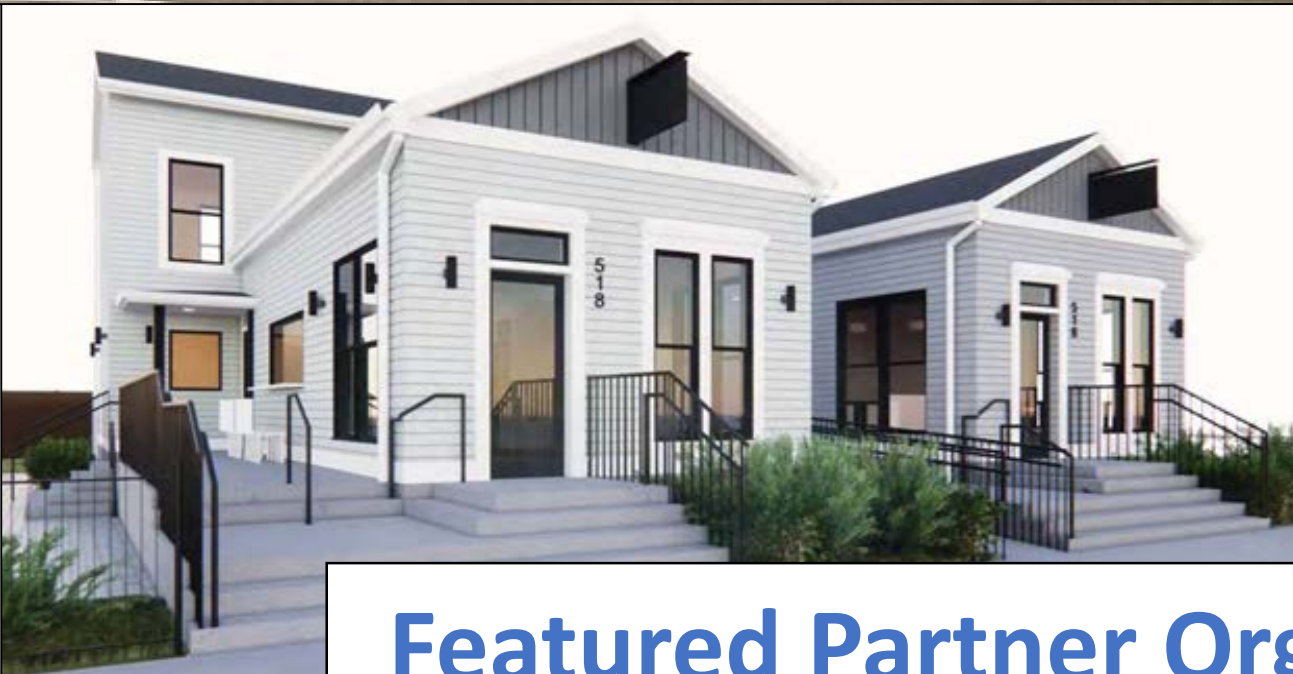


Scan the code here!









**ONE  
WEST**

**Featured Partner Organization - OneWest**



# Other News From Partners





# All-America City Award 2022

In March, twenty communities were designated finalists for the award based on robust applications (which in Louisville's case, was led by USI's own Beth Dunn, Education Specialist) around the year's theme. After months of preparation, the All-America City finalists each provided a virtual community presentation to a jury panel from July 19-21, which then selected the 10 winners.

The award from the National Civic League and the Campaign for Grade-Level Reading acknowledges the work of Louisville Metro Housing Authority, Jefferson County Public Schools, Louisville Metro Government and national community development nonprofit Urban Strategies, Inc. (USI) to achieve early school success and equitable learning for Beecher Terrace and Russell neighborhoods residents through cross-sector collaboration and in concert with the redevelopment of the public housing complex.

*"This work is ensuring that kids don't start school already behind, that they are positioned to thrive and grow, and to fulfill their human potential. This is how we create a city of lifelong learners," said Mayor Greg Fischer. "Thank you to the National Civic League and the Campaign for Grade-Level Reading for this recognition and congratulations to Louisville Metro Housing Authority, Jefferson County Public Schools, USI, and the Beecher Terrace and Russell families who've done the critical work that warranted this great recognition!"*

*-Greg Fischer, Mayor of Louisville*

*"We are happy to designate Louisville as an All-America City. They showed, even in the face of a global pandemic, that they can bring people together to help kids and families thrive."*

*-Doug Linkhart, President of the National Civic League*



Mayor Greg Fischer joined USI staff, community leaders and Beecher Terrace residents to celebrate the city's latest recognition, a 2022 All-America City Award.

# Urban Strategies Inc.

## Family Support Services at a Glance:

- Maintains Enrollment of 91% of eligible Beecher Terrace Households (412 Households/781 Individuals)
- USI maintains office hours at Beecher in addition to Home Visits
- Current Employment rate is 65% (work-able pop) increase of 42% from baseline
- 169 youth (70% were referred to summer/out of school opportunities)
- 60% youth are participating in youth enrichment opportunities
- Continues to facilitate Monthly Resident Meetings  
Recent Guest Included: RPOP, Change Today Change Tomorrow, YMCA, Commonwealth Credit Union



# Recent and Upcoming Events:

UNITY in the Community (Office of Safe and Healthy Neighborhoods)  
Western Library Block Party (LFPL)  
Back to School/Back to Work Bash

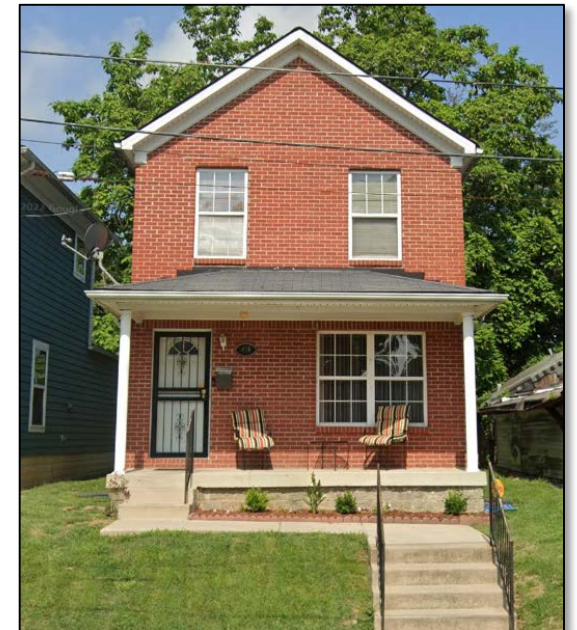
Beecher Terrace Resident Meeting      September 15  
Beecher Terrace Spelling Bee      September 30

Generational Wealth Building Series (Commonwealth Credit Union)  
PAVE (Parents Against Violence Engagement)

# Implementation Grant – People Update

## LMHA Special Programs

- *Family Self Sufficiency Update*
  - 22 original Beecher Terrace residents currently participating in LMHA's FSS program (68 residents served since grant award)
  - 18 original Beecher Terrace residents have graduated from the program (Received a total of \$130,566 in escrow)
  - 4 have purchased homes.







# BT Recreational Amenities

- Baxter Community Center



**COMING SOON... a NEW and IMPROVED  
Baxter Community Center**

**BT BEECHER  
TERRACE**

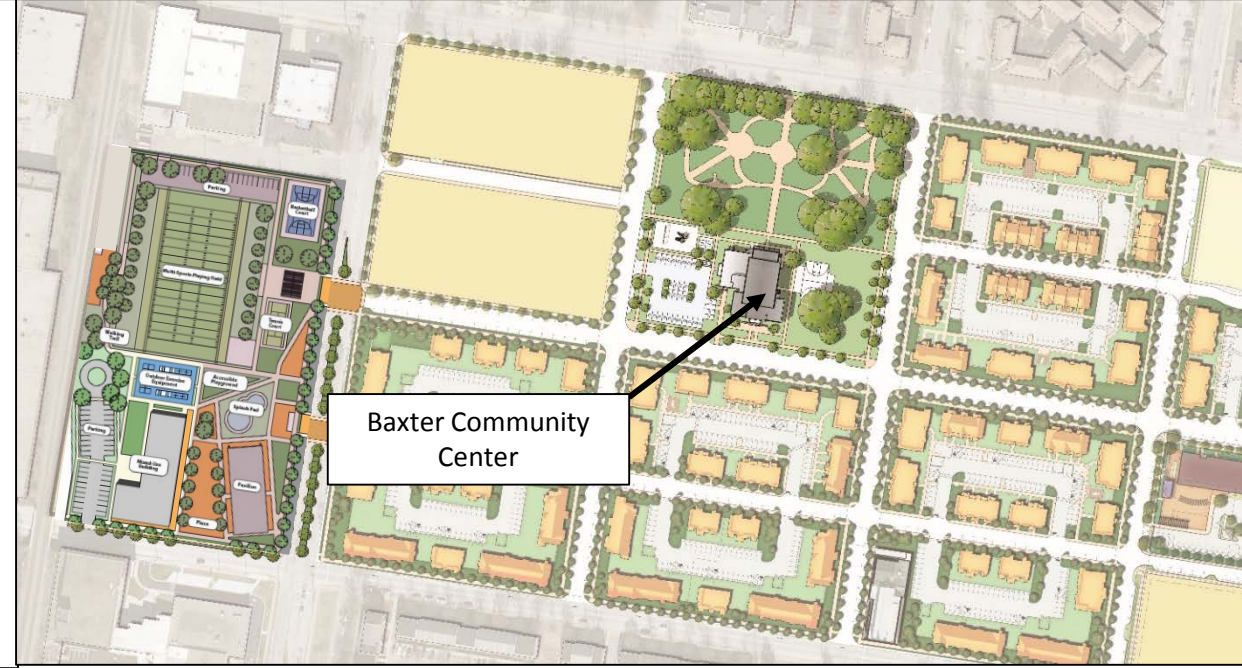
**VISION:RUSSELL**

*A Roadmap for the Future*

**THE BEECH**  
INC  
Education is Key to a Hopeful Future.



**LOUISVILLE  
PARKS  
AND RECREATION**







## BT Recreational Amenities

- Park at 13<sup>th</sup> and Muhammad Ali Blvd.

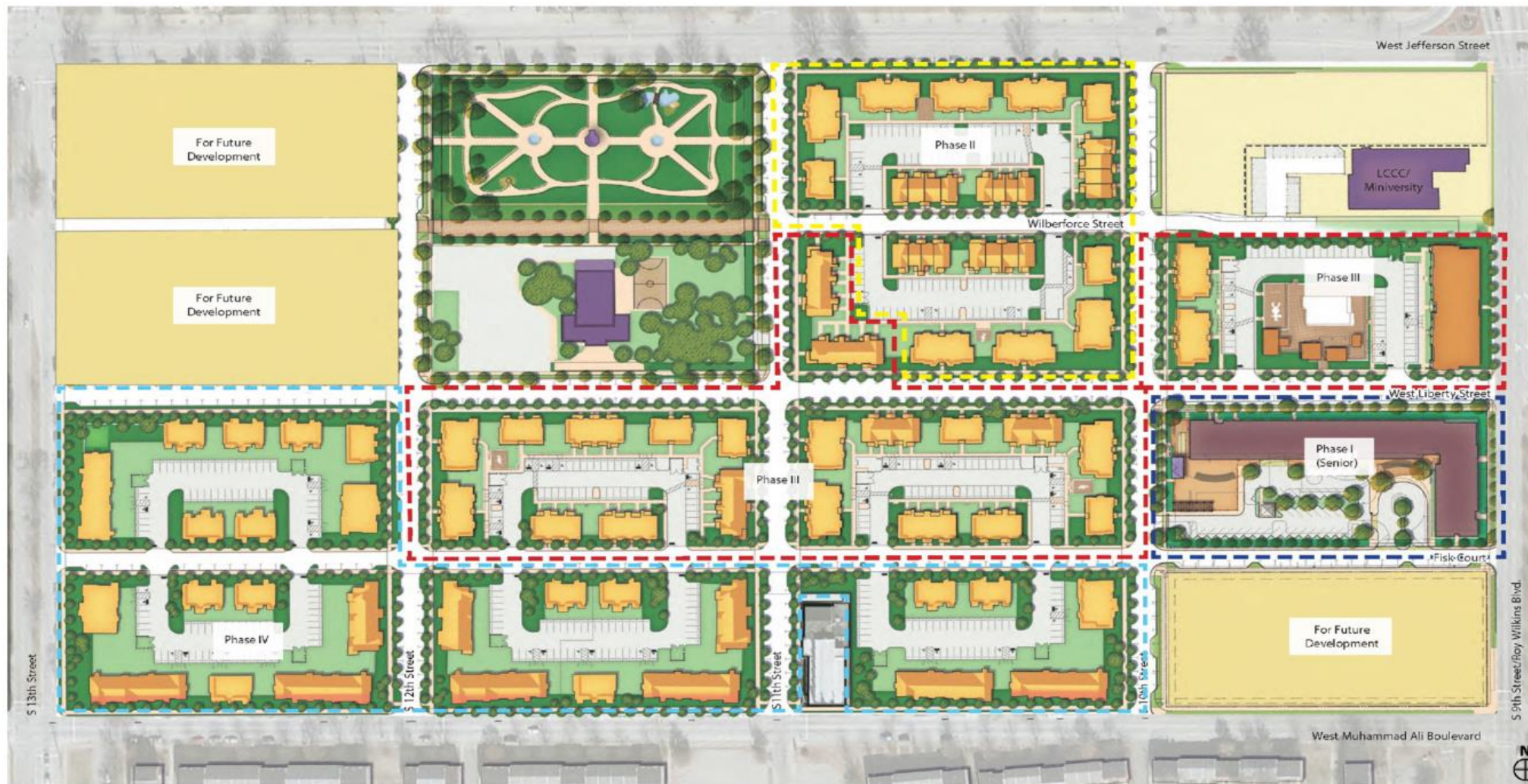






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# On-Site Housing Update



BEECHER TERRACE SITE PLAN — PHASING

Phase I Phase II Phase III Phase IV





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# On-Site Housing Update







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## On-Site Housing



**Phase I**



**Phase II**



**Phase III**





# Off-Site Housing

For more information visit

<https://visionrussell.org/original-beecher-residents-3>



**Crossings at Mill Creek**



**Zion Manor II**



**Donerail Run**





## Next Coordinating Committee Meeting

- *November 16, 2022, 10 a.m.*



[www.visionrussell.com](http://www.visionrussell.com)



## **Russell Choice Neighborhood Coordinating Committee Meeting - Notes**

*Wednesday, August 24, 2022*

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**Welcome** – 2 min. (*LMHA Staff*) John welcomed everyone to the CC meeting.

### **Russell Neighborhood** - 25 min.

#### Critical Community Improvements (CCIs)

- *Historic Quinn Chapel Stabilization* (*Savannah Darr*) – Received an additional \$500,000 grant from the National Parks Service African American Civil Rights grant to continue exterior masonry work and get the building watertight. Also received an additional \$150,000 grant from National Trust for Historic Preservation's African American Heritage Action Fund to repair the electrical systems. Contractors can then also use the Chapel's electrical service instead of borrowing from the YMCA next door. This initial electrical will not suffice for future use of the building, but it will be enough for contractors use during construction. Currently stalled a bit on work due to COVID related back orders of supplies. 90-day wait for a structure beam that needs to go in the back roof of the building. Should be moving forward again by late September or October 2022. LMG and YMCA are starting plans for community conversation for the future use of Quinn Chapel.
- *Smart City Public WiFi* (*Eric Burnette/John Hawkins*) – Twenty-five access points were installed throughout Russell, and WiFi service is live. Access points mainly center around transit spots, parks and nature gatherings in the neighborhood. To connect look for LouisvilleMetroGuestWiFi when you're in the neighborhood.
- *The Village @ West Jefferson* (*Rev. Jamesetta Ferguson*) – The building remains 100% leased. Blak Koffee is scheduled to open in November 2022, the owners are Johnetta Roberts and Ronell Smith. Will offer business meetings space. The Drippin Crab has been closed for the last two weeks and they will be reopening this afternoon. St. Peter's UCCC will begin renovations for the historic church by the end of 2023 - announcement will be made in the next 60 days. Rev. Dr. Jamesetta Ferguson is one of five AARP 2023 Purpose Prize Award national winners. AARP has some 38 million members and there will be an award banquet event in Washington, DC on October 25<sup>th</sup>. There's also an opportunity to vote so MOLO Village can receive additional funding. <https://challenges.aarp.org/inspireaward22/>
- *Business Center & Plaza at LCCC* (*Shawn Summerville*) – Business Incubator center is doing well, they had two programs to go through. Metro Government is there now doing development/ small business training. Undergoing a program for lighting upgrades to be a more sustainable site. Looking at LED lighting, controls for the HVAC to help save costs and make the center more energy-efficient. For leasing information contact William Starks at 502/961-9313 (O) or 502/468-7031 (C).
- *18th Street Corridor* (*Laura Grabowski/Kevin Sullivan*) – Streetscape improvements and rental rehab updates - no updates were given at this time. (OneWest will present on 18<sup>th</sup> Street commercial redevelopment component of this CCI.)

### Russell: A Place of Promise (*Theresa Zawacki*)

- RPOP is hosting “Our Home: Russell Homecoming Weekend” on September 15 thru 18, 2022. The event will feature music, neighborhood tours, a block party, and more. Visit [www.russellpromise.com](http://www.russellpromise.com) for more information.

### Louisville Central Community Centers’ Mini-Versity (*Shawn Summerville*)

- Mini-Versity KABOOM! project planning is underway. The project takes place Sept. 6<sup>th</sup>, 7<sup>th</sup>, and 8<sup>th</sup>. The existing playground has been demoed and prep work will be done. Lots of support from Brown Forman and UPS. CarMax will be the lead sponsor for the Build Day on September 8<sup>th</sup>. We’re looking for additional volunteers and tools. For more information or to volunteer, visit <https://buildminiversityplayground.eventbrite.com>.

### REBOUND/Louisville Urban League (*Kevin Dunlap*)

- Good News – we have four new homeowners in the Russell neighborhood. Since the last meeting REBOUND has closed on two new construction that has been purchased as well as two new rehabs. Currently now underway REBOUND has 35 projects of which 23 of them are single-family homes. Also, in partnership with Hughlett Temple Church, we are renovating 12 units of one-bed room rental apartments. These 35 homes are purposely concentrated in a specific area, because we want to be able to show the impact of our work in the community. Several more underway. <https://www.reboundinc.org/find-a-home>
- New REBOUND headquarters and multi-family housing development planned at 1622 W. Market St. We recently purchased the former All Nations Church and the vision is that our headquarters will be in the old church building. In the process of putting numbers together and plans for the interior renovations. In addition, REBOUND will be constructing 15 new units of affordable rental housing (1-and 2-bedrooms) adjacent to their headquarters. While REBOUND is actively involved in several other neighborhoods, Russell, where REBOUND started, is home. REBOUND is heavily involved in the work in Russell and looking forward to other partnerships with people on the Coordinating Committee.

### Featured Partner Organization – OneWest (*Evon Smith*)

- 18<sup>th</sup> Street Corridor Redevelopment and Other Commercial Redevelopment Projects – OneWest is focused on the entire West End. Right now, focus is on several commercial properties on 18<sup>th</sup> through 19<sup>th</sup> & West Broadway. Eight businesses were located in the buildings - some with extreme circumstances from no running water, no bathroom facilities for over 15 years. It was very important to secure funds to renovate these buildings and find out what would it take for those business owners to remain in the area. OneWest started master planning to get community input. Wanted to keep the historic fabric rather than tear down and build new. Next year this Broadway project will be under renovation. Will spend the rest of the year planning. One of the buildings will be torn down and rebuilt to match other buildings on both sides with housing on upper floors and retail on the bottom. The other project is the rowhouses at 516 and 518 18<sup>th</sup> St. Expected this project to be under \$500,000 and it has increased to \$700,000 due to inflation, time and the impact of COVID. Month away from completion.
- On-Street Improvements – Improvements will include tree wells, parking spaces, new concrete curbs, pavement pavers signaling traffic to slow down. We’ve been talking to residents to ensure they want and are comfortable with the changes that are being planned.
- Having a Walk-Through Day on the buildings - collaboration with Chef Space being the Incubator and OneWest will be the Accelerator. Also leaving one building for a local chef to

occupy. Also purchased a building for the expansion of Sweet Peaches which will become a sit-down restaurant that Ms. Haines will own. Also will be doing a full-service kitchen and a stage area. About a week away from having the designs.

- The 526 S. 18<sup>th</sup> St. building renovation costs went up more than a third due to COVID. Estimated cost was \$600,000 and now it's gone up to \$900,000. This has been a challenge. Doing a Capital Stack to try to find to identify resources that can help write down the cost. Hoping to find the resources to help make the end tenant an owner.
- 1405 West Broadway – Made a \$300,000 investment in this project bringing critical capital to the table. LMG invested \$300,000 as well. Building will be turned in apartments for Seniors and Retail on the ground floor.
- OneWest's office is in the A-1 Plaza on Broadway. Goal is to turn this into space for the community never seen before. Waiting to hear back from Molina.
- Shawnee Christian Healthcare – Dental – have been the developer helping with their expansion. Took them through the RFT process and the selection process. Helping with everything from design to procurement. Now working on a second expansion.
- Additional projects in progress. Google Earth flyover presentation available at <https://earth.google.com/earth/d/1svYUxffjpkw9q5mptbopgfoWYJbzB1jY?usp=sharing>
  - The Plan Room (Donovan Taylor) – is a business accelerator program with OneWest helping minority business owners and contractors to land on some of these development opportunities in the West End and throughout the state. Helping connect contractors with capacity building, administrative staffing needs, attorneys, CPAs, and Marketing Teams to help build their business. Have partnered with Norton Healthcare, Housing Partnership Inc., and Waterfront Development.

#### Updates from other Partner Organizations

- Habitat of Louisville (Kathy Kessinger) announced that applications are being accepted from October 1<sup>st</sup> -15<sup>th</sup> on Thursday, Friday and Saturdays between 10am – 4pm. There will be informational sessions on August 31<sup>st</sup> and September 14<sup>th</sup>. In April Habitat took 400 applications but did not fill their build calendar. Check out [www.louisvillehabitat.org](http://www.louisvillehabitat.org).

#### Implementation Grant - People

- Urban Strategies Update - 10 min. (*TaLonda Holland, Kristie Stutler*)
  - Urban Strategies, in conjunction with LMHA and JCPS, received an award from the National Civic League and the Campaign for Grade-Level Reading. This All-American City was awarded to 10 cities across the country, with Louisville being one of them. USI's Education Specialist, Beth Dunn, led the way compiling the application. The award focused on housing as a platform for education and equitable learning. Excited to share this news with all our community partners that support our youth and families.
  - (See separate USI report)-
  - Maintained enrollment of 91% of eligible Beecher Terrace Households (412 Households/781 Individuals) in case management
  - USI has office hours at Beecher for walk-ins in addition to Home Visits to those who relocated off-site. Continuing to use Onecall System to share information through, texts, calls and email.
  - Current Employment rate is 65% (of the work-able population). An increase of 42% from baseline.
  - 169 youth (70%) were referred to summer/out of school opportunities
  - 60% of youth are participating in youth enrichment opportunities

- Continues to facilitate Monthly Resident Meetings (Virtual and In-Person)  
Recent guests included: RPOP, Change Today Change Tomorrow, YMCA, Commonwealth Credit Union and Councilman Jecorey Author , who will continue to meet with residents on a quarterly bases.
- Recently hosted UNITY in the Community Event in partnership with the Office of Safe and Healthy Neighborhoods. Was a partner at the Western Library Block Party and hosted a Back to School/Back to Work Bash to help support youth and their parents.
- Upcoming Events
  - Beecher Terrace Resident Meeting – September 15<sup>th</sup>
  - Beecher Terrace Spelling Bee – September 30<sup>th</sup>
- Looking forward to hosting a Generational Wealth Building Series in partnership with Commonwealth Credit Union. This series will incorporate topics to assist in creating generational wealth, such as pathways to entrepreneurship, and career paths that lead to livable wage opportunities.
- Were excited to be one of the host sites for PAVE (Parents Against Violence Engagement) - an initiative that started in the Parkland community. It's a 12-week series that hopes to get parents engaged in being part of the solution to this issue. Plans are for this initiative to take place in six different communities throughout Louisville.
- Beecher Family Self Sufficiency (FSS) Update – 3 minutes ([LMHA Staff](#))
  - 22 original Beecher Terrace residents currently participating in LMHA's FSS program (68 residents served since grant award)
  - 18 original Beecher Terrace residents have graduated from the program and have received a total of \$130,566 in escrow.
  - Four have purchased homes.

**Baxter Community Center (BCC) and Park on the Former Porter Paints Site – 5 min.** ([LMHA Staff](#))

- LMG awarded \$6M in American Rescue Plan (ARP) funds for BT Recreational Amenities in June 2022 through the Mayor's office and Metro Council.
- Baxter Community Center (BCC) Renovation and Expansion will include an addition that will modernize the building. Part of that will be an elevator and will be more accessible for people with mobility issues.
  - Plans are complete and a Request for Bids was issued in June. Bids are currently under review and LMHA anticipated awarding a contract sometime soon.
  - Current anticipated construction start is Fall 2022, with a completion date of December 2023.
- Park at 13<sup>th</sup> & Muhammad Ali Boulevard site
  - Phase I (the Park) construction documents will begin in near future. Once plans are complete, Metro Parks will issue a Request for Bids. Expected construction is early to mid 2023. Phase I will include a Pavilion for cookouts and a multi-purpose sports field.
  - Naming process for the park will be launched at a Groundbreaking Ceremony. LMHA will be involving the community during that process. This is a replacement for Old Walnut Street Park, and we feel the community needs to help with naming the park.



- LMHA submitted a grant application to LISC Louisville for an NFL grant to help fund a synthetic turf mixed-sports playing field. Award announcements are expected in late-August or September 2022.
- Planning for Phase II (Mixed-use commercial building) will begin at a later date after Phase I is complete.
- Updates on BCC and Park site can be found at [www.VisionRussell.org](http://www.VisionRussell.org)

### **Implementation Grant – Housing & Reoccupancy**

- Phase III Grand Opening held July 21, 2022. In attendance was Governor Beshear Regional Administration Alvarez, Mayor Greg Fischer and a recorded message for Congress Yarmuth. A bus tour of the neighborhood was lead by the Mayor and John.
- On-Site Housing – 5 min. (*Laura Kinsell-Baer & Ashley Foell*)
  - Phase I (117 units) is 99% leased, 22 Original BT Households.
  - Phase II (108 units) is 98% leased, 53 Original BT Households.
  - Phase III – (185 units) - 57 of the 185 units are now available. Of these 57 available units, 49 (86%) are leased, including 23 to Original BT households. An additional 100 units are pre-leased, but not yet occupied.
    - All Phase III units are anticipated to be available by August 31, 2022
- Off-Site PBV Replacement Housing – 5 min. (*Heather Hairgrove*)
  - <https://app.smartsheet.com/b/publish?EQBCT=34bf66aeed314c669be1c2125484cb0a>
  - Total Approved Developments in Pipeline: 14 with a total of 937 off-site PBV replacement units, 188 PBV non-replacement units, and 745 other affordable units (LIHTC units).
- Current units ready to be leased
  - Donerail Apartments located off Taylorsville Road – First nine buildings have leased.
  - Market Street Apartments 1506-08 Market Street
  - Newbridge Place
- Units currently under construction that are anticipated to be ready to leased this fall:
  - Crossings at Mill Creek
  - Lower Hunters Trace
  - New Vision III – Expected to lease in late-October 2022.
  - Zion Senior Housing II – Expected to lease in late-Fall 2022.
- Developments about to close:
  - Gateway on Broadway (1405 W. Broadway) - planning to close late Summer 2022.
  - Eclipse in Russell (on Magazine) – Planning to close in September 2022.
  - Prestonian (Gray & Clay Streets) – Closing in late-Fall 2022.
  - Roosevelt - (Portland Neighborhood) – extensive rehab

**Next Coordinating Committee Meeting** – November 16, 2022, 10 a.m.