

CHCURC: Working for College Hill

The College Hill Community Urban Redevelopment Corporation (CHCURC) is an active and effective advocate for economic and physical revitalization to enhance College Hill. We had a hugely successful year in 2009, during which CHCURC:

- **completed the Directional Signage Project**, with the installation of new College Hill signs;
- **concluded the Façade Improvement Program** which created approximately \$400,000 in renovations in the business district;
- scheduled **installation of the south Gateway** (at Hamilton and Llanfair), which, along with the new firehouse, enhances the attractiveness and safety of the south end of the business district;
- worked with Integra Realty Resources and **released a new Market Feasibility Study for Linden Park**, where the downturn in the economy has delayed development. The report can be accessed at www.chcurc.com.

Awarded New Grants

In 2009, CHCURC also received significant new grant awards.

- **Mid-Business District Redevelopment**
In April 2009, CHCURC was awarded \$1.5 million (later modified to \$1.3 million) for the purpose of redevelopment of the mid-business district. The 2000 Strategic Urban Design Plan concluded that College Hill's neighborhood business district was too long, and recommended the demolition and redevelopment of the mid-business district with mixed-use in-fill housing, potentially over retail, with community green space. CHCURC will collaborate with the College Hill Forum, the College Hill Business Association, and community residents in developing a strategic plan for the mid-business district.



Gen Kress Parking Lot Expansion

In November 2009, CHCURC learned that it received a \$305,000 grant to acquire 1559 North Bend Road and demolish the building there (which formerly housed Dr. Saba's medical office) to expand the existing parking lot (the Gen Kress lot) behind the buildings of the 5900 block of Hamilton Avenue. The grant also covers an improved entrance and exit to North Bend Road as well as additional lighting and landscaping for the lot.

Taking A New Step

CHCURC is also very excited to have purchased its first property in 2009.



Redevelopment of 6040 Hamilton Avenue

In June 2009, the U.S. Marshals Service auctioned off 6040 Hamilton Avenue, a former car wash. To ensure that the property would be properly redeveloped, CHCURC bid on and eventually acquired the property. After closing on the property in September, CHCURC sought redevelopment proposals from multiple parties. Look for redevelopment of this property in 2010.

Priorities for 2010 and Beyond

As CHCURC enters into 2010, we look to continue our redevelopment efforts in a number of ways, including but not limited to:

- working with the City of Cincinnati to purchase and demolish properties in the business district, and working with developers and the community to determine the best use for the properties, with a particular focus on the mid-business district area;
- working to release a Request for Proposal (RFP) for the Linden Park properties;
- raising private money to purchase property in the business district that can be redeveloped and create sustainable income for CHCURC;
- acquiring and demolishing 1559 North Bend Road to expand the Gen Kress parking lot; and
- finalizing the installation of the North Gateway at the corner of North Bend Road and Hamilton Avenue.



Share in the Investment for Our Future

We realize that these are daunting tasks. In our fundraising efforts for 2009, CHCURC has raised nearly \$18,000 with an additional \$7000 in donations.

We do very much appreciate those who have regularly given, and those who have responded so generously to specific requests and needs.

But to continue the redevelopment of College Hill into one of Cincinnati's finest neighborhoods, we need your help. Please consider making a tax-deductible contribution to CHCURC today.

Thank you!

SUCCESS to Build Upon



Directional Signage Project

CHCURC award: \$30,000

New identity signage that also directs traffic to the business district. Installation completed in May 2009. (A)

Façade Improvement Program

CHCURC award: \$300,000 (and leveraged to \$400,000)

Program concluded in October 2009 with approximately \$400,000 in improvements to 25 storefronts in the business district during 2008–09. (B)

College Hill Gateways

CHCURC award: \$169,000

To design and build two significant business district gateways. The installation of the South Gateway (Hamilton and Llanfair) will be completed in late 2009 with the installation of the North Gateway (Hamilton and North Bend) to follow. (C)

CHCURC is a not-for-profit, 501(c)3 corporation. Your fully tax-deductible donation supports ongoing coordination of project proposals with city departments and neighborhood civic organizations, as well as grant writing and project management costs, toward the goal of economic and physical revitalization.

Your support improves life for all our neighbors and neighboring communities by making College Hill a better, more attractive and desirable place to live, work and shop.

Yearly membership dues are \$10 per individual. Contributions can be made in any amount. College Hill Community Urban Redevelopment Corporation accepts checks made payable to CHCURC and charges to MasterCard/Visa/Discover. Membership/donation form downloadable at our website, chcurc.com

Meetings are open to the public and take place on the first Wednesday of every month at 7 p.m. in the Campus Center of the Llanfair Retirement Community.

SAVE THE DATE

Wednesday, February 3, 2010
for the CHCURC Annual Meeting



**College Hill Community Urban
Redevelopment Corporation (CHCURC)**

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**College Hill Community Urban
Redevelopment Corporation**

(CHCURC) works to make

COLLEGE HILL

a *vibrant, SECURE*

and *desirable*

Cincinnati neighborhood through

economic revitalization and

physical development projects.



BUILDING THE HILL



