

# CMHA QUICKHITS

Stakeholders Electronic Newsletter

Fall 2010

## COMMUNITY UPDATES

### OUTHWAITE GROUNDBREAKING CEREMONY OUTHWAITE HOMES CONTINUES RENOVATION



In recent years, Outhwaite Homes has become one of the jewels of the Central Community. Its history is evidenced by the presence of the Louis Stokes Museum and the Sarah J. Harper Library. Both of these highly successful individuals resided in public housing right here at Outhwaite Homes, and the Museum and Library serve as inspiration to the many youth who aspire for greatness.

In addition, through collaborations with the Gund Foundation, the Cleveland Foundation, and private donations, CMHA was able to build a beautiful Water Splash Park for the children of Outhwaite Homes to enjoy during the summer months.

On September 1, 2010 CMHA celebrated the beginning of the next exciting development at Outhwaite Homes. On East 43rd Street, there used to be a dilapidated long serpentine shaped building, which has been demolished through the hard work of CMHA's Construction Staff and Contractors. In its place, CMHA is building a much needed 36-unit public housing apartment building. It will be state-of-the-art and meet all energy efficiency standards. It will also include 10 fully accessible units for persons with disabilities as well as a community room. When the site is finished, it will also feature new parking and landscaping.



This project would not have been possible without the assistance of the President of the United States and the Department of Housing and Urban Development. The funding for this project comes from the American Recovery and Reinvestment Act (ARRA or Stimulus). "On behalf of my fellow Commissioners, as well as the CMHA Staff, and residents, I would like to publicly thank the President and Mr. Doug Shelby from HUD for making this possible," said CMHA Board Chairman Ronald V. Johnson.

### ARRA COMPETITIVE PROJECTS

American Recovery and Reinvestment Act of 2009 (ARRA) committed \$787 Billion in stimulus funds



Purpose:

- Preserve and create jobs
- Assist those most impacted by the recession
- Spur economic activity
- Invest in infrastructure for long-term economic growth

Shortly after President Obama assumed office, he succeeded in bringing Congress together to pass the American Recovery and Reinvestment Act of 2009. We call it ARRA. It committed \$787 billion to make major capital improvements nationwide, as a means to stimulate our economy.

These funds were released in two rounds, and CMHA received nearly \$70 million.

### **ARRA FORMULA GRANT**

ARRA Formula Grant Funded Projects:

- Garden Valley Redevelopment
- Outhwaite Redevelopment
- Woodhill Community Center

The first ARRA award that CMHA received was based on a formula, similar to the Capital Fund that we receive annually. The total was over \$35 million.

One way we have used the funds at many of our properties is to get a jump on our 7-year plan to make CMHA properties more accessible. More than two years ago we signed a Voluntary Compliance Agreement with HUD. Those accessibility improvements are being made to individual units, as well as to common areas of our properties and to the sites themselves. We are also preparing some units to accommodate households with visual or hearing disabilities.

We are also tackling roof replacements with the ARRA Formula Grant. These are located throughout the Housing Authority. Four high-rises and one family property are getting new roofs:

- Wade
- Springbrook
- West Boulevard
- Scranton Castle
- Outhwaite Homes

### **COMPETITIVE ARRA**

The second round of ARRA funding came through a highly competitive application process. CMHA successfully obtained competitive ARRA funds totaling over \$34 million. We will use the funds to create new energy-efficient homes at Garden Valley and make energy efficient improvements at ten different properties.

First, we're going to address heating, specifically at those properties that used to be under the old Honeywell Performance contracts. We couldn't do anything at those sites when we implemented the big Siemens energy performance contract a few years ago, so we're taking care of them now. Depending on the site, we will be replacing boilers and making other HVAC upgrades. The next area of energy conservation improvements will be the replacement of windows and doors. The last general area of energy conservation improvements is the replacement of plumbing and lighting fixtures.

### **GARDEN VALLEY**

The Garden Valley redevelopment plan is the biggest project we've ever taken on, in its size, its commitment to sustainability and its involvement with other public entities.

The full project will eventually replace all of the Garden Valley units with 350 new public housing and tax credit units. This includes:

- 40-unit apartment building with 1-bedroom units
- 2- and 3-bedroom accessible ranch homes
- 3- and 4-bedroom single family homes

- 2-,3- and 4-bedroom townhouse units

All units will be energy efficient and they will meet the Enterprise Green Building criteria.

We have engaged the Cleveland Metropolitan School District to reconstruct the Anton Grdina Elementary School that serves the children of Garden Valley at this site.

The City of Cleveland is constructing seven new city streets to support our efforts to link our new urban development into the larger neighborhood with safe, private space for its residents.

## RESIDENT SERVICES

### GREEN TEAM

#### CMHA RESIDENTS SHOW THEIR GREEN THUMBS



This year, CMHA began a new work-study program, called Green Team. With the new program, interested residents are able to learn about gardening and horticulture. There are currently three Green Teams at Cedar Family, Willson, and Crestview Estates. Each of them is very different, but very successful.

The Willson Green Team is a tight knit group that truly cares about their garden, their plants, and their neighborhood. Antomica Evans says, “The best part of my day is being in the garden with Brittany and my coworkers.” They have been growing vegetables such as tomatoes, peppers, radishes, dill, basil, chives, and the best collards around. The Cedar Green Team has made the most drastic transformation of all. The resident gardeners are learning about the biology of plants, growing food, and the history and future of gardens in Cleveland, as well as about themselves and each other. The third team is Crestview. Not only do they have the challenge of the largest garden, but also that of starting their garden from scratch. The Crestview Team learns from class but also from each other, making them truly inspirational.

Overall, the first group of Green Teams has been extremely successful. CMHA Landscape Specialist Brittany Barski said, “I am proud of all of them. Please stop by any and all of the gardens and get some vegetables that have been grown with dedication and pride.”



### YOUTH EMPLOYMENT OPPORTUNITIES

CMHA is helping a number of youth living in Cuyahoga County to gain employment experience. Close to 60 CMHA residents are participating in the Tri-C Youth Technology Academy. In addition, the Y-O-U Summer Youth Employment Program has engaged nearly 80 residents in work experiences.

## SAFETY

### CMHA POLICE PROGRAMMING RESIDENT POLICE ACADEMY



CMHA is continuing to provide its award-winning Resident Police Academy, a six week program designed to teach residents how the CMHA Police Department works. Residents meet once a week for two hours to review and discuss various topics. Participants learn different aspects of police work, see demonstrations, and experience first-hand how police officers patrol the neighborhoods. A graduation ceremony is held at the completion of the course and individuals receive a certificate of participation. The CMHA Resident Police Academy is still going strong after six years, and more than 100 CMHA residents have graduated from the Academy.

“My favorite was the tour and ride-a-long because I got to go in the police car with the officer and go everywhere with him. He promised he would take care of me, and I believed him,” said CMHA resident Christine Watkins. “This program is absolutely needed. And should be done over and over again.”

## HCVP

### HOUSING CHOICE VOUCHER PROGRAM UPGRADING SERVICE IN THE HCVP

Building on its award-winning web-based tools for Landlords, the HCVP has partnered, once again, with CMHA Webmaster Dave Svec to create a new Participant and Applicant Portal, as well as enhancements for the Landlord Portal – all to better serve our customers.

Set to debut this fall, the new portal will give applicants the means to check their position on the HCVP waiting list through the Internet whenever they want. Participants will be able to update phone numbers, check recertification appointments and submit interim recertifications. This will save customers time and provide them with information when they need it – even outside of office hours.

Recent enhancements to the Landlord Portal include email notifications of scheduled inspections. In January, the HCVP will use the same process to notify Landlords when their 1099 forms are ready for review and printing from the Portal.



For those who are not yet registered, all of these HCVP tools are available through the CMHA web site at [www.cmha.net](http://www.cmha.net). Registration is easy to complete and the benefits in convenience and access are priceless.

“The landlord portal is excellent. It’s been very helpful and user-friendly when looking at the reports and history features. I especially like that it alerts you before the letters come out, so you are not relying on the mail. This is a unique system which adds convenience and value to the process,”

said Larry Kupps, HCVP Owner.

## CMHA EARNS NATIONAL RECOGNITION

### NAHRO AWARDS



CMHA received a total of 16 awards from the National Association of Housing and Redevelopment Officials (NAHRO) at the Boston conference this summer.

#### **NAHRO Award of Merit in Housing and Community Development for the following entries:**

- ***HCVP/HOME Choice Partnership***
- ***Landlord Portal Creation & Roll-Out***
- ***Tremont Pointe***
- ***Independent Living Initiative***
- ***Energy Efficient Laundries***
- ***Neighborhood Network Computer Lab***
- ***Lakeview Terrace Cultural Arts Program***
- ***Generation Success: Teens Achieving Greatness***
- ***Family Jamboree***
- ***Spanish American Heritage Festival***

#### **NAHRO Award of Merit in Housing and Community Development and have also been entered in the National Awards of Excellence competition:**

- ***Building Blocks of Leadership Program***
- ***Brother to Brother Health and Wellness Rap Session***
- ***Maintenance Employee Training Program***
- ***Community Playground Build***
- ***West 101 Place: A HOPE VI Project***
- ***HCVP Luncheon Workshop Series for Landlords***

## **HOME CHOICE PROGRAM AWARDS**



A unique partnership between the Ohio Department of Job and Family Services (ODJFS) and the Cuyahoga Metropolitan Housing Authority (CMHA) is garnering national acclaim for helping Ohioans move out of nursing facilities and back into the community. At a recent U.S. Department of Housing and Urban Development (HUD) Fair Housing Policy conference, Ohio was singled out for its efforts to help those in long-term care facilities move back into their communities and homes.

The ODJFS and CMHA partnership is part of the statewide HOME Choice program, which helps elderly or Ohioans with disabilities in long-term care facilities locate housing, set up their new home, and connect to necessary community services. The partnership has already helped 12 individuals in Cuyahoga County transition to the community and is currently helping six more move into a home.

HUD is showcasing the partnership between ODJFS and CMHA as an example of how agencies can collaborate to assist people with disabilities to return to the community. The federal agency recently invited both ODJFS and CMHA to speak at the bi-annual HUD Fair Housing Policy conference. In addition, John Trasvina, HUD assistant secretary of Fair Housing and Equal Opportunity, presented ODJFS and CMHA with an award at the 2010 National Fair Housing Policy Conference in New Orleans on July 22.

“We enjoy being part of such a wonderful partnership,” said CMHA's Chief of Staff and Operations Jeffery K. Patterson. “This program and relationship are an integral part of our efforts to increase the number of housing opportunities available to persons with disabilities.”

The ODJFS HOME Choice program began in 2008. It is part of the federal Money Follows the Person (MFP) project, which Congress enacted as part of the Federal Deficit Reduction Act of 2005. Ohio is one of

29 states participating in MFP. The program is funded with a federal grant from the U.S. Centers for Medicare and Medicaid Services. This demonstration grant provides support to states to shift their Medicaid long-term care spending away from a facility-based system to a more community-based orientation.

Since beginning in 2008, the HOME Choice program has transitioned more than 600 Ohioans out of long-term care facilities and into their own homes.



**CUYAHOGA METROPOLITAN  
HOUSING AUTHORITY**

**Cuyahoga Metropolitan Housing Authority**

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[www.cmha.net](http://www.cmha.net)

**BOARD OF COMMISSIONERS**

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**CHIEF EXECUTIVE OFFICER**

George Phillips-Olivier

CMHA provides reasonable accommodations to persons with disabilities.

If you need an accommodation, including auxiliary aids and/or services, please contact CMHA's Section 504/ADA Coordinator at 216-348-5000 (voice) or 1-800-750-0750 (Ohio Relay Service).

