



City of Cincinnati

801 Plum Street
Cincinnati, OH 45202

Agenda - Final-revised Healthy Neighborhoods

Chairperson, Jan-Michele Kearney
Vice Chairperson, Victoria Parks
Councilmember Anna Albi
Councilmember Scotty Johnson

Wednesday, October 1, 2025

5:30 PM

Price Hill Recreation Center, 959 Hawthorne
Avenue Cincinnati, Ohio 45205

SPECIAL MEETING

PRESENTATIONS

SPEAKERS

PRICE HILL COMMUNITY COUNCIL'S HIGHLIGHT

Amber Kassem - East Price Hill Community Council President

Ben Klayer - West Price Hill Community Council President

Kimmie Thomas - Lower Price Hill Community Council President

COMMUNITY MATTERS

Mary Delany - Executive Director

SANTA MARIA COMMUNITY SERVICES

H.A. Musser, Jr. - President & CEO

EAST PRICE HILL BUSINESS ALLIANCE + PRICE HILL WILL

Don Johnson - Founder, East Price Hill Business Alliance

Greg Robinson - Executive Director, Price Hill Will

AGENDA

PRESENTATIONS

1. [202501803](#) **PRESENTATION**, submitted by Vice Mayor Jan-Michele Lemon Kearney, regarding the *EAST, WEST & LOWER PRICE HILL COMMUNITY COUNCIL* Highlights.

Sponsors: Kearney
Attachments: [Presentation](#)
2. [202501804](#) **PRESENTATION**, submitted by Vice Mayor Jan-Michele Lemon Kearney, *COMMUNITY MATTERS*, a Partner with Lower Price Hill to Remove Barriers & Make Positive Things Happen in the Community.

Sponsors: Kearney
Attachments: [Presentation](#)
3. [202501805](#) **PRESENTATION**, submitted by Vice Mayor Jan-Michele Lemon Kearney, regarding *SANTA MARIA COMMUNITY SERVICES*, a Service Helping Families Help Themselves Since 1897.

Sponsors: Kearney
Attachments: [Presentation](#)
4. [202501806](#) **PRESENTATION**, submitted by Vice Mayor Jan-Michel Lemon Kearney, regarding *EAST PRICE HILL BUSINESS ALLIANCE & PRICE HILL WILL*.

Sponsors: Kearney
Attachments: [Presentation](#)

ADJOURNMENT

WEST • EAST • LOWER

Price Hill

Ben Klayer • Amber Kassem • Kimmi Thomas

West Price Hill



*The Heartbeat of
The West Side*



Map and Landmass

Located on the western side of Cincinnati, just north of the Ohio River, Price Hill is divided into three neighborhoods: Lower Price Hill, East Price Hill, and West Price Hill.

area: **5.8** sq. miles
(7.3% of City)

Population: 36,271
(11.5% of city)



Community Councils' Agenda

NSP Use: Importance & Equitable Distribution

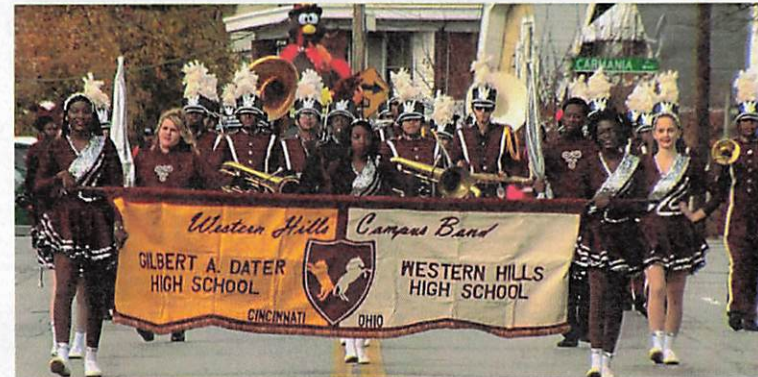
Neighborhood Profile: Housing and Unique Decline

Asks and Actions: Housing, Safety Crime



West Price Hill NSP

- Recreation Center summer camp scholarships
- Beautification projects
- Thanksgiving Day Parade





Lower Price Hill NSP

- Beautification projects
- Community events such as the Appalachian Festival and Community Dinner



East Price Hill NSP

- 3 gateways' maintenance
- Price Hill Picnic
- Website & communications
- Support to library
- Food pantry at school
- School and library staff appreciation



Actions: NSP

01

Bonus NSP funds relative to the square mileage, number of gateways, or population of a neighborhood

Water at Gateways should be managed by The City

area: **5.8** sq. miles
(7.3% of City)

Population: 36,271
(11.5% of city)



Upcoming Events

ephia.org/events

SPONSORED BY THE MT. ECHO PARK ADVISORY COUNCIL

Enjoy a free night of dancing & community connections under the Mt. Echo Park Paraffin!

Free! Mt. Echo Park
October 4, 6-9pm

Featuring live music by Pete Wagner Band and dance performances from The Flying Cloud Academy of Dance, Aaja Nachi Dance Studio, Cincinnati Dance Center, West Side Ballroom, CineHop, & the Price Hill Wellness CAT

For a modest fee or donation:

- Fine cuisine from a mobile canteen
- A limited selection of spirits and soft drinks
- Commemorative tee shirts
- Chances on raffle baskets

Moonlight
AT MT. ECHO

Coming with a group? Reserve your 15-person table with a donation to the Mt. Echo Park Advisory Council

Logos: EPHIA, PARKS, Price Hill WILL, QR code

Rees E. Price
FESTIVAL DE OTOÑO
MÚSICA EN VIVO, COMIDA Y DIVERSIÓN

PULSERAS DE \$10.00
PARA JUEGOS, PINTACARITAS,
CALABAZAS Y MÚSICA EN VIVO!
COMIDA Y BEBIDAS EN VENTA

25 DE OCTUBRE DE 2025
1:00-4:00 P.M.
REES E. PRICE ACADEMY

Logos: EPHIA, BLOC MINISTRIES, QR code

**Rees E. Price Academy
Character Parade**

Join us for a school-wide character parade on October 31 at 1:00 pm! Please cheer on our students as we walk in the community with our literacy themed outfits.

Route:
Lehman Rd.
Considine Ave.

Street parking available on Freddie Dr, Purcell Ave, and Elberon Ave.

Logos: EPHIA, East Price Hill

THE TEN REALMS +

a WIZARDING event

Nov 1st, 2025 | **ARCO**
3301 Price Avenue
Cincinnati, OH 45205

12:00PM
4:00PM

FREE FOR ALL AGES

SORTING HAT AND POTIONS CLASS

FOOD GAMES COSPLAY MOVIE

FREE! RSVP @ ARCOCINCINNATI.ORG | **ARCO**

Image: A wizarding event poster featuring a snow owl, a crystal ball, and a book titled 'Spells'.

Schools

Elementary

Oyler

Early Literacy ★★★★★
Chronic Absenteeism Rate : 60.7%

Rees E. Price

Early Literacy ★★★★★
Chronic Absenteeism Rate : 50.8%

Roberts Academy

Early Literacy ★★★★★
Chronic Absenteeism Rate : 26.1%

Covedale

Early Literacy ★★★★★
Chronic Absenteeism Rate : 43.6%

Carson

Early Literacy ★★★★★
Chronic Absenteeism Rate : 54.3%

Dater Montessori

Early Literacy ★★★★★
Chronic Absenteeism Rate : 17.6%

Holy Family

St. Lawrence

St. Williams

St. Theresa

Idea Charter

Early Literacy ★★★★★
Chronic Absenteeism Rate : 67.4%

Orion

Early Literacy ★★★★★
Chronic Absenteeism Rate : 60.8%

Highschool

Elder

Seton

Western Hills High School

Achievement ★★★★★
Chronic Absenteeism Rate : 77.7%

Dater

Achievement ★★★★★
Chronic Absenteeism Rate : 58.1%

Taft

Achievement ★★★★★
Chronic Absenteeism Rate : 75.8%

Walnut Hills High School

Achievement ★★★★★
Chronic Absenteeism Rate : 14 %

Adult Learning and ESOL

Community Matters

Santa Maria

Library (Purcell)

It appears that increased attendance has some association to academic achievement.

It is known that prioritization of academic achievement decreases likelihood of being a victim or a suspect of violent crime.

Clarify and strengthen truancy intervention workflows to ensure consistent follow-up beyond the social worker stage.

Benchmark other municipalities' approaches to chronic absenteeism and bring proven practices to Price Hill.

Revisit pathways to high-performing schools (e.g., Walnut Hills magnet pipeline) and identify barriers for Price Hill students.

“The way to get started is to quit talking and begin doing.”

Walt Disney

Actions: Education

01

The City to work with CPS to improve attendance through transportation, food insecurity, and map out truancy escalations

02

Provide access to Registered Nurses at schools to students who do not have access to traditional health care.

What CPS has provided and our clinic is insufficient

03

The City create a workforce development program to pay students with high attendance to maintain gateways, parks, etc. in the neighborhoods where they live under the supervision or through apprenticeship of Public Services

FACTS

Census	LPH	EPH	WPH	Price Hill (total)	3 NBHDS PH % of City
# of Census Tracts	1	5	7	13	
Total Price Hill Population	1,070	15,241	19,960	36,271	11.7%
LandMass	.6sq/m	2.75sq/mi	3sq/mi	6sq/mi	7.8%
Total City Population				309,317	
Total City Landmass				77 sq.mi	
Race					
White	438	6,001	11,116		
Black	511	5,528	6,005		
Latino	65	3,028	1,660		
Number of Children Under the age of 18	372	4,110	5,566	10,048	15.3%
Number of Children Under the age of 18 in Cincinnati				65,517	
Income					
Lowest AMI 2010 (household)	15,257	23,703	14,821		
Highest AMI 2010 (household)	15,257	33,100	86,895		
2010 City AMI (household)				33,681	
Below Poverty 2010	169	3,536	4,005		12.3%
2010 Poverty City Wide				62,534	
Lowest AMI 2020 \$ (household)	15,987	23,519	33,285		
Highest AMI 2020 \$ (household)	15,987	34,207	56,652		
AMI \$ (household)	15,987	30,112	44,664		
2020 City AMI (household)				42,663	
Below Poverty 2020	158	3502	4727		13.4%
2020 Poverty City Wide				62,608	
Owner Occupancy					
Owner Occupancy 2010	274	4,644	9,475		11.1%
Owner Occupancy 2020	99	2,471	3,806	-56%	11.8%
City Owner Occupancy 2010				129,223	
City Owner Occupancy 2020				54,016	
				-75,207	-58%

2015 Price Hill Plan

www.ephia.org/guides-plans



Attract new residents

- Increase owner-occupancy
- More families and young adults

\$27,134
median
income in
2010:
27% lower
than in 2000

Do you know
what the 2023
ACS says,
council?

2023 ACS

Residents of Price Hill know why AMI is declining: people with market choice, *leave*.
It's not under employment or loss of jobs. It's loss of people that have higher paying jobs.

It's desirability.

What those with choice choose and what is left behind is a neighborhood of last resort.

Does economic segregation lead to positive outcomes? Who carries the burden? *Neighbors do.*

What policies and operating procedures will City Hall change to correct this course and when?

United States Census Bureau

Income

Advanced Search

51901 Income in the Past 12 Months (in 2023 Inflation-Adjusted Dollars)

2023 ACS 5-Year Estimates Subject Tables

Ohio / Hamilton County, Ohio / Select Census Tract

Within other geographies

Label	Estimate	Margin of Error	Estimate
Total	573	+102	348
1 Census Tract 80: Hamilton County, Ohio	0.0%	+8.2	0.0%
2 Census Tract 81: Hamilton County, Ohio	4.4%	+4.4	0.0%
3 Census Tract 82.01: Hamilton County, Ohio	61.4%	+12.7	72.4%
4 Census Tract 82.02: Hamilton County, Ohio	2.8%	+4.3	4.6%
5 Census Tract 83: Hamilton County, Ohio	0.0%	+6.3	0.0%
6 Census Tract 84: Hamilton County, Ohio	5.1%	+6.2	0.0%
7 Census Tract 85.01: Hamilton County, Ohio	18.0%	+13.0	12.1%
8 Census Tract 85.02: Hamilton County, Ohio	8.4%	+7.6	10.9%
9 Census Tract 86.01: Hamilton County, Ohio	0.0%	+6.3	0.0%
10 Census Tract 86: Hamilton County, Ohio	0.0%	+6.3	0.0%
11 Census Tract 92: Hamilton County, Ohio	27.9%	+1,427	9,226
12 Census Tract 93: Hamilton County, Ohio	42,335	+8,788	N
13 Census Tract 94: Hamilton County, Ohio	0%	0%	0%
14 Census Tract 95: Hamilton County, Ohio	30.0%	0%	0%
15 Census Tract 96: Hamilton County, Ohio	0%	0%	0%
16 Census Tract 97: Hamilton County, Ohio	0%	0%	0%
17 Census Tract 98: Hamilton County, Ohio	0%	0%	0%
18 Census Tract 99.01: Hamilton County, Ohio	0%	0%	0%
19 Census Tract 99.02: Hamilton County, Ohio	0%	0%	0%

<https://www.census.gov/programs-surveys/acs.html>

Actions: Safety

There is too much open-air crime, chaos, and disorder.
Steps need to be taken to improve what has been neglected for way too long.

01

Proactive traffic enforcement. Both East and West Price Hill took formal positions in February 2025 and requested State Highway Patrol and Hamilton County Sheriffs on state routes.

ephia.org/guides-plans

2.23.2025 Traffic Enforcement

02

Reinstate Beat Integrity: Beat 2 officers should remain dedicated to only Price Hill. Not ping-pong from Westwood to Sedamsville to Millvale to Incline to Northside to Covedale.

Our neighborhoods deserve two dedicated Neighborhood Liaison Unit Officers, and they shouldn't always work banker's hours.

03

Assign Community Responders to assist in oversight on Glenway, Warsaw, State, West 8th for proactive reporting and accurate story telling. The same deployment logic that 3CDC has ambassadors funded by the City of Cincinnati.

We would want our ambassadors to have a Price Hill residency requirement.

Actions: Safety, AMI & Workforce Development

People who wander up and down Glenway to Warsaw have a lot of free time on their hands. Put everyone to work now. Don't wanna go to school, go to work.

01

Rehabilitation— we have a lot of folks housed in Price Hill from Indiana, Kentucky, Butler County who have recently come home from jail that need a real second chance.

Create stronger oversight of treatment and transitional housing to ensure these services support — not destabilize — our neighborhood.

Neighbors did not sign up to be social workers and these rental agreements have exploited our community and strained Police and Medic services.

02

Temp Services—

The temp services are reportedly always full with long-term temp workers : this indicates unfulfilled demand.

The city needs to inventory that overflow and build capacity. As long as people are willing to work: put them to work.

People are learning not to go to the temp buildings because there is no opportunity there.

03

GED and Trades Training—

We need people to get busy and supported to have jobs that support a normal lifestyle. Kicking it at the children's park all day isn't healthy for anyone.

Train for trades, pay them to pick up garbage, mandate that the Port hire these folks to cut the grass with the money the city gives out and not pay contractors.

Pay our residents for Private Lot Abatement.

Actions: Residential Housing

Homes are being used as treatment facilities, halfway houses, transitional homes, orphanages, sex-workers shower houses, and asylums displacing families and leaving children homeless.

Also, neighbors never signed up to be social workers, security, or de facto property management.

01

Require that quarterly reporting and is reviewed by voucher issuers, CPD, buildings and inspections, and community to review calls for service from Fire and CPD to identify what nuisance is being generated.

Serious market rate service chargebacks to voucher issuers to be reimbursed to The City for service rendered.

These charges should be charged to property owner and voucher issuer if nuisance is tied to the residence of a voucher holder.

02

Cooling-off period: Once a property is documented as a nuisance under Cincinnati Municipal Code Chapter 761 (Chronic Nuisance Abatement) or Ohio Revised Code §3767 (Nuisance Abatement), and the operator is found to be profiting from transitional housing, group home, or other voucher based system, that property should be barred from re-entering the rental or group housing market for a minimum of five (5) years. This cooling-off period protects neighborhoods from repeat harm and gives residents relief from the cycle of instability.

Slumlord accountability: Create a public registry ("blacklist") of property owners/operators who have been cited for repeated violations under nuisance or housing codes, prohibiting them from receiving city contracts, public funds of any kind including vouchers, or permits for any new housing ventures until compliance is restored.

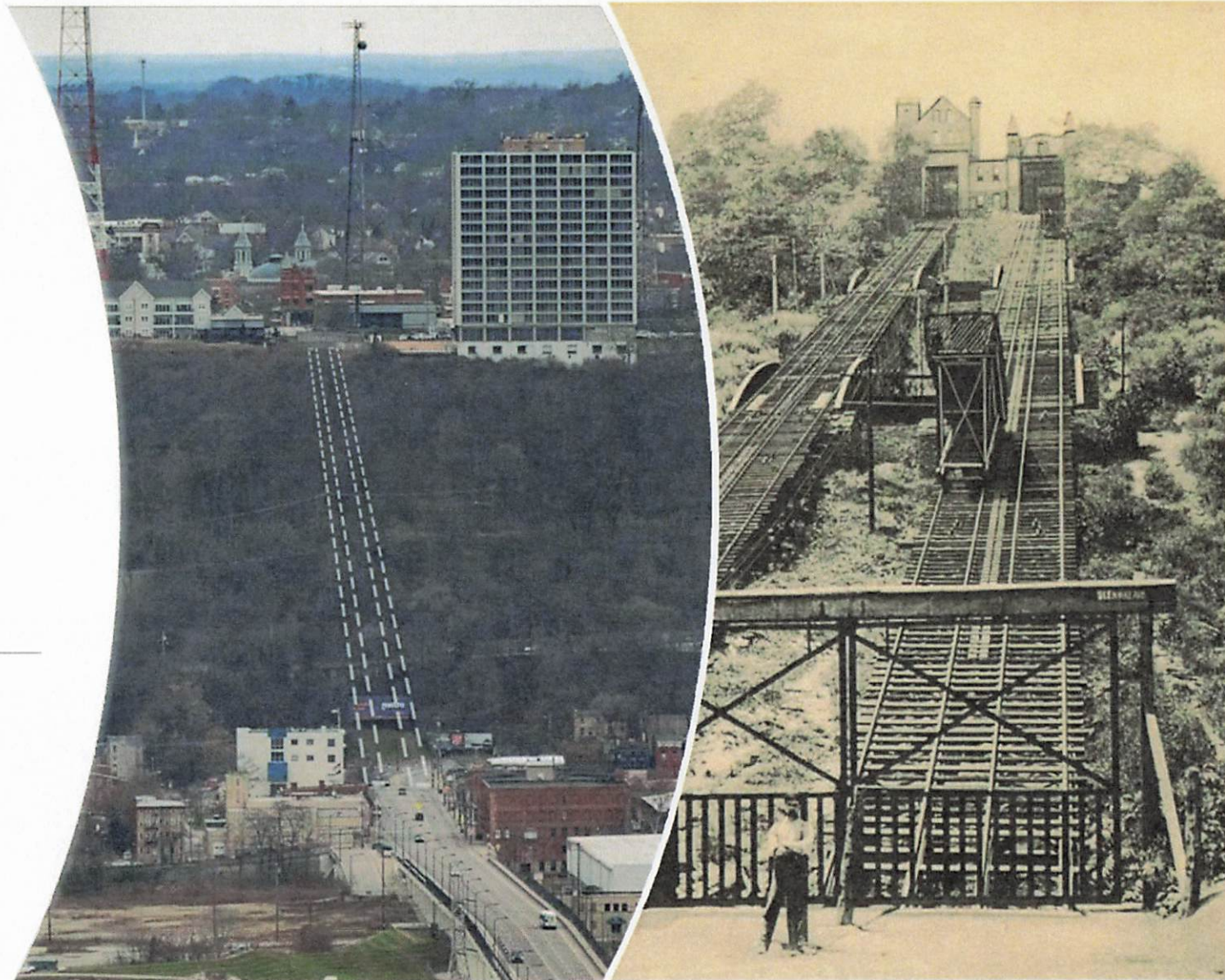
03

Review fines, fees, and penalties for 2025 market rate service calls' cost and have progressive fines, fees, and penalties that compound per call and by number of units on a property.

The properties driving calls for service should pay for the drain and strain on this city. It should be more difficult to be a slumlord than it is to be a neighbor to a slumlord property.

Compliance must be self motivated.

Thank You

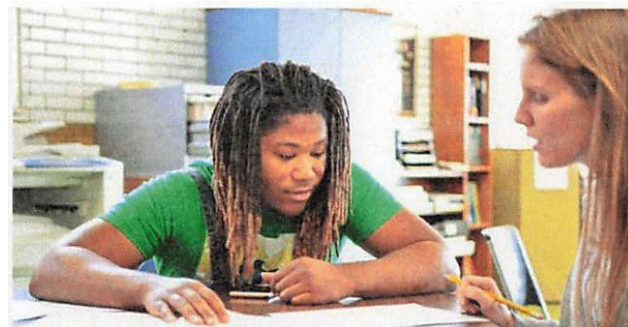




COMMUNITY MATTERS

Who We Are

We partner with our neighbors in Lower Price Hill to remove barriers and make positive things happen.



WHAT WE DO

Family Sustainability



Partner with families in LPH to support their goals, provide emergency assistance with food, and navigate complicated systems.

Education Pathways



Provide one-on-one instruction for adults seeking to earn a high school diploma and advance their education.

Community Leadership



Partner with neighbors in LPH to lead initiatives that advance the community. Current initiatives include pedestrian safety, beautification, community gatherings, youth led projects, and housing.

Neighborhood Development



Partner with neighbors to develop the physical spaces in the community to reflect neighbor-led goals. Current projects include: housing, resident-led retail space, parking, gardens, murals, a community gym, and the Washing Well laundromat.



**COMMUNITY
MATTERS**



COMMUNITY MATTERS



70

GED Graduates
in 2025



68

LPH resident leaders
led 28 community
initiatives



798

customers used the
Washing Well laundromat



2

new resident-owned
storefronts on W8th

2025
Impact
Highlights



78

families avoided
eviction

0

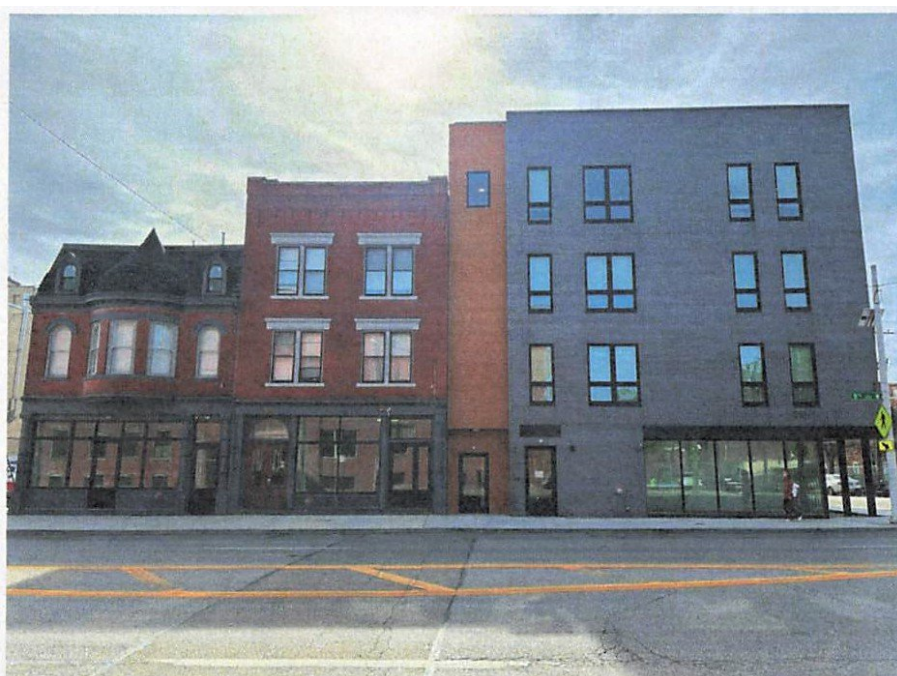


26

LPH residents
led the Clean and
Green Team

RECENT HIGHLIGHTS

PROJECTS IN LPH



LPH Storefronts



fol cote and restaurant
Opening fall 2025.

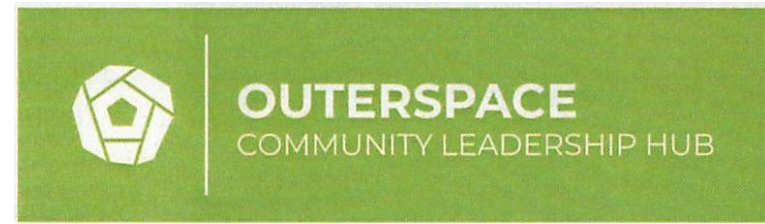


Retail store and personal well
being company.

B. YOUUnique

RECENT HIGHLIGHTS

PROJECTS IN LPH

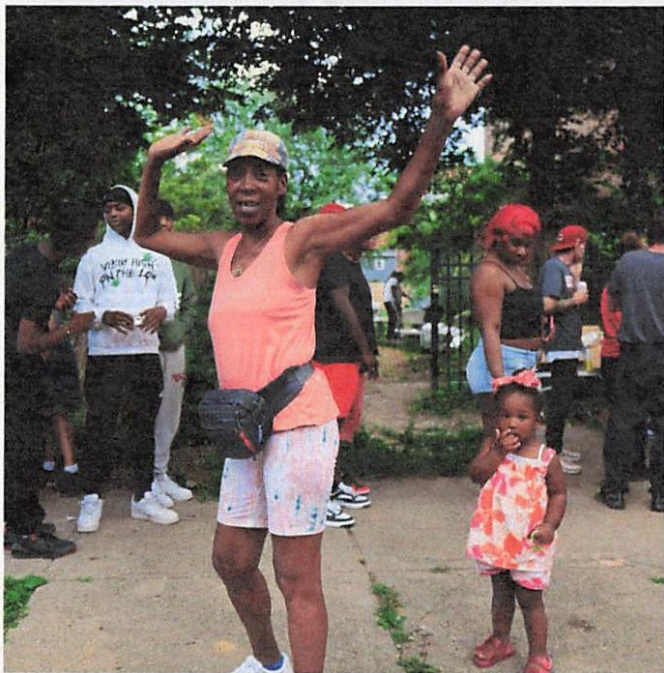


Community leadership hub hosting various neighborhood groups including:

- Neighborhood Action Team
- LPH Community Council
- LPH Artist Collective

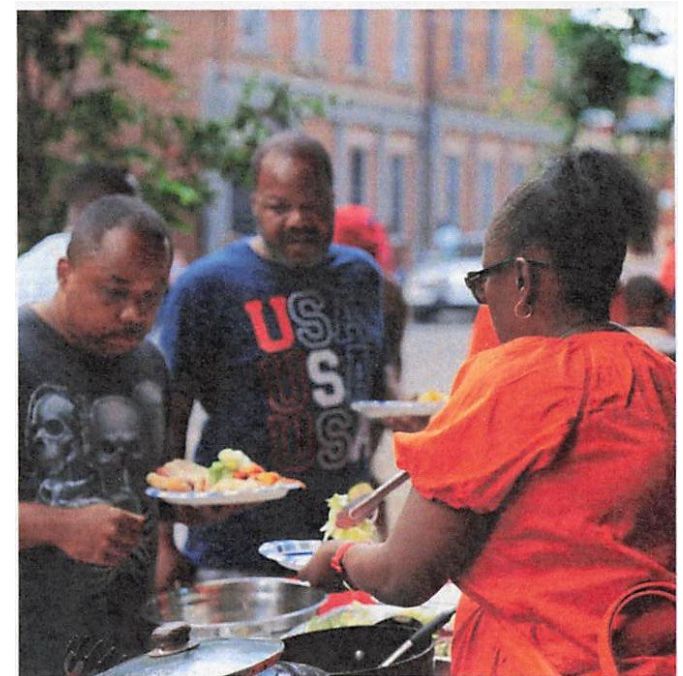
RECENT HIGHLIGHTS

PROJECTS IN LPH



Longest Table Community Potluck

Annual event bringing
together neighbors to share
food and celebrate
community.



FUIURE PROJECTS



Things We Are Looking Forward To

- RAISE project - traffic calming on W 8th Street and State Ave.
- Continued improvements at Evans Field
- State Ave. Lofts - housing development by Kaiker
- Neighborhood Action Team (NAT) expansion
- Habitat for Humanity homes - completion of the 9th and 10th home rehab in LPH
- Neave Street Orchard expansion
- 6th Street Viaduct pedestrian safety and beautification

Safety CAT

- Works with Cincinnati Police to alleviate crime-related issues
 - Regular litter cleanups
 - Employs youth during summer to maintain public rights-of-way
- In 11 weeks, 5 mentors and 11 youths removed 261 large bags of trash totaling 6,525 lbs from vacant lots and surrounding areas.
 - Partnered with KCB's Education & Youth team at Rees E. Price Elementary to prep garden space
 - Partnered with Price Hill Will at St. Lawrence Square in May of 2025.



Safety CAT





SANTA MARIA
COMMUNITY SERVICES™
Helping Families Help Themselves Since 1897

Presented by:
H.A. Musser

President & CEO
SantaMaria-Cincy.org



About Us

- **Mission:** Santa Maria Community Services is a catalyst and advocate for Cincinnati's Greater Price Hill families to attain their educational, financial, and health goals.
- Help to build strong families, promote healthy residents, and foster neighborhood revitalization.
- Provide individuals and families with the tools and resources to achieve their goals toward self-sufficiency.



Our Programs

Early Childhood Development & Parenting - Providing healthy beginnings, preschool and kindergarten prep, as well as parent resources, and support.

Financial Education - Includes financial tools, education, and coaching, public benefits eligibility and application assistance, housing/tenant stabilization, and credit building and repair.

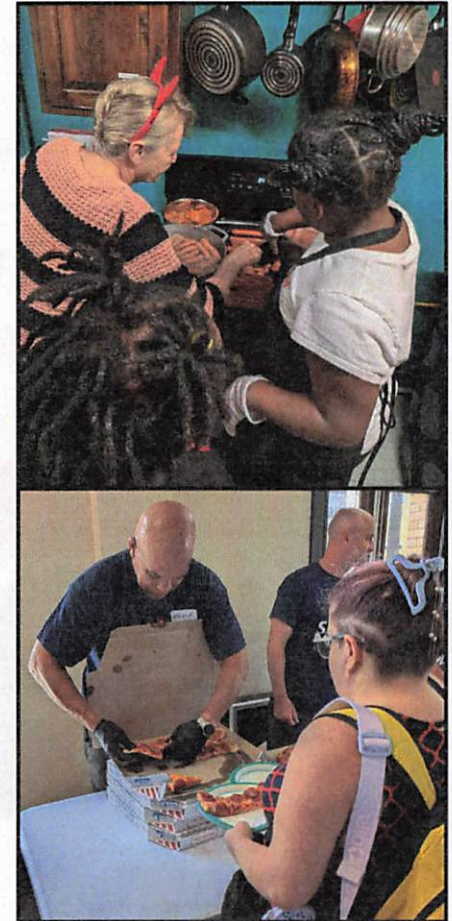
Health & Wellness - Includes health education, screenings, medication referrals, mental health support, and eye and hearing exams as well as regular free health fairs in Price Hill.

Stable Families - Helps families on the brink of homelessness find resources to work toward stabilization.

Supportive Services - Includes support groups, immigrant outreach, substance abuse prevention education, English as a Second Language classes for speakers of other languages (beginners to advance levels), food distribution, and more.

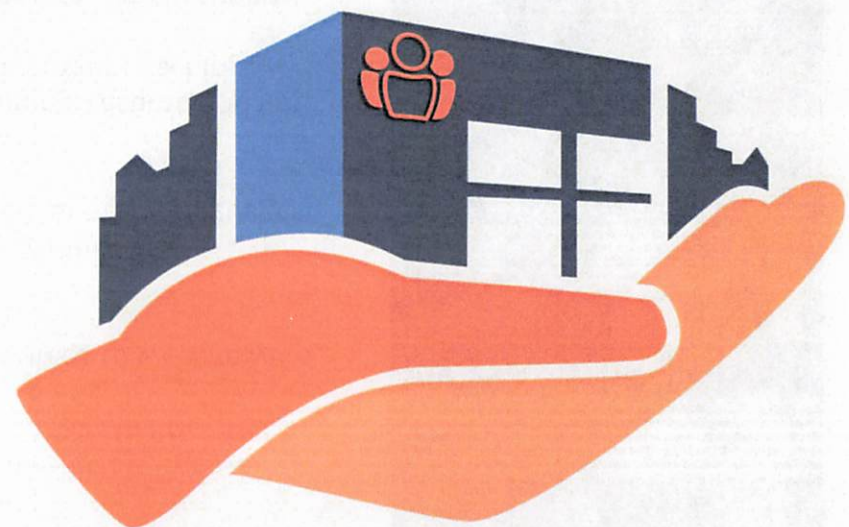
Workforce Development - Includes job search coaching, interview training, resume and job application help, clothing closet and employment retention and advancement coaching.

Youth Development - Includes social-emotional and life skills development, family support, and stability resources for Oyler School students at our Joe Williams Family Center in Lower Price Hill.



One Building, Thriving Families

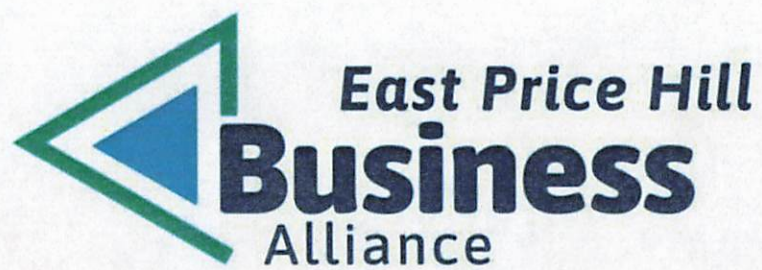
- **Campaign Goal:** \$15.5 million
- **Project Overview:** Construction of Santa Maria's first standalone headquarters, located at 1048 Considine Avenue in East Price Hill.
- **Facility Details:**
 - Two-story, 26,600-square-foot building
 - Purpose-built to house education, health, financial, and supportive service programs
- **Community Impact:**
 - Expanded capacity to serve approximately 3,000 individuals annually
 - Establishes a permanent home to strengthen families and foster long-term neighborhood revitalization
- **Project Timeline:** Site preparation is anticipated to begin later this year



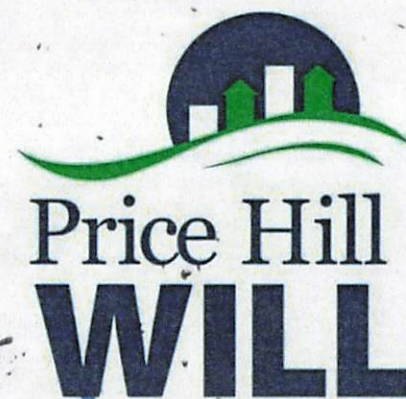
SANTA MARIA
COMMUNITY SERVICES

**One Building,
Thriving Families**

Bringing People Together in Price Hill



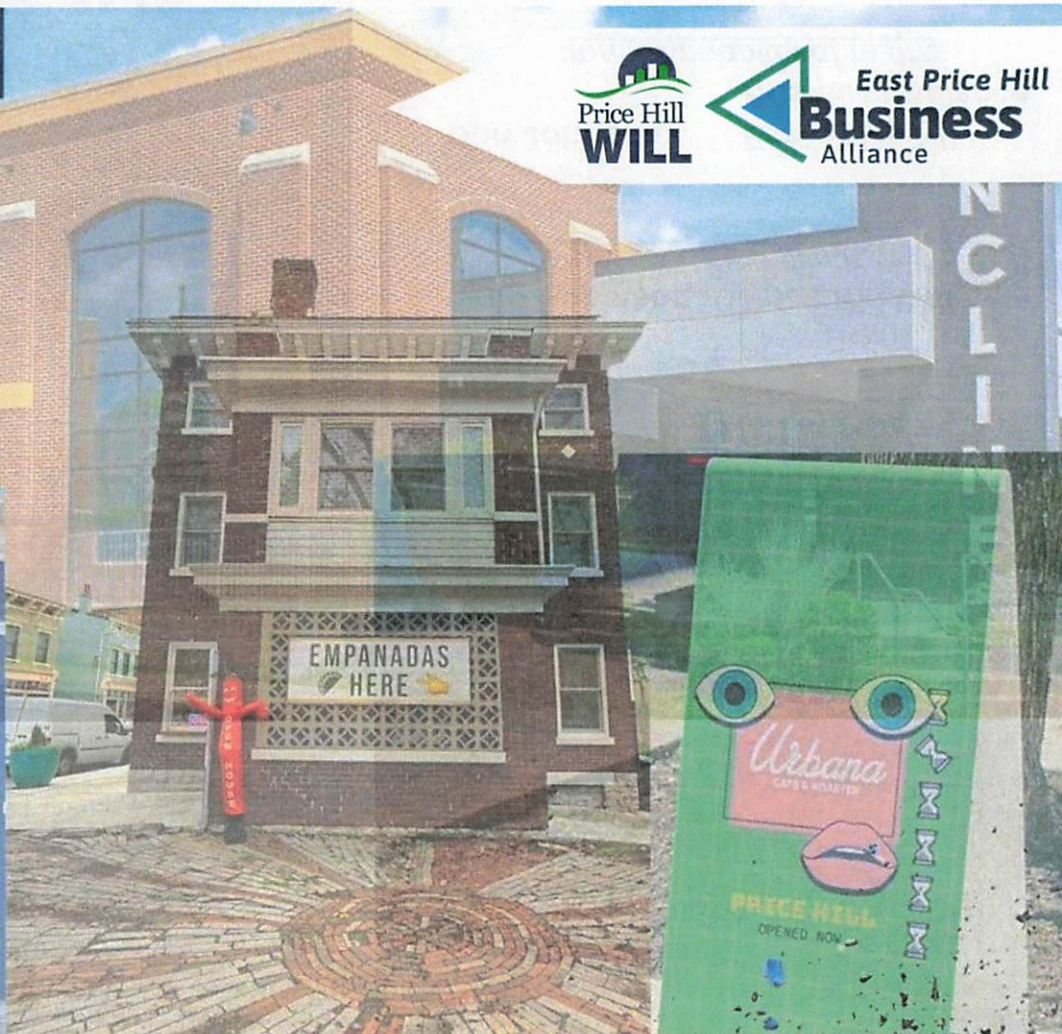
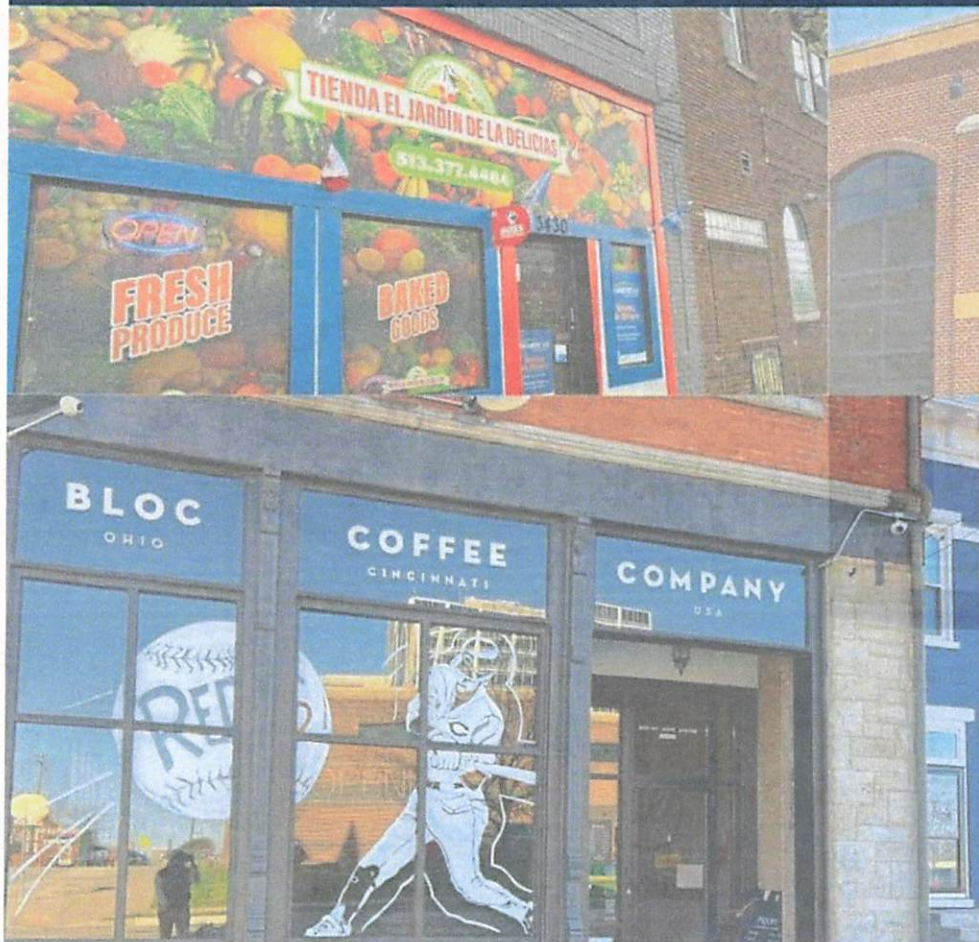
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Greg Robinson · *Price Hill Will*
greg@pricehillwill.org

Don Johnson · *East Price Hill
Business Alliance*
don.johnson@ephia.org

BUILDING VISION AND COHESION IN BUSINESS DISTRICTS



ephia.org/business

COLLABORATING ACROSS BUSINESS DISTRICTS



Covedale
Theater, Price
Hill Chili, Prouts
Corner

Glenway Ave.
Seton/Elder



Warsaw Ave.
WACC, Price Ave.

IDEA School,
Lehman Ave.



Kroger, Warsaw Federal
Warsaw & Wells Ave.

State Ave.
North of 8th St.

West 8th,
End of Line Park



State Ave.
South of 8th St.



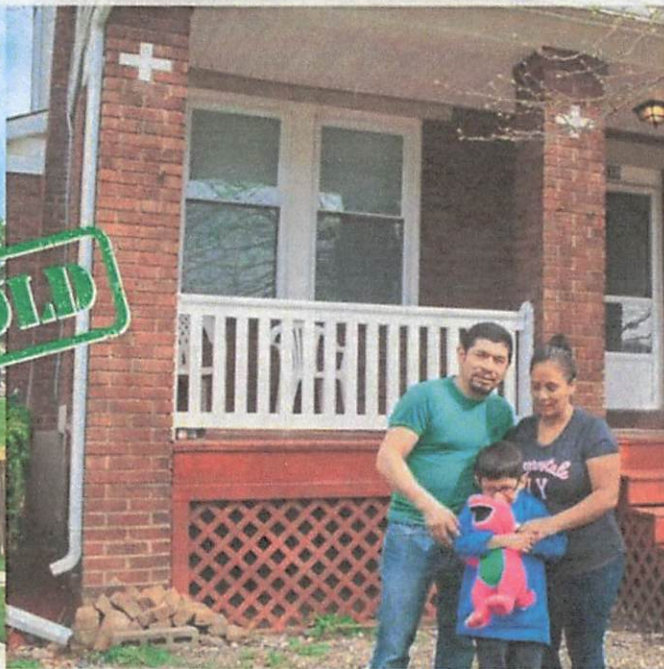
OVERCOMING QUALITY OF LIFE OBSTICALS AND LIMITED INVESTMENT

WORKING FROM BOTH ECONOMIC SPECTRUMS

**MARKET RATE HOMEOWNERSHIP
\$290,000 - TOP FLOOR CONDO**



**AFFORDABLE HOMEOWNERSHIP
22 HOMESTEADING HOMES SOLD**



**DEVELOPABLE PORT OWNED
PROPERTIES AND VACANT LAND**



AT CURRENT CAPACITY THERE IS TOO MUCH FOR ANY ONE DEVELOPER OR CDC TO DO.