



South Bend Common Council

227 W, Jefferson Blvd. Room 441 - County-City Building, South Bend, IN 46601

The Collective Power of Engagement & Intentionally Collaboration

July 29, 2019

SAMPLE PARTNERSHIP OUTLINE

Use this to outline/summarize the concept of your proposal

1. A description of proposed plan and how it relates to the Common Council/City's basic purpose and mission:

The Swella's Ville mission is: standing in our P.O.W.E.R (Purposeful Opportunities Working Economic Revitalization), establishing an wholistic economic infrastructure for the community to heal and thrive, and to improve perceptions of the neighborhood across the city.

This related to the Common Council/City's basic purpose and mission in the following ways:

- Our current focus is continuing Phase 1 & 2:
 1. Hosting the Lincoln Way West Corridor Beautification Project—Creating a movement that encourages neighbors to get involved in civic engagement and care of the neighborhood.
 2. Purchasing and providing more quality rentals in the LWW Corridor neighborhoods—Setting a new standard for the neighborhood and establishing resources for a thriving community, including: homeowner's association, landlord/tenant referral registry, tool rental program, drug free zone, safety, and promotion of community volunteerism. Championing an Olive, Elmer and Huey street repaving project, including sidewalk, curbs, and lighting.
We will also work to develop Phases 3, 4 & 5
 3. Establishing neighborhood meetings/parties/newsletters; Developing and putting into place all 4 universities (Tenant University, Landlord University, Business University, and Kids Play, a youth enrichment program)- to build oneness, community, and partnerships.
 4. Developing and selling new construction homes to improve the residential infrastructure-Ensuring mixed income community (Build 10-20 New homes for high income families/individuals; 10-20 New homes for medium income families/individuals; 10-20 New homes for lower income families/individuals); Develop "The Village": coffee shop, ice cream parlor, salon, rooftop gathering space, and pocket park. These businesses

will involve youth in employment opportunities and give them paths to career growth.
5. Acquiring and redeveloping commercial infrastructure/community spaces-Creating neighborhood pride and sense of place. (Including retail: bank; car wash; pharmacy; grocery store; entertainment; streetscape)

2. Why this plan is needed:

We want to bring back a sense of pride of place and neighborhood ownership to the residents of the Lincoln Way West Corridor. What was once a thriving community has deteriorated with time, and our work is meant to instill a new generation with the values of caring for their neighborhood, along with doing the development work that will bring resources and opportunities to our neighborhood. We want to create a legacy of community sustainability for generations to come.

3. The human and financial resources needed to implement the plan (in detail):

Human: Input from a senior City Planner; connections with any architects, and developers they can put us in touch with; Interns to help with any research/administrative work we have. Connecting with any programs/resources that correlate with what we're doing.

Financial Resources:

Phase 1: Costs-We spend about 20,000/year total; codes enforcement has donated time and resources in the past

Phase 2: Costs-Subsidies of about \$1mil would be needed for the home purchase/rentals

Phase 3: Costs-\$50-75,000 a year for resources

Phase 4: Costs-Total spend will be \$9mil for 50 homes. Any subsidies for building (\$150,000/home)

Phase 5: Costs-City put the block that we have in mind on the acquisition list; possible commercial investors as well. Demolition and rebuild.

YEAR 1 COSTS: \$1.3 million

YEAR 2 & 3 COSTS: we are still in estimation stages

4. What will this mean to the Common Council/City in opportunities and cost in 1 to three years: Opportunities: To assist the the healing and restoring of a once thriving community, bringing this area to a level that generates income and tax revenue for the city; it will help the city be more appealing to other executive-level African Americans looking to relocate to the community.

5. An alternative plan/other options:

Alternative plans/options would be to collaborate with other groups doing similar work.