



SLAVIC  
VILLAGE

RECOVERY

Yesterday. Today. Tomorrow

Yesterday. Today. Tomorrow

RECOVERY

Presentation for REVITALIZING  
OHIO'S VACANT PROPERTIES  
CONFERENCE, OCTOBER 22<sup>ND</sup>, 2013

# Getting Started



## ● Conceptual meeting, January 2012

## ● Attendees

- RIK Enterprises
- SafeGuard Properties
- Forest City Enterprises
- Cleveland Neighborhood Progress
- Slavic Village Development
- City of Cleveland
  - Dept of Comm. Dev.
  - Building & Housing
- Cuyahoga County Landbank
- Neighborhood Housing Services

# Market Recognition

- Everyone recognized and acknowledged that the neighborhood has challenges
- Equally, everyone recognized that the neighborhood has great assets that were under-leveraged, allowing for growth

# Initial Inquiries

- ① How can these partners use their unique skillsets and resources to transform those challenges into opportunities?
- ① How do we continue to do rehabilitation in urban markets in a “post-NSP world?”
- ① Can we build a model that addresses the ***verified, real-time market conditions*** with the tools, expertise, and resources of the SVR partners?

# Market Study - Broad

- ◎ What are the broader, neighborhood-wide market conditions?
  - Population
  - Income
  - Vacancy Rates
  - Transfer rates and quantities(comps)
  - Foreclosure rates and types

# Market Study - Focused




- ◎ What are the *parcel-level* indicators we need to understand:
  - Ownership and encumbrances
  - Code enforcement status
  - Foreclosure history
  - Lot status
  - Structural characteristics

# Implementation

Area Map

  
Recover Area Pilot - 2000 to 2010 pop changes.pdf


Data and Maps


  
SVRP Area v2.pdf

Bank Sheets

  
Bank of America.pdf

  
Slavic Village Recovery Area Pilot, Data and Tables.pdf

  
SVR acquisition flowchart.pdf

  
Wells Fargo.pdf

  
Recovery Area Pilot - FC Activity (noth).pdf

  
SVR Data June 2013.pdf

  
Fannie Mae.pdf

# Solutions Through Partnership



Cleveland  
Neighborhood  
Progress



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