



CNDC Holiday Party  
2005  
Special thanks to Key Bank



Photographs courtesy of Eric B. Photography



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# Public Policy Notes

**First Ohio Vacant Properties Forum follow up meeting held.** Participants of the October forum met November 30 to begin to outline policy objectives and a strategy for preventing and reclaiming vacant and abandoned properties in Ohio. The meeting was convened by CNDC. Attendees of the meeting included: representatives of city and county governments including Cleveland, Columbus, and Franklin County; nonprofit community development organizations; neighborhood activists and others from around the state. The Ohio Vacant Properties Forum, held in Columbus in late October and attended by close to 300 people, served to highlight the adverse ways vacant properties impact communities and inspired many to work on an agenda for state policy reform. CNDC was an organizing co-sponsor of the forum.

Representatives of the City of Columbus, CNDC, Greater Ohio, the Miami Valley Regional Planning Commission, Ohio Capital Corporation for Housing, the Ohio CDC Association and the Ohio Department of Development were identified to serve on the steering committee, with CNDC and Greater Ohio sharing the coordinating role. A great deal of organizing work was done as several task forces were established, and next steps outlined. The group, yet to be officially named, plans to meet again in early 2006.

If you would like to become involved in this effort, contact Mary Helen Petrus, [mary-helen@cndc2.org](mailto:mary-helen@cndc2.org).

**HUD appropriations bill signed into law on November 30.** The bill allocates \$3.748 billion for the Community Development Block Grant Program, down 9 percent from 2005. This appropriations bill does not consolidate CDBG with 17 other community development programs - to be administered by the Department of Commerce - as originally proposed by the current Administration, but many expect that this

consolidation will be proposed again in future budget plans. To see a detailed chart showing the HUD budget, see [www.enterprisecommunity.org](http://www.enterprisecommunity.org) or <http://www.nlihc.org>.

## *Federal Legislation Update:*

Reauthorization bills for the New Markets Tax Credit Program introduced into the U.S. House and Senate. House Resolution 3957 and Senate Bill 1800 would extend the tax credit (set to expire in 2007) by another five years. For more information and to add your organization to the list of supporters of these bills, see [www.newmarketstaxcreditcoalition.org](http://www.newmarketstaxcreditcoalition.org)

**Senate bill would provide tax credits for lead-based paint removal.** Senators Mike DeWine (R-OH), Hillary Clinton (D-NY) Barack Obama (D-IL) and Gordon Smith (R-OR) jointly introduced S. 2073 which would provide tax credits for safely removing lead-based paint hazards from homes and rental units. The bill would provide for a tax credit of 50 percent of the costs paid by a taxpayer (up to a maximum of \$3,000) for lead paint abatement and up to \$1,000 in tax credits for interim control measures. The bill targets the credit to homes with young children, women of childbearing age, low-income residents and to buildings built before 1960. The bill has been referred to the Senate Finance Committee.

## ***Bringing Home America Act reintroduced.***

H.R. 4347 is a comprehensive bill with several provisions affecting many programs of interest, including the creation of the National Housing Trust Fund, an Emergency Rent Relief Fund, as well as increasing appropriations for housing programs.

Policy Matters issues a brief on Issue 1. "Safeguards for Issue 1" recommends several items for inclusion in legislation to implement Issue 1, in order to ensure accountability for all state funding used for Third Frontier projects and to ensure that funds are used in the most effective manner. To download the brief, see [www.policymattersohio.org](http://www.policymattersohio.org).

# JOB OPENINGS

## FIELD ORGANIZER

### Ohio Fair Schools Campaign

#### Job Description

The Ohio Fair Schools Campaign, (with whom Organize! Ohio has had a close working relationship) is seeking a full-time community organizer to do statewide field work with citizen groups to fix school funding. Must have own transportation, and be able to work flexible hours. Although the Ohio Fair Schools Campaign is based in Athens, the person hired does not need to reside in Athens, and can reside and work out of Cleveland.

**Statement of Purpose:** The mission of the Ohio Fair Schools Campaign is to advocate for high-quality public education opportunities for all Ohio children wherever they live, whatever their race and whatever their family background. The Campaign is a coalition of Ohio groups from rural, urban and suburban areas working towards a real solution to Ohio's school funding crisis.

**Qualifications:** excellent communication skills, writing skills, ability to work flexible hours, superior organization skills, ability to work within a team, willingness to participate in new experiences, ability to work with individuals of diverse backgrounds, computer skills (including word processing, database, and internet skills), ability to work with limited supervision, ability to multi-task, experience working with youth, and two years previous experience and/or bachelor's degree in a relevant field. Must have own transportation.

Send resume to:  
94 Columbus Rd.  
Athens OH 45701.

Deadline January 10, 2006.

## SISTERS OF CHARITY FOUNDATION TO FUND A COMPREHENSIVE PLAN FOR COMMUNITY ORGANIZING

The Sisters of Charity Foundation of Cleveland has awarded a \$25,000 grant to the Cleveland Neighborhood Development Coalition to fund a comprehensive plan to support community organizing activities throughout the City of Cleveland. CNDC will work collaboratively with the Center for Neighborhood Development and Organize! Ohio on the effort.

The program will include the following components:

- Maintain current efforts that support existing community organizers through advanced training and support monthly information exchanges among organizers
- Provide technical assistance or mentor current activities and document successful strategies that will be incorporated into training activities
- Develop a plan that will sustain the above activities in the future as well as build capacity within the CDC community for more effective community involvement and organizing. This will include an assessment process involving community organizers and executive directors to better understand the value of community organizing, measure impact, and identify ways to sustain successful efforts.

Within nine months, a plan will be developed that identifies the opportunities for community organizing, the elements of a program, the resources needed to sustain such an effort at various levels, and a description of the type of commitment that CDCs will make toward the effort.

# RESTORE CLEVELAND

Re\$Store Cleveland statistics are in for third quarter, 2005. Nine districts reported a gain of eleven new businesses, four expansions of existing businesses, 33 new employees, 16 units of apartments in a Re\$Store District and over \$70,000 of investment in commercial properties. Congratulations to all!

One of the tools created for the Got It! In the Neighborhood marketing campaign to support local merchants is a website, [www.restorecleveland.com](http://www.restorecleveland.com). Although in early form, the website is designed to serve as a one-stop resource to support our Cleveland merchants. A key feature of the site is a compilation of merchant directories around town. Currently there are 14 directories—but there is room for more! If you would like to add the merchants' directory from your neighborhood, please call Wendy Sattin at CNDC at 216-928-8100. Future plans for the website include a map showing locations of Cleveland's neighborhood retail districts with links back to the neighborhoods and a page of links to national organizations that support local merchants.

Congratulations to Matt Weiderhold, Manager of the **Gordon Square Arts & Entertainment District** in the Detroit Shoreway neighborhood. He will be speaking at the National Town Meeting on Main Street, scheduled for June 2006. His topic is "Neighborhood Arts Districts" and he will be discussing the creation of unique partnerships, using the arts as an economic development tool and the planning process that led to the development of the arts district plan.

Tremont West Development Corporation announces a newly designed website. Check it out at [www.tremont.org](http://www.tremont.org).

The **Downtown Waterloo** retail district now boasts the return of the first Cleveland Police Department Auxiliary units in their neighborhood. They will be sharing space with the offices of Northeast Shores Development Corporation on East 156th Street.

## ShoreBank Announces Community Developer Line of Credit

The Community Developer Line of Credit (CDLOC) is to be used primarily by CDCs engaged in commercial and retail revitalization programs in their respective neighborhoods. The product is designed to support a wide range of activities including:

- 1) Acquisition (including securing purchase options) and rehabilitation of properties
- 2) Due diligence including feasibility/market/demographic studies CDC's engage on behalf of interested retailers and business investors, environmental studies, legal, architectural, and other approved soft costs.
- 3) Construction and other related expenses.

The need for this product is being driven by the market and changes that are occurring in the urban development environment. As housing efforts expand and more market rate housing is built, development focus has shifted to the neighborhood commercial corridors.

What the CDCs have found is that a very different set of financial resources and technical skills is required for commercial development than for housing. The Community Developer Line of Credit is targeted towards those CDCs with expanded capacities, which already have conducted surveys of their retail corridors and possess fairly detailed plans for development activity. In fact many of them have selected and targeted specific sites or properties for acquisition and development.

This product will allow them to act very much like a private developer, giving them the capability to conduct due diligence activities, engage professional assistance when necessary, acquire properties as they come available, and start the development process. These CDCs may engage in development themselves, or simply acquire the site for a private developer.

Terms and conditions of the Community Developer Line of Credit include: **Term:** One Year renewable; **Rate:** Prime + (based on borrowers credit, net worth, experience, etc.); **Interest:** Payable monthly on the outstanding balance; **Fees:** 1% per project (may be financed); **Max LTV:** Up to 90% of the total project costs or 80% of the appraised value, whichever is less; and **Preleasing:** Projects are required to be at least 50% pre-leased as evidenced by strong letters of intent or actual leases.

For more information, contact Courtney McClain, Sr. Commercial Loan Officer, ShoreBank, 216-8906 or [courtney\\_mcclain@sbk.com](mailto:courtney_mcclain@sbk.com).



Since its inception, the Cleveland Industrial Retention Initiative (CIRI) has always been a source of assistance, advocacy, and information for Cleveland's manufacturing community. CIRI has augmented the relationship with its stakeholders and partners as well as its ability to provide information with the launch of a redesigned CIRI web site. The benefits of the new site are an improved method of communication, the ability to spotlight Cleveland companies, and the resources available to companies. These benefits allow CIRI to provide greater value to its stakeholders while promoting itself and area businesses. Visit [www.ciri-cleveland.org](http://www.ciri-cleveland.org) today!

### Cleveland Retail Spaces Website Logs 4000 to 5000 Visitors Monthly

The CNDC sponsored website, [www.retailspacescleveland.com](http://www.retailspacescleveland.com), consistently logs between 4,000 and 5,000 visitors monthly. This website, designed and developed for CNDC community development corporation members, serves the CDCs by highlighting the retail opportunities in their neighborhoods. Locations, demographics, assets, and features are included, along with current retail spaces available and contact information.

January is the month for the upcoming quarterly updates to the website. Deadlines are as follows: for brand new listings by a CDC not already included on the website, the deadline is January 13, 2006; and for updating information from currently listed CDCs, the deadline is January 20, 2006. Send information and/or questions to Chris King at [chris@creativekeys.net](mailto:chris@creativekeys.net) or phone her at (216) 991-8428.

### Champion of Community Healthcare Applications Available

Charter One Bank is now accepting applications for the 2nd Quarter Champion in Action from community healthcare organizations. Applicants for Champion of community healthcare due January 13, 2006.

In order to be selected as a Champion in Action, the 501(c) 3 organization must have a total operating budget of \$5 million or less and be located within Charter One Bank's Ohio service area and the WJW FOX 8 Cleveland's viewership area. The selection committee is seeking organizations with a demonstrated history of strong fiscal responsibility and leadership, as well as an ability to show how they will make effective use of the support and resources being awarded.

A new Champion in Action will be named each quarter among a wide range of social concerns. The categories for 2006 are after-school programs, community healthcare, hunger and homelessness. Applications for community healthcare programs will be accepted until 5:00 p.m. on January 13. The winner will be recognized in April 2006.

### The agency named Champion in Action will receive:

- A \$25,000 contribution in unrestricted funds from Charter One Bank
- Media coverage from WJW FOX 8, including public service announcements and news stories
- Volunteer support from Charter One and WJW FOX 8 employees
- Extensive public relations support
- Promotional support highlighting the Champion in Action in Charter One branches and on its ATMs
- Exposure on both Charter One's and WJW FOX 8's Web sites

Eligible organizations may obtain applications at Charter One branches or on the bank's Web site, <<http://www.charterone.com/community>

## Nominations of Nonprofits Serving Cleveland Invited for Anisfield-Wolf Memorial Award

Nominations of nonprofit organizations serving Greater Clevelanders are now being accepted for the \$20,000 Anisfield-Wolf Memorial Award, a program of the Cleveland Foundation ( <http://www.clevelandfoundation.org/> ) and the Center for Community Solutions ( <http://www.communitysolutions.com/> ), a non-profit organization providing strategic leadership to improve targeted health and social conditions in Northeast Ohio. The deadline for applications is January 18, 2006.

The award is given annually to a nonprofit organization for outstanding community service. The award will be presented at Community Solutions' 64th annual Human Services Institute on March 24, 2006.

Anyone may nominate an organization for the award. For complete program information and a nomination form, visit the Cleveland Foundation's Web site.

RFP Link:

<http://fconline.fdncenter.org/pnd/5002099/cleve>

## Regional Economic Development Information System Launched

Team Northeast Ohio (Team NEO) recently launched a new Web portal called Regional Economic Development Information System (REDIS.) This geographic information system-based tool will assist businesses in locating properties and researching data about Northeast Ohio, and is accessible through Team NEO's Web site at: [www.teamneo.org](http://www.teamneo.org).

Visitors to the site will have free, unlimited access to a wide range of information about available commercial property and land, as well as economic related data. Detailed information includes labor pool availability, wage rates, demographics, competitive businesses, business incentives and credits, and logistics related to available properties and land in Northeast Ohio.

REDIS will benefit a number of groups, including: site selectors and economic development organizations or municipalities that do not have the resources to market their individual geographic areas.

The new service is a result of a collaborative effort among Team NEO, local real estate companies and economic development organizations, with an investment of more than \$100,000.

Team NEO is a private-sector-led regional economic development organization formed through the collaboration of many of the region's leading business organizations to support and stimulate higher levels of targeted business attraction, retention and expansion in Northeast Ohio.

## COMMITTEE CORNER

**Community Organizers' Committee:** The committee held a Holiday Potluck luncheon to celebrate the season. Joel Ratner of the Cleveland Foundation's Neighborhood Connections program updated the group on the next deadline for applications, which is February 17th. Discussion then ensued regarding the Wal-Mart movie and a wrap-up of the Cleveland Leadership Summit. Two staff and six residents will be attending the NeighborWorks Community Leadership Institute in Nashville, Tennessee May 18-21st. Groups were asked to think about identifying key residents who might participate

**Retail Commercial Support Initiative:** The committee heard two presentations at the December meeting. The first was about a new loan product offered by ShoreBank (see article page 4) and the other was a proposal from Call and Post Newspapers to create a citywide merchant guide, complete with editorial content to market each participating CDC. The committee also discussed ongoing plans to create a visual merchandising training program, and encouraging committee leadership from the private sector.

**Safety Committee:** The Safety Committee met in December to review responses to an RFP requesting technical assistance in the development of neighborhood safety plans. Due to the change in number of CDCs that would be part of the program the group voted to re-issue the RFP with the amended number of CDCs. Responses are due back in mid-January. The committee also said good bye to key partners from the Campbell Administration, Craig Tame, Public Health and Safety Director and Elizabeth Newman, Director of the Citistat mapping program.

Wednesday, January 11 - Social Responsibility Initiative is sponsoring a one-day conference “The Case for Local Food Systems” in the Agricultural Administration Auditorium, Ohio State University. Learn the role local foods can play in contributing to Ohio’s economic, environmental, cultural and health-related climate. Contact Molly Bean Smith at [bean.21@osu.edu](mailto:bean.21@osu.edu)

Friday, January 20- CAAO Entrepreneurial Empowerment Circle Meeting at The Cleveland Midtown Innovation Center, 4115 Euclid Ave., Suite 201, 9:30 AM - 11:30 AM. The topic will be “How to Prepare Your Company to do Business with Eaton Corporation”. The guest speaker will be Deborah Pickens, Eaton Corp. Cost: Free Please RSVP to William Holdipp at (216) 432-9481.

Monday, January 23 - Art House will hold an Open House for Artists and Educators at the Art House, 3119 Denison Avenue from 4:00 to 7:00 p.m.. Event is free and open to the public. This event is geared towards those who are interested in learning more about At House and the services they provide. Light refreshments available. Please call Art House for details at (216) 398-8556.

Thursday, January 26- Tremont West Annual Meeting including dinner at 6:00 p.m. at OLA/St. Joseph Center, 2346 West 14th Street. Meeting at 7:00 P.M.. Call (216) 621-7350.

Saturday, February 11 - Slavic Village Development Announces The Ninth Annual Night At the Races at the Bohemian National Hall, 4939 Broadway. Doors open 6:00 p.m. Races start 7:00 p.m. Contact Elizabeth Grace at Slavic Village Development at (216) 429-1182 Ext. 118 or [elizabethg@slavicvillage.org](mailto:elizabethg@slavicvillage.org) for tickets or more information.

**Mandel Center for Non-Profit Organizations  
Issues Call for Nominations**

Community members are encouraged to submit nominations for one of two awards to be presented on March 28, 2006. Award categories are:

Leadership in Nonprofit Management Award, presented to an individual with an outstanding record of

- Leadership
- Service as a nonprofit management role model
- Creativity, innovation, and entrepreneurship and
- Leadership in fostering interaction among staff, volunteers and community.

Organization Innovation Award, presented to an organization with an outstanding record of

- Innovation
- Expansion beyond traditional organizational boundaries and
- Creation of a culture/climate of innovation within the organization.

Nomination forms and detailed information about nomination guidelines are available at [www.case.edu/mandelcenter](http://www.case.edu/mandelcenter)

**CNDC CALENDAR**

RETAIL COMMERCIAL SUPPORT INITIATIVE	1/05	8:30 A.M.
COMMUNITY ORGANIZERS’ COMMITTEE	1/05	11:30 A.M.
NEIGHBORHOOD SAFETY COMMITTEE	1/19	1:30 P.M.
HOUSING COMMITTEE SLAVIC VILLAGE DEVELOPMENT	1/26	NOON
BOARD OF TRUSTEES	1/27	9:00 A.M.
INDUSTRIAL COMMITTEE	TBA	9:00 A.M.

Unless otherwise noted, meetings are held at the offices of CNDC

Cleveland Neighborhood Development Coalition  
phone 216-928-8100 fax 216-928-8105  
e-mail: info@cndc2.org web: www.cndc2.org

## BOARD OF TRUSTEES

**John Anoliofo, President**  
**Colleen Gilson, 1st Vice-President**  
**Jeff Ramsey, 2nd Vice-President**  
**John Hopkins, Secretary**  
**Steve Lorenz, Treasurer**  
**Rob Curry**  
**Tim Tramble**  
**Stephanie Turner**  
**Ann Zoller**

The mission of the Cleveland Neighborhood Development Coalition is to serve as the voice of Greater Cleveland's neighborhood community development organizations and to provide benefits and services to its members through the coordination of programs, the communication of critical information, the development of public policy, advocacy and customized training in response to members' needs. These activities strengthen the members' efforts to enhance their communities with a special emphasis on neighborhood-based development.

## STAFF

**Mikelann Ward Rensel, Executive Director**  
**Wendy Albin Sattin, Director of Planning and Development**  
**Mary Helen Petrus, Director of Policy Development**  
**Kareemah Williams, CIRI Program Director**  
**Geoffrey Fitch, CIRI Industrial Development Manager**  
**Don Graves, CIRI Industrial Development Manager**  
**Millie Caraballo, CIRI Industrial Development Manager**  
**Rita Lally, Program Assistant**

## VOTING MEMBERS

Amistad Dev. Corp.-Bellaire Puritas Dev. Corp.-Buckeye Area Dev. Corp.-Burten, Bell, Carr Dev. Corp.-Clark Metro Dev. Corp.-Cleveland Housing Network-Collinwood & Nottingham Villages Dev. Corp.-Consortium for Economic & Community Development-Cudell Improvement, Inc.-Cuyahoga Community Land Trust, Inc.-Detroit-Shoreway Community Dev. Org.-Downtown Cleveland Partnership-Eden, Inc.-Euclid St. Clair Dev. Corp.-Fairfax Renaissance Dev. Corp.-Famicos Foundation, Inc.-Flats Oxbow Association-Garrett Square Economic Dev. Corp.-Glenville Development Corp.-Greater Cleveland Habitat for Humanity, Inc.-Historic Gateway Neighborhood Corp.-Historic Warehouse District Dev. Corp.-Kamm's Corners Dev. Corp.-Little Italy Redevelopment Corp.-Living In Cleveland Center-Lutheran Housing Corp.-Maingate Business Development Corp.-Maximum Independent Living-Midtown Cleveland, Inc.-Mt. Pleasant Community Council-Mt. Pleasant NOW Dev. Corp.-Neighborhood Housing Services-Northeast Shores Dev. Corp.-Northeastern Neighborhood Dev. Corp.-Ohio City Near West Dev. Corp.-Old Brooklyn Community Dev. Corp.-Old Brooklyn Neighborhood Services-Pulaski Franciscan Dev. Corp.-Shaker Square Area Dev. Corp.-Shorebank Enterprise Group-Slavic Village Dev.-St. Clair Superior Neighborhood Dev. Assn.-Stockyard Redevelopment Org.-The Quadrangle-Tremont West Dev. Corp.-Union-Miles Dev. Corp.-University Circle, Inc.-University Settlement-W.E.C.O. Fund, Inc.-Westown Community Dev. Corp.-WIRE-Net

## SUPPORTING MEMBERS

American Express Tax & Bus. Serv.-Art House, Inc.-Broadway School of Music & Arts-C.A.M.P., Inc.-Center for Neighborhood Development-City of Bedford Heights-City of Cleveland Heights-City of Lakewood-City of Shaker Heights-Cleveland Action/Support Housing-Cleveland Cuyahoga County Port Authority-Cleveland Restoration Society-Cleveland Theater District Dev. Corp.-Cohen and Company-Collaborative for Organizing Mount Pleasant-The Community Partnership for Arts & Culture-Council for Economic Opportunity-Cresthaven Development Inc.-Cuyahoga County Department of Development-E. G. & G, Inc.-Euclid Community Dev. Corp.-First Suburbs Development Council-Garfield Heights Community Dev. Corp.-Great Lakes Resources-Greater Cleveland Partnership-HZW Environmental Consultants, Inc.-JS MultiCapital Corp.-KPF, L.L.C.-Lawhorn & Associates, Inc.-Local Initiatives Support Corp. (LISC)-Neighborhood Progress, Inc.-Neighborhood Reinvestment Corporation-Northstar Title Services, LLC.-Ohio Canal Corridor-Orinsby & Company-Paran Management Company-Parkworks-Partners Environmental Counseling, Inc.-Progressive Urban Real Estate, Inc.-Rysar Properties-The Coral Company-The Enterprise Foundation-The NRP Group-Tower Press, LTD-URS Corp.-Work in Northeast Ohio Council (WINOC)

## SUSTAINING CORPORATE MEMBERS

Bank One Cleveland-Charter One Bank-Dollar Bank-Dominion East Ohio-Fifth Third Bank-FirstMerit Bank-Huntington National Bank-Key Bank-National City Bank-Ohio Savings Bank-The Illuminating Company-Third Federal Savings-US Bank

Deadline for submission is the 20th of each month.  
We reserve the right to edit for space and clarity.