



## Zoning changes move ahead, but your help needed!

Residents of Metro Louisville have a rare opportunity to raise their voices and help shape the regulations that guide many issues critical to our community, including zoning, land use, building & site design, transportation, and landscaping and signage.

The Louisville-Jefferson County Land Development Code (commonly known as the 'Zoning Code') is currently being revised and suggested changes are now under consideration by a special subcommittee of the Louisville Metro Council.

For over two years, fair and affordable housing advocates have been working to change the Louisville-Jefferson County Land Development Code (LDC) to ensure opportunities for diverse housing types will be available throughout Metro Louisville.

The LDC determines what can be built and where. The LDC is like the skeletal system for building in our community and if our bone structure is healthy there will be equal housing opportunities for all residents. However, our local LDC has been partly responsible for segregation in our community, as MHC's State of Fair Housing Report demonstrated.

The Metropolitan Housing Coalition led the push to create a Fair and Affordable Housing Sub-Committee of the citizens' review process under Louisville Metro Planning and Design and subsequently served on the subcommittee along with many professional developers, planners, and advocates

The subcommittee researched best practices from other jurisdictions for ideas on how to create opportunities for everyone in Louisville Metro to purchase or rent housing throughout the county. Some of the realities that the committee dealt included the fact that almost 40% of Jefferson County residents rent, up from 30% ten years ago; that according to U.S. Department of Housing & Urban Development (HUD), the Metro Louisville's median income fell 5% from 2012 to 2013, while the cost of rental housing went up; that the overwhelming amount of acreage zoned residential in Louisville only allows single family housing and large lot sizes, which prevents development of housing types affordable to those at or below median income.

Zoning (Cont. PG 3)

## Meet MHC's new intern

Donia Addison will intern with MHC for the current academic year. She is a Master of Social Work student at Spalding University. Married with a five year-old daughter, who just started Kindergarten, Donia worked for twelve years with persons with disabilities or, as she prefers to say, "persons with unique abilities". This internship will be her first experience working on housing issues. "I am looking forward to working outside my comfort zone," she said.

Donia's primary project will be to serve as the point person for the growing coalition focused on encouraging Louisville Metro government and Mayor Greg Fischer to implement the Metro Human Relation Commission's 20-Year Action Plan for Fair Housing, released earlier this year.

"I chose MHC as my practicum site because I wanted to challenge myself and learn something new. I am eager to learn how specific housing policies affect our community and excited that implementation of Metro's 20-year plan for fair housing could have so many positive effects," said Addison. "It is exciting to know I will have the opportunity to leave my imprint on our community through my work at Metropolitan Housing Coalition."

For more information about the 20-year plan, you can contact Donia at (502) 584-6858 or [info@metropolitanhousing.org](mailto:info@metropolitanhousing.org).

### **Join MHC for Coalition Night!**

**Wednesday, OCTOBER 8, 2014**

**5:30 – 7:00pm**

**3587 Dutchmans Lane**

**Inside the Jewish Family & Career Services Bldg,  
Corner of Dutchmans/Cannons**

**Learn about the issues we're currently focusing on and the tools we're helping create to ensure everyone in Louisville and Southern Indiana have a safe, affordable, and fair place to call home.**

**Find out how YOU can get involved, why the Coalition matters, and how together WE can make a difference!**

**Light refreshments will be served.**

**Drawings for door prizes.**

**For more information, contact MHC at (502) 584-6858**

**I support Louisville Metro's 20-Year Action Plan for Fair Housing  
I support the principles and seek immediate action from Metro government on steps 1.1 and 1.2  
in the plan.**

**Principles:**

- 1) Fair Housing is a high priority.
- 2) All people should be housed in safe, decent, affordable housing.
- 3) Diversity of housing type and cost throughout our community will have a positive impact on education, access to jobs and economic opportunities for all and will help make Louisville a city that thrives over the coming century.

**Immediate actions needed:**

- 1) Louisville Metro should have a clear policy that states that fair housing must be considered as part of planning and action for all Metro departments. Fair housing will be included in planning and action through use of a Fair Housing Assessment tool, to be developed and coordinated by a designated Metro agency.
- 2) A Louisville Metro agency or department MUST be designated with the authority and responsibility to lead and oversee implementation of the action steps included in the 20-Year Plan for Fair Housing.

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Date**

\_\_\_\_\_  
**Full Name**

\_\_\_\_\_  
**Address**

\_\_\_\_\_  
**Email**

\_\_\_\_\_  
**Phone**

## ***MHC NEEDS TO HEAR FROM YOU!***

**MHC is forming a coalition to urge Louisville Mayor Greg Fischer to enact the 20-year plan for fair housing Louisville Metro released earlier this year.**

**What is the 20-Year Action Plan for Fair Housing?** The Louisville Metro Human Relations Commission, released *Making Louisville Home for Us All*, a history of housing segregation in Louisville, prepared by the Anne Braden Institute at the University of Louisville, and a 20-Year action plan for fair housing, prepared by MHC, which addresses our hidden legacy and provides measurable, achievable steps to lessen segregation in just one generation.

**You can download the full report at MHC's Web site:** [http://www.metropolitanhousing.org/wp-content/uploads/member\\_docs/FairHousingReport\\_2013\\_15.pdf](http://www.metropolitanhousing.org/wp-content/uploads/member_docs/FairHousingReport_2013_15.pdf)

**What is being asked?** Support Louisville Metro as it implements the 20-Year Plan for Fair Housing. Sign on to the plan's principles and the plan's first action steps by completing the form at the top of the page and returning it to MHC.

**Send the completed and signed commitment form to us at Metropolitan Housing Coalition,  
P.O. Box 4533, Louisville KY 40204  
FAX to (502) 452-6718**

**Scan & email form to [cathy@metropolitanhousing.org](mailto:cathy@metropolitanhousing.org)**

**Call MHC at (502) 584-6858 for additional information or to have MHC speak about the report at your event.**

## Community Calendar

**Fair Housing Coalition meets 2pm each 2<sup>nd</sup> TUE at New Directions, 1000 E. Liberty**

**Louisville Vacant Property Campaign meets 5:30pm each 3<sup>rd</sup> TUE at 1229 S. Shelby St.**

### Upcoming Bank On Louisville Events:

**Tues. Oct. 7, 6-7pm** Financial Recovery workshop at Fern Creek LFPL (6768 Bardstown Rd.) <http://www.louisvilleky.gov/CSR/Calendar/financial-recover-oct-7.htm?eventmode=daterange&range=all>

**Friday, Oct. 10, 12pm – 2pm** Start Fresh! workshop at Bridges of Hope Neighborhood Place (1411 Algonquin Parkway) [http://www.louisvilleky.gov/CSR/BankOnLouisville/Fin\\_ED\\_Bol/UpcomingEvents.htm](http://www.louisvilleky.gov/CSR/BankOnLouisville/Fin_ED_Bol/UpcomingEvents.htm)

### Other events:

**Wednesday, October 1** Reception at the Anne Braden Institute for Social Justice to mark the 60th anniversary of the Wade home bombing and Braden sedition trial and the exhibition “Black Freedom, White Allies and Red Scare: Louisville, 1954”. Event will feature a talk by Braden biographer Dr. Cate Fosl and a sneak preview of a play that connects the Wades’ and Bradens’ stories to current situations surrounding race, housing, policing, and media. No tickets needed, but please click here for more details and to RSVP [http://www.evite.com/event/032C3UK7YDUCNECIGEPHHQR OU2FM?utm\\_campaign=view\\_invitation1&utm\\_medium=email&utm\\_source=HOST\\_CONFIRMATION](http://www.evite.com/event/032C3UK7YDUCNECIGEPHHQR OU2FM?utm_campaign=view_invitation1&utm_medium=email&utm_source=HOST_CONFIRMATION)

**Thursdays, October 9, 16, 23 and 30th 6:00 – 7:30 p.m**  
4-Part Training Series on Credit Building at Northwest Neighborhood Place (next to Shawnee High School) 4100 West Market Street. Good credit is the foundation for reaching many financial goals. In order to achieve your business or personal goals, you need to build a good credit history. This training includes a brief training to help you understand how credit works and how you can use it to help improve your financial bottom line. Following classes you will open a savings account and begin saving so that you are able to obtain a secured credit product that will enable you to increase your credit score. The class is taught by Navigate Enterprise Center with support by the PNC Foundation. To register, contact: Louisville Metro Community Service Microbusiness Program, Email: [Svoskia.Pope@louisvilleky.gov](mailto:Svoskia.Pope@louisvilleky.gov) or [Rebecca.Brenzel@LouisvilleKy.gov](mailto:Rebecca.Brenzel@LouisvilleKy.gov) or Call (502) 574-5168 / 574-5866.

Hosted by: Jobs & Enterprise Center and the Louisville Metro Community Services’ Microbusiness Program

### **Zoning (Cont.)**

The recommendations of the Fair and Affordable Housing Sub-Committee were accepted by the Planning Commission and will soon be considered by the Ad Hoc Land Development Committee of Louisville Metro Council. The committee is chaired by Councilman James Peden (District 23) and includes Councilman Glen Stuckel (District 17), Councilwoman Madonna Flood (District 24), and Councilmember Brent Ackerson (District 26). Recommendations approved by this committee will then move to the full Metro Council for final review.

The underlying idea of the recommendations, that diverse housing choices throughout Louisville Metro are beneficial to all Louisvillians, is a new way of thinking for our city.

The most impactful recommendations allow for multi-family housing in areas that now, by law, only allow single family housing. Recommendations also include building incentives to include both single family and multi-family housing in developments. Suggested incentives include making some rental housing more affordable (using Section 8 rent limits) and to make some single family housing affordable for those with incomes up to 110% of area median income. The incentives are at the maximum if there is true diversity, but they less if the project tilts toward too many or too few affordable housing units. The incentives include ability to go to up to 25% over the current legal density limit of units per acre, and flexibility in designing the project and permission to use slightly smaller lot sizes than are currently legally mandated. There are protections to ensure that the outer edges of the project are very similar to projects that are neighboring the development. These suggested changes are not very radical in increasing density, but they are a huge breakthrough in removing the existing legal bar to having multi-family and smaller lot sizes in many areas of Metro Louisville. This would bring us closer to letting the free market have a voice. Housing developers are tremendous risk-takers and these changes would allow them to have tools needed to create the diverse housing people are demanding.

You can support fair and affordable housing in your community by contacting the members of the Metro Council Ad Hoc committee and letting them know you support the recommended changes from the Fair and Affordable Housing Sub-Committee. Also contact your own council member with the same message. If you’re not sure which council district you live in, you can enter your address in the 311 window on the Louisville Metro Web site (<http://www.louisvilleky.gov/>) or call 311. MHC will be asking for your help in getting the word out about the changes and how you can help advocate with our Metro Council to ensure these critical changes are approved and become part of the revised LDC.

## Strengthen the United Voice for Fair and Affordable Housing!

Make your donation online at [www.metropolitanhousing.org](http://www.metropolitanhousing.org) or mail this form to MHC, P.O. Box 4533, Louisville, KY 40204-4533

Name(s) \_\_\_\_\_

Address \_\_\_\_\_

City/State/Zip \_\_\_\_\_

Phone \_\_\_\_\_ E-mail \_\_\_\_\_

Membership Type (check one)  Individual/Family  Organization/Business

### Membership Level

Sponsoring Member - \$1,000 or more  Supporting Member - \$75-\$199

Sustaining Member - \$500-\$999  Assisting Member - \$1-\$74

Anchoring Member - \$200-\$499  Check here if you would like your donation to be anonymous

One-Time Donation Amount \$ \_\_\_\_\_

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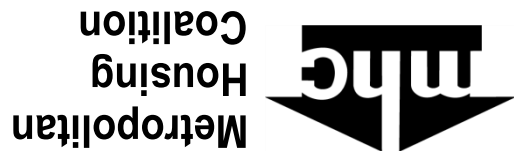
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Return Service Requested

P.O. Box 4533  
Louisville, KY 40204-4533  
Phone (502) 584-6858  
Fax (502) 452-6718  
[www.MetropolitanHousing.org](http://www.MetropolitanHousing.org)



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