

- J. Reynolds, Chair**
- W. Baxter, Vice-Chair**
- J. Brown
- C. Ellinger
- T. Fogle
- B. Monarrez
- D. Gray
- F. Brown
- D. Sevigny
- K. Plomin



AGENDA

Social Services and Public Safety Committee

November 12, 2024

1:00 P.M.

- | | | | |
|-------------|--|----------------------|----------------|
| I. | Approval of October 8, 2024 Committee Summary | | (1-2) |
| II. | Annual Affordable Housing Fund Update | [Gray/McQuady] | (3-58) |
| III. | Annual Juvenile Treatment Court Update | [Gray/Figgs, et al.] | (59-74) |
| IV. | The Hope Center Expansion Project Update | [Fogle/Crook] | (75-79) |
| V. | Items Referred to Committee | | (80) |

"Social Services and Public Safety Committee, to which shall be referred matters relating to the department of social services and its divisions, the department of public safety and its divisions, any related partner agencies, and matters relating to capital improvement projects."- Council Rules & Procedures, Section 2.102 (1) effective January 1, 2023. Adopted by Urban County Council September 22, 2022.

2024 Meeting Schedule

January 23	July 2
March 05	September 17
April 9	October 8
May 14	November 12



Social Services and Public Safety Committee

October 8, 2024

Summary and Motions

Chair Reynolds called the meeting to order at 1:02 p.m. Committee Members Ellinger, J. Brown, Fogle, Monarrez, Gray, F. Brown, Baxter, Sevigny, and Plomin were in attendance. Vice Mayor Wu and Council Members Lynch, LeGris, and Sheehan were present as non-voting members.

I. Approval of September 17, 2024 Committee Meeting Summary

Motion by Sevigny to approve the September 17, 2024 Committee Summary. Seconded by Gray. Motion passed without dissent.

II. Villages Model Initiatives for Lexington

Roxanne Cheney, Chair of *A Caring Place*, presented the Villages Model for Lexington. She reviewed the mission statement which recognizes that loneliness is an epidemic with adverse effects on physical and mental health. The vision statement is to imagine a world where everyone feels loved. She reviewed programs they currently offer and said they serve seniors over 60 which includes people with disabilities and caregivers. She described *A Caring Place* as being like a village with community-based, nonprofit, grassroots organizations formed through a network of caring people who want to change the standard of aging. She reviewed the accomplishments and described how *A Caring Place* measures its results. She showed testimonials from 5 participants to describe the impact *A Caring Place* has had on people's lives. She said there are 250 locations of villages in the United States and Kentucky has 3 of those, with one located in Lexington. The most common structure of a village is a hub and spoke with the hub being a nonprofit and a spoke being a neighborhood group and there is potential to expand this program throughout Lexington. \$150,000 is requested for a feasibility study to help minimize the risks, optimize resources, and increase the likelihood of success.

Cheney clarified the areas included in the Bluegrass Region which is comprised of 17 counties in total. Cheney confirmed there are 40 college students who volunteer their time to this program. When asked how caregivers are supported, Cheney said we support them by engaging with them. When asked if these places are set up with hubs and spokes, Cheney said they have an executive committee they would use as a model. Speaking about the feasibility study, there was a concern that \$150,000 seems low. Kristy Stambaugh, Director of Aging and Disability Services explained villages are service-driven. As an example, Stonewall and Idle Hour (neighborhoods) would be spokes and *A Caring Place* would be a hub. There was a suggestion to put money toward resources rather than a feasibility study. Stambaugh said villages perform an assessment to find out what the needs are to be successful. The village model is unique and built by the neighborhood. The village is supposed to run itself and ask the hub for help when needed. Councilmember Lynch closed by saying *A Caring Place* is asking for help to do this. She will make a fund balance request to support the request for a feasibility study. No action was taken on this item.

III. Gun Violence Task Force Workgroup Report Out

Kendra Thompson, Council Research Analyst, presented the report out from the workgroup that was formed under the Gun Violence Task Force. She reviewed the members of the Gun Violence Task Force and the

workgroup that began meeting earlier in the year. She began the review of recommendations with the list that came out of the Community Pillars group: define gun violence as a public health crisis; recommend a month-long gun violence awareness campaign in June; and inform community partners of opportunities available to utilize and provide programs in community and neighborhood centers. The City Leaders Recommendations include: ONE Lexington when responding to gun violence incident in a councilmember's district, provide the appropriate notification of incident debrief and follow up with opportunities on how Council can get involved if appropriate; provide continued support for co-response teams and mobile crisis teams to allow for rapid response to acute behavioral health emergencies in the city and continue support for additional behavioral health specialists; expand the scope to address gun violence for all ages, not just ages 13-29; and communicate more fully with the community about the work surrounding gun violence. The final recommendation was for the creation of a new position in Social Services for a Gun Violence Program Coordinator who would work for all divisions on gun violence. \$75,000 would be requested from the FY2026 budget for the position and \$75,000 would be requested from fund balance for the implementation of the recommendations [note: \$100,000 was approved and allocated from fund balance to fund the implementation of the recommendations].

During the committee discussion, it was suggested that the coordinator and the budget requests be implemented earlier than FY2026. \$75,000 or possibly more for (gun violence) initiatives are appropriate for the Fund Balance discussion. Fund Balance would not be the appropriate place for discussing the position since that would include recurring costs. There was a suggestion that the position be in Public Safety. Social Services Commissioner, Kacy Allen-Bryant explained one category for ESR is community wellness and mental health and there have been applications related to Gun Violence under that category. There was agreement among committee members that elevating Gun Violence to a public health crisis is important, but this needs to be backed up with action and funding. There was support for the recommendations and recognition of this as a problem in the city and as such there was agreement to remove this item from the committee and implement the recommendations. Reynolds confirmed she is planning to move the entire list of recommendations to the full Council.

Motion by Fogle to approve the Gun Violence Task Force Report-Out recommendations as presented to committee and included in the committee packet. Seconded by Gray. Motion passed without dissent.

IV. Items Referred to Committee

No action was taken on this item.

The meeting was adjourned at 2:49 p.m.



Affordable Housing Fund Annual Report

*Rick McQuady, Affordable Housing Manager
Social Services and Public Safety Committee
November 12, 2024*





Purpose of Fund

- Leverage public and private investment to preserve and produce safe, quality, affordable housing for Fayette County residents whose incomes are at or below 80% of the area median income.
- Housing is considered affordable when housing costs are no more than 30% of gross household income.
- Quality is important as affordable housing results from reduced debt service.





Area Median Income - 2024

Household Size	80% of AMI	60% of AMI	50% of AMI	30% of AMI
1	\$53,350	\$40,013	\$33,350	\$20,000
2	\$60,950	\$45,713	\$38,100	\$22,850
3	\$68,550	\$51,413	\$42,850	\$25,820
4	\$76,150	\$57,120	\$47,600	\$31,200





Affordable Housing Board

- Tiffany Masden
- Jordan Owens
- Laura Boison
- Janet Beard
- Christina Dudek
- Jordan Parker
- Dan WU
- Hannah Legris
- Andrew Walker
- Barry Holmes
- Kyle Wicker
- John Atchison
- Vacant (1)





Advisory Committee

- Lexington Fair Housing Council
- Lexington Housing Authority
- Urban League
- AU Associates
- Central KY Homeless and Housing Initiative
- PVA Office
- Habitat For Humanity
- LexTran
- Community Ventures
- REACH
- New Hope Consulting
- Winterwood Property Management and Development
- New Beginnings
- Hodge Properties





Application Process

1. Initial contact and review of program guidelines
2. Application submission and review
3. Technical submission
4. Board of Directors review
5. Pre-Construction conference and closing
6. Construction and placed in service/Inspections
7. Compliance monitoring
8. Loan Servicing/Asset Management





Evaluation Criteria

- Need/Market
- Design of Development
- Financial Feasibility
- Capacity of Development Team
- Readiness to Proceed





Annual Compliance Objectives

- **Review of financial condition and performance**
 - Overall review of the financial condition of the property
 - Review of vacancy rate
 - Rents being charged
 - Compare actual to pro forma projections
 - Review of the reserve for the replacement account
 - Adherence to project requirements as outlined in legal agreements
- **Property Inspection**
 - Overall condition of property
 - REAC score, if applicable
 - Condition of pledged amenities
 - Proof of LFUCG as loss payee on Insurance Policy
- **Tenant Eligibility**
 - Tenant Selection Plan
 - Review new tenant files to ensure income eligibility
- **Adherence to requirements of the affordable housing program**
 - Outlined in legal agreements
 - Outlined in program guidelines





Allocations and Funding---General Fund and SLFRF

Fiscal Year 2015-2024	\$26,373,210
Fiscal Year 2025	\$ 4,795,035
ARPA Funds (SLFRF)	\$17,126,790
Loan and Fee Receipts	\$ 6,713,401
Funding Commitments	\$49,240,055
Units Funded	3,522
Funding Per Unit	\$13,980
Outside Funding	\$ 441,266,021





Financial Report and Projections – General Fund 9/24 – 6/25

Revenue	
Total Allocations	\$31,168,245
Fee Income Earned	\$244,438
Loan Receipts	\$6,468,963
Total	\$37,881,646
Expenses	
Administrative Expenses	\$1,456,004
Funding Commitments	\$32,113,265
Funds Available	\$4,312,377





Fund Activity – General Fund

Allocations

Amortizing loans (34 currently outstanding)	\$14,951,061
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Forgivable loans and grants	\$17,162,204
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Total Allocations	\$32,113,265
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Affordable Housing Fund Allocation Per Unit (3,126 Units)	\$10,273
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Note: Once all approved units are placed in service, projected annual loan receipts from SLFRF and General Fund loans will be \$803,000 (assuming cash flow from some housing credit developments as projected in the underwriting model).





Financial Report and Projections – SLFRF (ARPA) Allocation

Revenue	
Total Allocations	\$17,126,790
Total	\$17,126,790
Expenses	
Funding Commitments	\$17,126,790
Funds Available	\$0





Fund Activity—SLFRF

Allocations

Amortizing loans	\$9,985,988
Forgivable loans and grants	\$7,140,802

Total Allocations	\$17,126,790
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SLFRF Allocation Per Unit (696 Units---all at or below 60% of AMI)	\$24,607
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300 of the funded units also received General Fund dollars.
363 units housed those at or below 50% of area median income
34 units of permanent supportive housing
45 fully accessible units for seniors ages 55 and over





Affordable Housing Units – General and SLFRF

Units

Affordable units preserved (previously Deed Restricted) 1,190

Existing units preserved and restricted for
affordable housing (new Deed Restrictions) 644

New affordable housing units constructed 1,688

Total units funded 3,522

Average income of households at initial lease \$24,221





Number of affordable housing units and maximum allowable incomes

<u>Housing Units</u>	<u>Maximum Allowable Incomes</u>
167	30%
349	50%
2,504	60%
502	80%

85.7% of the units funded are for households with incomes below 60% of the area median income.





Special Needs Populations Housed

Elderly and/or disabled	1,068
Homeless	114
Veterans	50
Substance addiction	48
Youth (ages 18-24)	6
Mentally and physically disabled	54
Medically vulnerable	26
Severe mental illness	28
Survivors of domestic violence	24
Total special needs units funded (40.3%)	1,418
Permanent Supportive Units Included	240





Development Challenges

- Rising Interest Rates
- Increased costs of Property Management
- Escalating Construction Costs
- Acquiring Viable and Affordable Land





Program Goals

- Additional Permanent Supportive Housing Units and Units for Households at or below 30% of Area Median Income
- Additional Homeownership Units
- Transylvania Development
- Continue to Address Needs Identified in Needs Analysis



Questions?



LEXINGTON





Projects

- **St. James Place Apartments**
 - 169 Deweese Street
 - Preservation of 102 units
 - Homeless
 - \$769,500 grant (three separate allocations)
 - Rehab work completed
- **Wilson Street Apartments**
 - 329 Wilson Street
 - Rehab of 4 units
 - 3 units for 80% of area median income and below; 1 unit for 50% and below
 - \$41,044 deferred loan
 - Rehab work completed





Projects

- Parkway Manor Apartments
 - 431 Rogers Road
 - Rehabilitation of 180 units
 - Households at or below 60% of area median income
 - \$159,374 pre-development loan
 - Rehab work completed
- Stonebridge Apartments
 - 1261 Village Drive
 - Rehabilitation of 47 units
 - Households at or below 80% of area median income (referrals from homeless providers)
 - \$411,749 deferred loan
 - Rehab work completed





Projects

- Kentucky Council Against Domestic Violence
 - Briar Hill Road, Mackenzie Lane, Cambridge Drive
 - New construction of 12 units, rehabilitation of 12 units
 - Survivors of domestic violence (referrals from Greenhouse 17); at or below 60% of area median income
 - \$415,686 loan; \$165,000 grant
 - Development completed in 2017
- Community Ventures
 - Various East Lexington locations
 - Acquisition, new construction and rehabilitation of 11 units
 - Households at or below 80% of area median income
 - \$285,134 loan, \$66,385 grant
 - Development completed in 2018





Projects

- Habitat for Humanity
 - 301 Ash Street
 - Acquisition of site to build home
 - Households at or below 50% of area median income
 - \$5,290 grant
 - Development completed in 2016
- North Limestone Community Development Corporation
 - York Street
 - Acquisition and construction of 6 homeownership units
 - Households at or below 80% of area median income
 - Loan for \$159,103; grant for \$163,096
 - Development completed in 2017





Projects

- Lexington Housing Authority
 - 325 Wilgus Avenue
 - Acquisition and rehabilitation of single-family home
 - Homeless family
 - \$35,000 loan; \$47,350 grant
 - Development completed in 2016
- 7 Upper Apartments
 - 7th and Upper Streets
 - Acquisition and rehabilitation of 7 units
 - Households at or below 80% of area median income (taking referrals from various nonprofit agencies)
 - \$252,000 loan
 - Development completed in 2016





Projects

- **Parkside III**
 - 1048 Cross Keys Drive
 - New construction of 36 units
 - Households at or below 60% of area median income
 - \$1,165,656 loan
 - Development completed in 2018
- **Ferrill Square Apartments**
 - 471 Price Road
 - Renovation of 59 units
 - Elderly and disabled; 60% of area median income
 - \$447,768 loan; \$458,000 grant
 - Development completed in 2017





Projects

- 5th Street Apartments
 - 5th and Smith Streets
 - Acquisition and rehabilitation of 4 units
 - Households at or below 80% of area median income
 - \$212,000 loan, \$54,000 grant
 - Development completed in 2016
- Independence Homes (Bob Brown House)
 - 507 Rogers Road
 - Rehabilitation of 14 units
 - Mentally and physically disabled
 - \$227,000 grant
 - Rehab work completed in 2017





Projects

- **New Beginnings, Bluegrass Inc.**
 - Rehabilitation of existing building to create 4 units
 - Households with severe mental illness
 - \$88,018 Grant
 - Development completed in 2017
- **Lexington Urban League**
 - Chestnut Street and Eastern Avenue
 - Acquisition and rehabilitation of 2 duplexes
 - Households at or below 80% of area median income
 - \$356,525 Loan
 - Development completed in 2017





Projects

- **Arlington Lofts**
 - 1001 and 1021 North Limestone Street
 - New construction of 81 units
 - Households at or below 60% of area median income
 - \$700,000 Loan and \$500,000 forgivable loan
 - Development completed in 2021
- **North Limestone Community Development Corp**
 - York Street
 - New Construction of 5 units for homeownership
 - Households at or below 80% of area median income
 - \$250,000 loan and \$140,260 grant
 - Development completed in 2017





Projects

■ Two Way Prayer, LLC/Now owned by ■ Grand Properties, LLC

- Charles Avenue and Whitney Avenue
- Acquisition/Rehabilitation of 2 units
- Families at or below 80% of area median income
- \$60,000 grant
- Development completed in 2017

■ Community Initiatives ■ LLC/Community Action

- Anderson Street, Greenwood Avenue, Corral Street, Carlisle Avenue
- Acquisition/Rehabilitation of 4 units
- Households who were formerly homeless
- \$102,000 loan and \$10,600 grant
- Development completed in 2017
- Anderson Street, Greenwood Avenue and Corral Street currently owned by Community Action Council in addition to 7 other properties
- Carlisle Avenue home now owned by Grand Properties, LLC





Projects

- Saddle Run Apartments
(formerly Downing Place)
 - Spangler Avenue
 - Acquisition/Rehabilitation of 155 Units
 - Households at or below 60% of area median income
 - \$300,000 loan and \$300,000 grant
 - Development completed in 2018
- Victory Point
 - Opportunity Way and Leestown Road
 - New Construction/Rehabilitation 50 Units
 - Veterans and their families (60% and below area median income)
 - \$330,000 pre-development loan; \$100,000 deferred loan
 - Development completed in 2020





Projects

- Ash Street Development
 - 458 Ash Street
 - New construction of duplex for households at or below 80% of area median income
 - \$157,045 repayable loan
 - Development completed in 2018
- Hope Center Permanent Housing
 - Loudon Avenue
 - New Construction of 48 units for those recovering from addiction
 - \$400,000 deferred loan
 - Development completed in 2019





Projects

- **Derby Pointe Apartments**
 - 1218 Winburn Drive
 - Rehabilitation of 73 units
 - Households at or below 80% of area median income
 - \$175,000 interest only loan (loan was repaid at sale)
 - \$275,000 Deferred/Forgivable Loan to new owners
 - Rehab work completed in 2021
- **Whitney Woods Apartments**
 - 700 Whitney Woods Place
 - Rehabilitation of 40 units
 - Households at or below 60% of area median income
 - \$400,000 deferred loan and \$54,710 pre-development loan
 - Rehab work completed in 2019





Projects

- Meadowthorpe Landing
 - Antique Way
 - New Construction of 71 units
 - Elderly at 60% and below area median income
 - \$1,212,671 amortizing loan (all has been repaid)
 - Development completed in 2019
- Emerson Center Apartments
 - Garden Springs Drive
 - Elevator modernization
 - Low income elderly; 178 units
 - \$250,000 amortizing loan
 - Rehab work completed in 2018





Projects

- Fayette County Local Development Corporation
 - 466-468 Ash Street
 - New construction of 4 units for families at or below 80% of area median income
 - \$83,248 forgivable loan
 - Development completed in 2019
- Independence Homes (Bob Brown House)
 - 507 Rogers Road
 - New construction of 24 units for physically and mentally handicapped
 - Households at or below 60% of area median income (most at 30% and below)
 - \$425,000 deferred loan
 - Development completed in 2021





Projects

- Arbor Youth Services
 - 1807 Dalton Court
 - Rehabilitation of home-to-house 6 youth (ages 18-24) at or below 50% of the area median income
 - \$250,000 grant
 - Rehab work completed in 2019
- Ballard Apartments—Lexington Housing Authority
 - 650 Tower Plaza
 - Rehabilitation of 134 units for low-income elderly at or below 60% of area median income
 - \$300,000 interest-only loan
 - Development completed in 2021





Projects

- Cambridge Apartments
 - 1980, 1988, 1992, 2000, 2008 and 2016 Cambridge Drive
 - Rehabilitation of 70 units for households at or below 80% of area median income
 - \$200,000 forgivable loan and \$200,000 amortizing loan
 - Rehab work completed in 2020
- Westminster Apartments
 - 1510 Versailles Road
 - Rehabilitation of 132 units for households at or below 60% of area median income
 - \$200,000 deferred loan and \$200,000 amortizing loan
 - Rehab work completed in 2020





Projects

- Lexington Habitat for Humanity
 - Rehab of 748 Florida and 764 Maple; new construction at 612 Breckinridge, 131 Betty Hope Lane and 697 Georgetown Street
 - Households at or below 50% of area median income
 - \$96,200 grant
 - Single family homes and Maple Street property completed in 2020. Florida Street house completed in 2022.
- Grand Properties, LLC
 - 405 Lenny Drive
 - Rehabilitation of 4 units
 - 2 units for households at or below 80% of area median income and 2 units for households at or below 50% of area median income
 - \$51,306 forgivable loan
 - Rehab work completed in 2019





Projects

■ Chimera Properties

- 2925 and 2949 Winter Garden and 2833 and 2844 Snow Road
- Rehabilitation of 20 units for households at or below 80% of area median income
- \$84,700 amortizing loan and \$21,175 deferred loan
- Rehab work completed in 2021

■ Oasis at Kearney Creek

- Meadowsweet Lane
- New construction of 96 units for elderly households whose income is at or below 60% of area median income
- \$394,295 deferred loan
- Development completed in 2021





Projects

- Lexington Opportunity Partners
 - Various East End addresses
 - Reconstruction of 6 units for households at or below 80% of area median income and 5 units for households at or below 60% of area median income
 - \$163,668 deferred loan and \$163,668 amortizing loan
 - Development completed in 2022
- Fayette County Local Development Corporation
 - 756 Florence Avenue
 - New Construction of two duplexes (4 units) for households at or below 80% of area median income
 - \$100,000 amortizing loan and \$100,000 deferred/forgivable loan
 - Development ongoing





Projects

- AU Associates
 - Polo Club Senior Apartments
 - 6411 Polo Club Lane
 - New construction of 24 units for seniors at or below 60% of area median income
 - \$676,591 deferred loan
 - Development completed in 2023
- AVOL and Winterwood
 - Stonewall Terrace
 - 1812 Versailles Road
 - New construction of 24 units of permanent supportive housing for households with medical vulnerabilities and income at or below 60% of area median income
 - \$500,000 deferred loan
 - Development completed in 2022





Projects

■ LDG Development

- Alcove at Russell
- 1975 Russell Cave Road
- New construction of 202 units for households at or below 60% of area median income
- \$625,000 amortizing loan and \$625,000 deferred loan
- Development completed in 2023

■ Rahsaan Berry

- Single family home at 745 Chiles Avenue
- Rehabilitation of single family homes for households at or below 80% of area median income
- \$25,000 deferred/forgivable loan
- Development completed in 2024





Projects

- Bluegrass Living Properties, LLC/Now owned by DMS Holdings, LLC
 - 734 North Broadway
 - Rehab of 5 units for households at or below 80% of area median income
 - \$50,000 deferred/forgivable loan
 - Completed in 2022
- Chimera Properties
 - 2916, 2920, 2924 and 2928 Winter Garden
 - Acquisition and rehab of 16 units for households at or below 80% of area median income
 - \$75,000 amortizing loan and \$75,000 deferred/forgivable loan
 - Rehab completed in 2022





Projects

- Lexington Housing for the Handicapped
 - 3057 North Cleveland Road
 - Acquisition and rehab of 16 units for households with mental/physical disabilities
 - \$358,750 grant
 - Development completed in 2023
- KBJ Construction Management
 - 458 Price Road
 - Rehab of a single-family home for households at or below 80% of the area median income
 - \$20,000 deferred/forgivable loan
 - Development completed in 2021





Projects

- Winterwood Development
 - 330 Newtown Pike
 - New construction of 208 units for households at or below 60% of area median income
 - \$450,000 amortizing loan, \$450,000 deferred loan and \$600,000 construction/bridge loan
 - Development completed in 2024
- Mansemar Development (Georgia)
 - Christian Towers Apartments
 - 1511 Versailles Road
 - Rehab of 92 units and new construction of 40 units for elderly and 18+ mobility impaired at 60% or below area median income
 - \$250,000 amortizing loan and \$250,000 deferred loan
 - Development completed in 2024





Projects

- AU Associates
 - Kearney Ridge Apartments
 - 2559 Kearney Ridge Blvd.
 - New construction of 252 units for households at or below 60% of area median income
 - \$800,000 amortizing loan and \$800,000 deferred loan
 - Development completed in 2024
- Fair Oaks Apartments
 - 1285 Centre Parkway
 - Rehab of 40 units for households at or below 80% of area median income
 - \$700,000 deferred/forgivable loan
 - Rehab work completed in 2023





Projects

■ Joshua Holdings

- Rehab of single-family home at 558 Elm Tree Lane into a duplex for households at or below 80% of area median income
- \$50,000 deferred forgivable loan
- Rehab work ongoing

• Martha Court

- Rehab of stairwells and walkways for 73 units serving households at or below 80% of area median income
- \$400,000 amortizing loan and \$50,000 forgivable loan
- Rehab work completed in 2022

■ The Baxter Apartments





Projects

- Nest A-Lexington
 - Rehab of former hotel at 917 Georgetown Road
 - 29 units for households at or below 80% of area median income
 - \$75,000 forgivable loan and \$75,000 amortizing loan
 - Construction completed in 2022
- AU Associates
 - Richwood Bend Apartments
 - 100 Codell Drive
 - Construction of 83 multifamily units for households at or below 60% of area median income
 - State and Local Fiscal Recovery Funds
 - \$3,500,000 repayable loan and \$1,325,000 deferred loan
 - Development completed in 2024





Projects

- Lexington Habitat for Humanity
 - Construction of five single-family homes on Perry Street for households at or below 50% of the area median income
 - \$100,000 grant
 - Completed in 2023
- KBJ Management (Keith Jones)
 - Construction of duplex at 775 North Upper Street for households at or below 80% of area median income
 - \$40,000 deferred forgivable loan
 - Development completed in 2024





Projects

- Main Street Baptist Manor Apartments
 - 428 Darby Creek Road
 - Rehabilitation of 63 multifamily units for elderly whose incomes are at or below 50% of area median income
 - \$1,413,350 grant and \$344,000 repayable loan
 - State and Local Fiscal Recovery Funds
 - Rehab work completed in 2023
- Fayette County Local Development Corporation
 - Elm Tree Lane Apartments
 - 302 Gunn Street
 - Rehabilitation of 17 multifamily units for elderly at or below 60% of area median income
 - \$1,686,000 forgivable loan
 - State and Local Fiscal Recovery Funds
 - Rehab work completed in 2024





Projects

- Lexington Housing Authority
 - 572 Pemberton Street
 - New construction of 5 townhomes for households referred by Continuum of Care---permanent supportive housing
 - \$516,452 forgivable loan
 - State and Local Fiscal Recovery Funds
 - Construction Completed in 2024
- 1665 Maywick View LLC
 - 1657 and 1665 Maywick View Lane
 - Rehabilitation of 16 units for households at or below 80% of area median income
 - \$745,000 forgivable loan; \$90,000 repayable loan from Neighborhood Investment Funds
 - Completed in 2023





Projects

- **Ashland Terrace**
 - 475 S. Ashland Avenue
 - Rehabilitation of 7 units for seniors in assisted living
 - \$310,000 grant
 - Development completed in 2024
- **Beargrass Development**
 - Oakdale Apartments
 - Construction of 144 multifamily units at 1201 Greendale Road for households at or below 60% of area median income
 - \$600,000 deferred loan and \$1,100,000 amortizing loan
 - \$800,000 deferred loan from State and Local Fiscal Recovery Funds
 - Under construction/Some units occupied





Projects

- AU Associates
 - Davis Park Station
 - Construction of 73 multifamily units on DeRoode Street. The development includes Workforce Training components.
 - Households at or below 60% of area median income, with 5 of the units reserved for households at or below 30%
 - \$2,900,000 deferred loan and \$1,300,000 amortizing loan. State and Local Fiscal Recovery Funds
 - Under construction
- New Beginnings, Bluegrass, Inc.
 - Acquisition and Rehabilitation of 24 units at 1662, 1666, and 1670 Alexandria Drive
 - Households with Severe Mental Illness, are homeless or at risk of homelessness whose incomes are at or below 50% of area median income
 - Permanent Supportive Housing
 - \$700,000 forgivable loan and \$180,000 amortizing loan. State and Local Fiscal Recovery Funds
 - Property has been acquired, and rehab work is ongoing





Projects

■ Glick Development Company

- Briarwood Apartments
- Rehabilitation of 204 units located at 1349 Centre Parkway
- State and Local Fiscal Recovery Funds
- Seniors 55 and over. Project-based Rentals.
- \$500,000 deferred loan.
- Rehab work is ongoing

■ Qureshi Development Group

- Acquisition and adaptive re-use of the former church located at 530 North Martin Luther King Blvd
- Twenty (20) units for households at or below 50% of area median income
- Some units will be permanent supportive housing
- \$500,000 forgivable loan, \$500,000 repayable loan, \$314,487 in Neighborhood Investment Funds
- Property has been acquired, and rehab work is ongoing





Projects

- **AU Associates**
 - Wellington Park Apartments
 - \$2,113,020 for the construction of 45 fully accessible units for seniors ages 55 and over
 - \$1,661,988 repayable loan, \$38,012 deferred loan, and \$413,020 land acquisition loan that has been repaid
 - Households at or below 50% of area median income
 - State and Local Fiscal Recovery Funds (\$1,661,988)
 - Under construction
- **Winterwood Development**
 - The Flats at Woodland
 - Construction of 38 multifamily units for seniors ages 55 and over at 530 High Street—Woodland Christian Church
 - Households at or below 60% of area median income
 - State and Local Fiscal Recovery Funds
 - \$3,000,000 repayable loan, \$200,000 deferred loan, \$1,000,000 repayable bridge loan
 - Will close in November 2024





Projects

- O.C. Property Company LLC
 - Acquisition of a 4-plex located at 4004 Expo Court for households whose incomes are at or below 80% of area median income.
 - Rents charged must be affordable for households at or below 50% of area median income
 - \$125,000 repayable loan and \$75,000 forgivable loan
 - Units placed in service in 2024
- 40 Acres and the Mule LLC
 - Acquisition of a 4-plex located at 2817 Snow Road for households whose incomes are at or below 80% of area median income.
 - Rents charged must be affordable for households at or below 50% of area median income
 - \$200,000 repayable loan and \$50,000 forgivable loan
 - Units placed in service in 2024





Projects

■ Powerful Properties

- New construction of a single-family home to be leased to a household with income at or below 80% of area median income.
- Rents charged must be affordable for households at or below 60% of area median income
- \$150,000 repayable loan and \$15,000 forgivable loan
- Under construction

■ Lexington Habitat for Humanity

- New construction of 7 single family homes to households whose incomes are at or below 60% of area median income.
- Homes will be located on Florence Avenue, Harrison Trace, Chiles Avenue, East 7th Street and Maple Avenue
- \$280,000 grant
- Under construction



JUVENILE TREATMENT COURT

KIVVI FIGGS, PROGRAM COORDINATOR
JUDGE MELISSA MOORE MURPHY
JUDGE LINDSAY HUGHES THURSTON



Making Sure Our Kids Thrive

JTC: MISSION STATEMENT



The mission of Juvenile Treatment Court is to protect public safety and reduce the recidivism rate of juvenile offenders by increasing their overall wellness. Using an integrated approach involving court supervision, mental health treatment and services, education and personal accountability, the Juvenile Treatment Court seeks positive and long-lasting life changes.

JTC: MECHANICS OF OPERATION



Partnerships Make our Dream Work!

- ❖ October 2021: Agreement with Administrative Office of Courts, Fiscal Agent
- ❖ November 2021: Agreement with Fayette County Public Schools, Hiring Entity for Program Coordinator
- ❖ Present: Lexington Fayette Urban County Government, Granting Entity



JTC: MECHANICS OF OPERATION

What does Court look like?

JTC accepts referrals from:

- ❖ Court Designated Worker
- ❖ Family Court
- ❖ Juvenile Court

JTC implements a 4-phased approach. Each phase includes, but is not limited to, monitoring of:

- ❖ Individual Participant Plan (“IPP”)
- ❖ No new charges
- ❖ Random drug screening
- ❖ Mental Health Services
- ❖ Family and Educational Supports



JTC: WHERE ARE WE NOW?

Our first court date: March 11, 2022

Total Referrals:	70
Total Accepted:	39
Total Graduates:	11 (7 High school graduates)
Current Participants:	10
✓ 10 youth receiving mental health services	
✓ 1 High school graduate	
✓ Youth participating in Leadership Academy at Woodhill	
✓ Youth participating in DBT (Dialectical Behavior Therapy)	



JTC: WHERE ARE WE NOW?

MENTAL HEALTH SERVICE PARTNERS:

Andrews Counseling

New Vista

Champions Therapy Center

Sun Behavioral Health

Counseling Associates

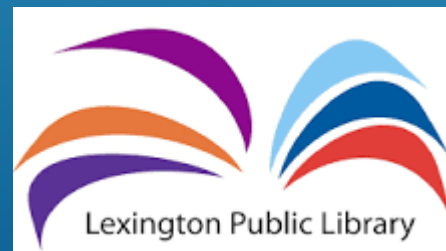
Trauma Informed Counseling
Center

New Life Counseling Services, LLC

Eastern Kentucky University



LEXINGTON



JTC: WHERE ARE WE NOW?



Additional Positive Social Activities/Engagement:

- ✓ Sessions with One Lexington & The Voyage Movement
- ✓ 4-week session for females with Cue the Confetti
- ✓ Vape session presentation by LFUCG Health Department
- ✓ Dual Credit Informational Session by FCPS and BCTC
- ✓ It Takes a Village with Devine Carama
- ✓ Drug education with Panacea
- ✓ Lexington Public Library informational sessions
- ✓ Seeking Safety Program presented by New Vista
- ✓ Spy Coast Farm Luncheon supported by CHI Saint Joseph Health
- ✓ Youth involvement with OMAC
- ✓ Collaboration with ECU Psychology Clinic
- ✓ Collaboration with Woodhill Center for Leadership Academy



YOU MATTER KY!

Members:

John Landon, Esq. - Chair

John Hayne, 1st Assistant, Fayette County Attorney's Office - Treasurer

Jessica Dreux, Department of Juvenile Justice - Secretary

Judge Lindsay Hughes Thurston, Fayette District Court

Judge Melissa Moore Murphy, Fayette District Court

Diana Queen, Kentucky Center for Restorative Justice

Matthew Crutcher, LFUCG, DYS - Juvenile Probation

Connie Milligan, LCSW, Spectrum Transformation

Carlos Ross, Managing Attorney, LFUCG

Judge Traci Brislin, Fayette Circuit Family Court

Kelli Parmley, Lexington Public Library

Shericka Smith, Fayette County Public Schools

Darcy Miller, New Vista

Kelly Gunning, NAMI

JTC PRIDE!



JTC PRIDE!



JTC PRIDE!





Jaden S.

In own words:





LEXINGTON
HERALD LEADER

How an alternative court model helps at-risk youth and their parents in Fayette County

BY TAYLOR SIX
UPDATED OCTOBER 13, 2024 2:16 PM



New Fayette County Juvenile Treatment Court focusing on mental health for youth



WKYT News at 10:00 PM

By [Amber Philpott](#)

► Educating our community about our work and your investment in Fayette County's kids!



Questions?

Thank You!

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Kivvi.Figgs@fayette.kyschools.us



Fayette District Court Judges Chambers, Fifth Floor
150 N. Limestone
Lexington, KY 40507
859-246-2247

THE HOPE CENTER

Jeff Crook, CEO of The Hope Center

Social Services and Public Safety Committee

November 12, 2024









ITEMS REFERRED TO COMMITTEE

Social Services and Public Safety

Referral Item	Current Sponsor	Date Referred	Last Presentation	Status	Legistar File ID
1 Expand the Adult Mental Health Court with an Aftercare Program	T. Fogle	July 9, 2020	May 14, 2024		0534-24
2 Crime Reduction Technology	W. Baxter	September 21, 2021	May 2, 2023		1065-22
3 Assessment and Enforcement of Noise Ordinance	H. LeGris	July 5, 2022	August 22, 2023		0840-23
4 Review of Golf Cart Policies	L. Sheehan	October 11, 2022			
5 Eviction Diversion & Right to Counsel - Tenants' Bill of Rights	D. Wu	January 24, 2023	July 2, 2024		0702-24
6 Comprehensive Review of Code Enforcement (looking at ordinances, data, complaints, enforcement, technology, etc.)	D. Gray	June 29, 2023		February 2025	
7 Coordinated Victim Response Plan	L. Sheehan	May 2, 2023			
8 Domestic & Sexual Violence Prevention Coalition	J. Reynolds	February 27, 2024	March 5, 2024		0239-24
9 Improvement of Fire Department Recruitment	B. Monarrez	July 9, 2024			
10 Villages Model Initiatives for Lexington	S. Lynch	August 20, 2024	October 8, 2024		1008-24
11 Youth Council	D. Gray	August 20, 2024			
12 Hope Center Expansion Project Update	T. Fogle	September 12, 2024		November 12, 2024	1139-24
13 Review potential creation of an encampment coordinator and additional outreach workers for OHPI	J. Reynolds	September 17, 2024			
14 Review of Fayette County Sheriff's Office	D. Gray	October 8, 2024			
Annual/Periodic Updates					
15 Substance Abuse Intervention Update	J. Reynolds	January 12, 2022	May 14, 2024		0532-24
16 Office of Homelessness Prevention and Intervention Annual Report	J. Reynolds	June 7, 2022	September 17, 2024		0901-22
17 Annual NAMI - Fayette Mental Health Court Update	D. Gray	February 20, 2018	September 17, 2024		0360-22
18 Annual LFUCG Affordable Housing Fund, Initiatives and Projects Update	D. Gray	August 10, 2021	November 14, 2023	November 12, 2024	1026-21
19 Annual Juvenile Treatment Court Update	D. Gray	July 9, 2020	October 10, 2023	November 12, 2024	1164-21
20 Annual Update on Recruitment, Retirement, and Retention for Department of Public Safety	D. Seigny	September 22, 2020	July 2, 2024		0450-21
21 Annual Update on Community Paramedicine Program	J. Reynolds	July 6, 2021	March 5, 2024		0300-23
22 Annual Review of Code Enforcement	J. Reynolds	October 8, 2019	June 13, 2023		0814-22
23 ONE Lexington Programs Update	J. Reynolds	September 25, 2020	November 28, 2023 (Work Session)		0080-23
24 Emergency Financial Assistance program: monitor funding to determine community needs as other funding sources diminish	S. Lynch	May 30, 2023	January 23, 2024		

Subcommittees

Updated 10.08.24, KJT