

March 18, 2025 Johnson County Housing Coalition Meeting Agenda

1:30 p.m. – 2:45 p.m. - Clark Pleasant Branch of Public Library, 350 Clearwater Blvd,
Whiteland, IN 46184

Join Zoom Meeting

<https://us02web.zoom.us/j/84531262859?pwd=ttsXEhaoPnnKDFJJfflKnxag6cSsgZ.1>

The Johnson County Housing Coalition exists to support attainable housing in Johnson County through education, policy change, and increased diversity of inventory. We envision a Johnson County where housing is aligned with all income levels and needs so everyone has a safe place to live.

1. Introductions
2. Stability First, Field Trip, Robin Wonnell has offered, any interest
3. Board Report
 - a. Update from HeavenEarth Spaces
 - b. Meetings, Lydia Wales, Jordyn of Morgan County Schools
 - c. Potential Property Search
 - d. FHCCI Trainings TBD
 - e. Canned Responses to FAQ
 - f. February [Meeting Minutes](#) & [Meeting Recording](#)
4. Policy Committee Discussion, [Betsy](#)
Update on Health Code
Landlord & Management Meet n Greets Update, Potential Quarterly Meetings
5. Community & Elected Officials Education & Awareness – [Kathleen & Jody](#)
6. Committee Goal Setting
7. Group Announcements/Training Events
 - a. Upstream's Legislative Lunch & Learns, March 20 - Legislative Power Hour Virtual Lunch & Learn - Join Upstream and Sarah from the Marion County Commission on Youth for a 2024 Session Wrap Up to hear what bills made it through and are headed to the Governor (or were already signed)!
 - b. [Bills Related to Housing Introduced in Indiana](#), [All State Proposed Bills](#)
 - c. Fair Housing Webinars

April 9 - [FHCCI's 13th Annual Fair Housing Conference](#), Interested in attending, contact Amanda Ott

April 30 [Indianapolis Faith and Housing Summit: Congregational Support for Housing Affordable to Everyone](#) Interested in attending, contact Amanda Ott
 - d. Upcoming Meetings – third Tuesday at 1:30 at Clark Pleasant Branch JCPL/Zoom/JCPL Services Center
 - a. April 15, May 20, June 17, July 15, Aug 19, Sept 16, Oct 21, Nov 18, Dec committee meetings
 - b. June and September meetings will be held at the **LIBRARY SERVICES CENTER** [View Photo/Map](#) 49 E. Monroe Street, Franklin, IN 46131

Resource links:

[Data](#)

[Rentership 1 pager](#)

[Home Ownership 1 pager](#)

[Suggestions/Solutions 1 pager](#)

Committee Notes/Suggestions:

Overarching Coalition Goal:

Do all of our committee goals create trust & collaboration?

Trusted Research/Landing Spot for Johnson County (Community, Workforce, Elected Officials, Nonprofits)

Collaboration - Help JoCo nonprofits, community, workforce, elected officials make connections and work together with one another

Community and Elected Officials Awareness:

September 2023

Set Branding, One Page Letter, Chat with Daily Journal (completed Jody)

make some calls to the county, Greenwood, New Whiteland, and police-community

June 2024

Storytelling Surrounding Success in JoCo associated with Recovery, Homelessness

Education Awareness Surrounding Permanent Supportive Housing, Recovery, and Homelessness

1-2 page quick suggestion for elected officials that educate them on creative developments like [Infill Development Policy/Plans](#) (Eric mentioned Andrea will help us dissect- also chat with Franklin Dev Corp as they have been doing this, but not as organized as Andrea will suggest) & Data for the county

Now What:

Identify experiences that need to be shared, reach out, begin process of gathering story for socials and speaking opportunities: young adult trying to find starter home, Recovery

story, Just how much do you need to rent that first month, recovery task form story of moving away bc nothing affordable (suggestions)

One page on data/lived experience home ownership from 2023-2024, median home, media income, necessary income for median home, available inventory rental/homeownership, etc

One-page suggestions: Infill development, eviction prevention program, or other suggestions?

One-page renter information

Finance:

September 2023

Confirm and pass a budget (completed HoCoJoCo), JCCF matching grant (completed by Ross) Bank discussion chat TBD, chat with IHEDA July 2 (completed by the board)

June 2024

Chats with some local churches

Write current program associated with Heavenearth Spaces

Create a grant template - Write grants for budget, MIBOR grant and Bank Grants

Set up plan/timeline for IHEDA eligibility certification for FUNDS

Eviction Prevention Program

Now What:

Write current program that Heavenearth Spaces already provided

Write a grant template

Begin HOME training

Eviction Prevention Program

Policy:

September 2023

Housing Code, Landlord Registry

June 2024

Landlord Database with Programming for Landlord, Tenants, and Nonprofits (* by those willing to work with tenants on deposits, etc)

Enforcement Mechanism for JoCo Housing Health Code

Advocate for Smaller Homes around 1,000-1,500 sq ft

Now What:

What does Landlord Database look like? Start work

How do we support Health Code?

Inventory:

September 2023

Searchable File of Inventory

June 2024

Inventory Dashboard ([Example of Housing Dashboard](#))

Develop relationships with potential attainable housing developers , Corey Stark

Now What:

Do we use our own inventory database or work to use IHEDA's or both...if we use our own, how do we make it public and searchable and up to date?

2024-2026

[Infill Development Policy/Plans](#)

HOME Program Training

Attainable Rental Housing

Community Land trusts and housing trusts and or banks

Scattered Sites - [What are scattered sites?](#)

2027-2044

Permanent Supportive Housing

Homelessness Prevention

Recovery Housing

Mission: JoCoHoCo exists to support attainable housing in Johnson County through education, policy change, and increased diversity of inventory.

Vision: Johnson County housing is aligned with all income levels and needs so everyone has a safe place to live.



Monthly Resources Found (Thanks, Steve & IHCD):

1. National [Low Income Housing Coalition Report 2024](#)
2. Residential Real Estate Info can be found at [Data.IndianaRealtors.com](https://www.data.indianarealtors.com). This is statewide current data that can be broken down by county and shows current trends in activity. Anyone can access this data. It does not break the info down any further than the county. I can dig deeper into townships and subdivisions and by price if you need deeper info let me know.
3. Apartment info can be found at CBRE Indiana website: <https://online.fliphtml5.com/wzxep/xwqt/> 2023 Indiana Market Report
4. [Indiana Housing Now](#)
5. [Indiana Housing Dashboard](#)
6. [IHCD RED Notices](#) – sign up to receive IHCD updates
7. [IHCD HOME Program](#)
8. [Building HOME Online Training](#)
9. [Englewood CDC](#) (a faith based housing non-profit organization) (attached is their grand opening invite)
 - a. Joe Bowling
Executive Director
Englewood Community Development Corporation
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57 N. Rural Street
Indianapolis, IN 46201
10. Downloadable scans from Steve [Articles from Steve](#)
11. 2023-2024 [MIBOR Presentation](#)