



# MCURC News

## October 2018

### It's Happening! Development at Madison & Whetsel Breaks Ground!

Work began in late September at the intersection of Madison and Whetsel, marking the beginning of Phase 1 for the long-awaited business district development. The \$30MM project, developed by Ackermann Group and built by Al. Neyer, Inc., will include both new construction and upgrades on three corners of the intersection. A newly-constructed building on the Southwest corner of the block will feature 24,000 square-feet of new retail and office space and 104 mixed-income apartments. Apartments options will include efficiency, 1-bedroom & 2-bedroom, and 20% will be reserved as workforce (income restricted, affordable) housing.

Phase 1 will also include exterior and interior improvements to the Madison Center building on the Northwest corner of the intersection. The Braxton-Cann Wellness Center will be renovated and expanded to include a new dental clinic and space for community health programming. On the Northeast corner, Bad Tom Smith Brewing has plans to move into the renovated Bank Building at 5900 Madison Road.

Streetscaping along four blocks of the intersection will include upgrades to sidewalks, benches, trees, and updated sewer and gas lines, among others. Construction is expected to last 18 months and employ at least 140 Full-Time workers (and up to 300 at peak times).

This project began in 2008 when the City of Cincinnati identified the Madison Road corridor as an opportunity for future economic development. It has taken 10 years to acquire dozens of parcels, develop a plan, and put together a complex financing package including public and private investments.



### Grant (and cleanup days) for the Little Duck Creek Trail



MCURC was honored to receive a \$25,000 grant from Duke Energy's Environmental Grant program to help improve Madisonville's Little Duck Creek Trail (LDCT), a neighborhood asset that has slowly been improved by dedicated volunteers over the past few years. The grant funds will allow MCURC to hire local youth to work on the trail, while learning about green careers and invasive species removal. The grant will also assist in capacity-building initiatives, such as preparing applications for larger environmental grants to restore the land and streambank, and possibly connect Bramble Park to the Murray Trail.

If you'd like to help with trail restoration, you can join the LDCT Task Force for workdays on Saturday, October 20 & Saturday, November 3. Volunteers will meet near the picnic tables behind Madisonville SMART Elementary starting around 9 AM. Bring your own gloves and tools if you can! You can also follow progress at [Facebook.com/LDCTrail](https://www.facebook.com/LDCTrail).

Do you want to receive email updates from MCURC? Email [Liz@mcirc.org](mailto:Liz@mcirc.org) to sign up today!



To learn more about MCURC, stop by 5906 Madison, call 271-2495, or find us online at [www.mcirc.org](http://www.mcirc.org)

## Critical Repair Program Can Assist Madisonville Home Owners



Habitat for Humanity of Greater Cincinnati has funding available through their Critical Repair Program to help Madisonville residents with eligible home repairs. Home owners who meet income criteria (between 30-80% area median income) might qualify for low or no interest loans of up to \$15,000 for repairs on important items like water heaters, heating and air, roofing, code violations, and accessibility upgrades. Past projects have also included weatherization upgrades, plumbing repairs, and exterior painting.

Repairs are done by Habitat for Humanity in partnership with the home owners. To learn more about this program (or Habitats Veterans' program) visit [habitatcincinnati.org](http://habitatcincinnati.org) or call them at 621-4147. You can also request an application by emailing [hfhgc@habitatcincinnati.org](mailto:hfhgc@habitatcincinnati.org).

## Madisonville Business Chamber & Membership Benefits

The Madisonville Business Chamber is a resource for neighborhood business owners and leaders to collaborate, learn, and grow. The group typically meets once a month and features speakers and information pertinent to local businesses. Membership opportunities and benefits include the following:

- Opportunities for growth (professionally & individually)
- Access to resources, and the ability to call on other members and local experts for advice
- Community involvement and volunteering — a chance to give back to Madisonville
- Networking and camaraderie

If you are interested in joining the Madisonville Business Chamber or would like to be involved in future events, you can follow them on Facebook or email [mba45227@gmail.com](mailto:mba45227@gmail.com).



## The Metz House Renovation Updates

MCURC has been working on updates to the interior and exterior of the historic Metz House at 6111 Madison Rd. If you've recently driven or walked by the home (named for the its original occupant, Dr. Charles Louis Metz), you may have already noticed new paint and landscaping. Less noticeable updates (but just as important!) include HVAC upgrades, roof repairs, new windows, electrical and plumbing.

Once renovations are complete, the MCURC office will occupy the main floor, and the second and third floors will become available for other businesses. If you're looking for new office space, give MCURC a call at 271-2495 for more information.



**MCURC is a 501(c)(3) nonprofit organization dedicated to advancing the Madisonville neighborhood through comprehensive community development to improve quality of life for all.**

