

MISSION

Prosperity Indiana builds a better future for our communities by providing advocacy, leveraging resources, and engaging an empowered network of members to create inclusive opportunities that build assets and improve lives.

VISION

Prosperity Indiana believes in a society where all persons can live and work in an environment that provides equitable access to economic and social opportunity.

VALUES

Collaboration, Empowerment, Impact, Integrity, and Social Justice

Piece of the PI: Newsletter

A monthly publication for the members of Prosperity Indiana

September 2021

Executive Director's Letter

“Hunky gunky fall ... All done.” [Translation \(of my almost two-year-old's words\)](#): Humpty Dumpty had a great fall ... All done.” (But I’m guessing you got that last part.)

And somehow, I think my daughter’s inability to fully express that story – and just quitting on her recitation of it when it got too hard – can relate a lot to our work these days. In fact, communication and the alphabet – the letter P – (and putting a broken Humpty Dumpty back together again) are all unofficial themes of my letter today.

Hard stop.

“Small P” policy. I’ve heard that phrase FAR more than usual of late. And I think part of that is – PI is KNOWN for “Big P” policy, and people want to distinguish what we’re known for with what else they need us to do. For instance, we know how to glean challenges and solutions from the field and convert that into legislation. We know how to gain consensus. We know how to craft an agenda. We know how to find bill sponsors. And frankly, we know how to get our issues into the news. BUT, to be clear, we also absolutely KNOW that not all work is done within the “halls” of the Statehouse or on Capitol Hill.

For one, even big P policy is often done best on legislators’ home turf. And that is exactly why we traveled around the state to six different locations during the unexpected COVID surge that was the month of August (dodged some bullets there). Somehow legislators hear better when your voices aren’t crowded out by people who don’t do what you do every day. And for those who attended those meetings, thank you! YOU provided the hook to get legislators there, and YOUR EXPERTISE – and local perspective – make all the difference in those conversations.



And I'll be the first to admit: It's one thing for us to espouse data and our analysis of it. It's absolutely next-level critical for you to back it up with stories from what you're seeing day to day.

But we absolutely hear you that not every challenge can or should be handled with a bill number attached.

Some of what we heard was that those holding the purse strings make your job far too hard; and, as a result, despite all of the additional resources available, it's easier said than done to shift from a mindset of scarcity to a mindset of abundance – even now. Some of you indicated that you've been provided with just enough resources to survive and do more to meet current demand, but not enough to really thrive and set yourself up for future success. Some talked about the administrative burdens attached to programs that are making you think twice about considering them an option in the future. And some of you are so overwhelmed with meeting the additional needs of the moment, you don't have capacity to fight your way into a seat at the table to change these dynamics going forward.

We hear you.

We also heard that, for those of you who were brave enough to expand your team during COVID to meet the demands of the day, you're not doing it without recognition that you're not sure what life post-COVID funding looks like and when that will be – whether a year or two or three down the line. And you need a community development infrastructure that understands that challenge and is committed to setting you up for success after you've helped deploy additional resources, and not just exploit your expanded capacity while it's needed by others to spend down funds.

We hear you.

And we are hearing that you need additional resources – not just dollars – but information and training and people and tools. And you need the vernacular around your work and describing the people you serve to change. And you need systems to work differently.

And that's all *technically* “small P” stuff. But if those things changed, wouldn't the impact feel BIG?!

So, please, by all means, complete the policy survey we'll be sending out next week. But please, don't let that be the last time we hear from you until “Policy & Pizza” or our Summit or regional meetings, etc.

Keep helping us help you by giving voice to the challenges and solutions you face – like those you shared during our regional meetings. But please keep us posted on the “small P” policies and systems that impact your work, and how, by collaborating with others, we can bring about change.

And maybe, just maybe, if we all become even better connected to each other's work on the ground and work together a little differently on small P stuff – and if someone other than the king's men played a role in putting Humpty back together again – we just might have a different outcome before we announce “All Done.” So, please – as you think of things – [keep sharing](#) the myriad of ways that we can be helping you. No idea is too big or too small.

And thank you, as always, for being a Piece of the PI Network.

Jessica Love
Executive Director

This month's Piece of the PI: ADVOCACY



Keep helping us help you by giving voice to the challenges and solutions you face – like those you shared during our regional meetings. But please keep us posted on the “small P” policies and systems that impact your work, and how, by collaborating with others, we can bring about change.

We **REAP** prosperity by providing **R**esources, **E**ngagement, **A**dvocacy, and **P**rograms that support our members' work!

RESOURCES

Upcoming Trainings, Land Bank Meeting, Board Training, and Summit RFPs



Changing4Good: Pt. II

2021 continues to present an array of opportunities for the community economic development

sector to evolve and meet new challenges. Are you ready for 2022? Building upon the success of the first webinar series, Changing4Good: Part II will provide solutions for community-based organizations to meet the challenges of creating an equitable and resilient Indiana. Topics will include: What About the Elderly, Financial Resiliency for our Aging Population, Community Loan Centers: An Alternative to High-Interest Loans, Affordable Housing Financing, Land Banks, Community Land Trusts, Building the CED Pipeline, and Small Shop Capacity Building. Watch for registration emails or [visit this link to register](#) and be a part of these vital conversations!



Skills2Use Series

Keeping your skills up-to-date is critical to your and your organization's success. The Skills2Use series will update your skills in developing high-quality communications, securing real estate development financing, and increasing your data literacy. [Registration for these experiential learning opportunities is limited](#) so reserve your spot today to attend these programs specifically designed for Indiana community economic development professionals.

Creating a Land Bank Movement

Tarik Abdelazim, a national expert on land banks with the Center for Community Progress, spoke with more than 60 community leaders in South Bend regarding best practices within the land bank movement. Many Indiana communities struggle with vacant, abandoned, and deteriorated properties. Land banks are quasi-public entities that take temporary ownership of delinquent properties and, in a transparent and consistent manner, transfer them to responsible buyers who will repurpose them into productive uses consistent with community priorities. The August 30th meeting, co-sponsored by PI and eight other South Bend community-based organizations, leveraged Tarik's and CCP's extensive experience to outline how a land bank could work in and benefit South Bend. The meeting was part of CCP's technical assistance scholarship to PI and a value-add to PI membership.

Beef Up Your Board!

Hoosier Uplands Economic Development Corporation and Northwest Indiana Community Action have utilized their CSBG funds to engage PI to create training videos outlining the roles and responsibilities of community action agency board members. If your agency would like to discuss how PI can help your board, [contact Marie Beason](#).

COVID-19 Hub

Share the wealth! Have a resource or tool you could share with your peers? We'll add it to the hub! If you're willing to share COVID-19 or other policies, plans, best practices, or funding opportunities with peers, [please share it here.](#)

Access the COVID-19 Hub

ENGAGEMENT

Leader Member Highlight, Regional Meeting Thank You, Summit, and Board Nominations

**Leader Member Highlight:
Kittle Property Group, Inc.,
Erika Scott, Vice President of Development**



Tell us about your organization, its mission, and services.

- "With roots going back to 1948, Kittle Property Group, Inc. is a national leader in bringing together community, financial, and government partners with innovative plans to develop, construct and manage quality, affordable and market-rate multi-family apartment homes that catalyze local economies by sustaining families, neighborhoods and businesses. Kittle Property Group owns and manages more than 18,000 apartment homes, providing homes to 32,000 family members in 17 states, and invested capital of more than \$2.5 billion."

Describe a success story that resulted from your organization's community development efforts.

- "We have 73 properties in Indiana. These sites run the gamut from acquisition rehab, adaptive reuse, environmentally challenged sites, and new construction. We are proud of the impact these properties have had in their individual communities, be that revitalizing a blighted piece of land, providing housing for families and seniors, or bringing new employment opportunities to the area."

What are some challenges your organization is facing?

- "Our challenges are similar to what other businesses are dealing with during these times. Finding new employees is something we are constantly working on. Educating our residents on available resources, including rental assistance, social services, utility assistance and so on. Additionally, fluctuations in the financing and construction markets have been a challenge."

What changes are coming to your organization over the next year?

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- "In January of 2021, we rolled out our new name and logo as Kittle Property Group, Inc. In the 2nd quarter, we moved into our new corporate headquarters at 310 E. 96th Street in Indianapolis. We are excited about our growth and possibilities that are ahead of us as we continue to grow our portfolio."

All Leader members will be highlighted in various newsletters this year, and [Michaela Wischmeier](#) will contact you directly to schedule. [Click here](#) to see interview questions.

Board Member Nominations

Prosperity Indiana is [actively seeking applications for new board members](#). While preference is given to those representing nonprofits, we welcome applications from any member. The Governance Committee seeks to present a diverse slate to the Board of Directors for approval in the last quarter of the fiscal year and issues the Board-approved slate for Voting Member approval at least 30 days prior to the end of the fiscal year. New board members would begin their 3-year term of service at the January 2022 board meeting. [Apply here](#).

Successful Regional Meetings!

Over 175 Prosperity Indiana members, local community leaders, legislators, and foundations gathered in six regions of the state in August to discuss housing solutions for Hoosiers. Many thanks to attendees for meaningful discussions and our venue hosts for welcoming us warmly: Community Foundation Alliance in Evansville, Morgan County Public Library in Martinsville, Healthcare Foundation of La Porte, Cardinal Ritter Birth Place Foundation in New Albany, Delaware Township Community Center in Fishers, and Brightpoint in Fort Wayne. Special thanks to [Chef Dontae Hines of Dontae's Highland Pizza](#) for catering our Southwest regional meeting in Evansville. After a late catering cancellation, he stepped up and provided top-notch food and service for our event. We learned afterward that he also supports local schools in his community. Thank you, Chef Dontae!

Save the Date - Prosperity Indiana Summit

Prosperity Indiana's Annual Summit will take place on February 17, 2022: Connecting and Effecting: Building an Equitable Economy for All Hoosiers. Look for Summit Early Bird tickets on October 1, 2021. If you are interested in being a sponsor, please contact [Rita O'Donohue](#).

Requests for proposals will soon be accepted for PI 2022 Summit sessions. The PI Summit is designed based on member input. Please consider sharing your expertise or providing session ideas to help make the most of your Summit experience.

Send Your Events & Career Opportunities

We want to share our members' events and career opportunities. Events are highlighted in the monthly newsletter and career opportunities are additionally posted [on our website](#). Send your event or job posting information to [Michaela Wischmeier](#).

Join Private Facebook Group for Members Only

This discussion forum is yours to collaborate and connect with other members, ask questions of PI staff, and share your events and happenings. To join the group, [click here](#).



HRL Launch, A&O Learning Series, and New Congressional Caucus

Hoosiers for Responsible Lending Launch

The newly formed Hoosiers for Responsible Lending (HRL) [announced the launch of the coalition](#) on September 13. Hoosiers for Responsible Lending was created by a network of advocates working to empower Hoosiers who have been affected by any form of predatory lending. The coalition raises awareness of predatory practices across Indiana in order to hold lenders accountable and create attainable pathways to wealth building for all Hoosiers. [Access the press conference recording](#) and [learn more about HRL](#).

Assets & Opportunity Network Learning Series

The Indiana Assets & Opportunities Network has been [hosting a webinar series](#) to hold conversations about how asset-building strategies have been challenged by COVID-19 and to explore effective practices and solutions for wealth-building programming, philanthropy, and policy that could be scaled statewide. [Join the next webinar](#) in the series, "COVID-19 and the American Rescue Plan Act," on September 23.

Opportunity To Provide Feedback To Newly Launched Congressional Caucus On Social Determinants Of Health

Addressing social determinants of health (SDOH) at the federal level includes multiple government agencies and committees. The purpose of the new Congressional Social Determinants of Health Caucus is to convene members of Congress from geographically disparate jurisdictions to enhance coordination around the SDOH with the ultimate goal of improving health outcomes while maximizing federal investments in critical upstream drivers of health. PI members can find and complete the form from the caucus [here](#) by September 21. See [this resource](#) for examples from our national partners at NCRC to help you consider the questions before responding.

COVID-19 Housing Resources

- The CDC's Eviction Moratorium has been [overturned by the U.S. Supreme Court](#) and is no longer valid as of August 26, 2021. Tenants are NOT protected from eviction due to nonpayment of rent at this time.
- For a complete list of and links to the state's various emergency rental assistance programs, visit the Housing4Hoosiers [COVID-19 Assistance & Resources](#) page.
- The Indiana Legal Services Tenant Help Desk hotline is available every Thursday from 11 a.m. to 1 p.m. for the remainder of 2021. [For more information, view the flyer.](#)
- The [Indy Affordable Modification Program \(IndyAMP\)](#) allows Marion County homeowners negatively affected by COVID-19 to refinance mortgage debt at a below-market interest rate for up to 30 years. IndyAMP allows owners to remain in their homes, become current with their mortgages, and lower their monthly payments.

- [COVID-19 Resources for Homeowners](#) provides information for FHA-insured mortgages on the foreclosure moratorium and how to apply for mortgage forbearance.

P ROGRAMS

Opportunity Investment Consortium

The purpose of the Opportunity Investment Consortium is to encourage the transformation of Opportunity Zone (OZ) neighborhoods into vibrant places profoundly attractive and sustainable for both residents and businesses. This is accomplished through a web-based portal that connects investment opportunities with investor member sponsors. [View more information and share your OZ prospectus here.](#) [Access additional OZ resources here,](#) including the May 2021 presentation from the U.S. Department of Housing and Urban Development (HUD) on OZ outcomes and best practices.



PI Awarded a COVID-19 Impact Grant

Prosperity Indiana has been [awarded a COVID-19 impact grant](#) from the Indiana Housing and Community Development Authority (IHCDA) and Lieutenant Governor Suzanne Crouch to increase the number of assets or programs that offer alternatives to predatory lending. PI will use the funds to prioritize expansion of the [Community Loan Center](#) program in Central Indiana and explore options for the program to cover all 92 counties in the state. Visit [here for more information](#) on CLCs.

Sponsor

Piece of the PI is sponsored by the Federal Home Loan Bank of Indianapolis (FHLBI).



Upcoming Events

Please check with the organizer(s) of events for updated cancellations and changes due to COVID-19.

[September 16-17: 2021 Indiana Housing Conference- Indiana Affordable Housing Council and Indiana Housing & Community Development Authority](#)

[September 20: What About Our Seniors? - Prosperity Indiana](#)

[September 21-22: Right at Home 2021 - Prosperity Now](#)

[September 23: COVID-19 and the American Rescue Plan Act - Indiana Assets & Opportunity Network](#)

[September 23: Learn Your ABCDs: Asset-Based Community Development - Indiana Philanthropy Alliance](#)

[September 30: Annual Celebration - Pathfinder Services](#)

[October 1: Stryker Liker Open - Center for the Homeless](#)

[October 4: Community Loan Centers: An Alternative to High-Interest Loans - Prosperity Indiana](#)

[October 5-6: Together IRL - Indiana Philanthropy Alliance](#)

[October 12: Communicate Like a Pro: Crafting "What](#)

[We Do" and "How We Do It"
Messages - Prosperity
Indiana](#)

[October 14: Adopting Equity
Practices - Indiana
Philanthropy Alliance](#)

[October 18: How is
Affordable Housing
Financing Changing? -
Prosperity Indiana](#)

[October 19: Communicate
Like a Pro: Selecting the
Audience and the Medium -
Prosperity Indiana](#)

[October 19: Care-oke -
United Way of Central
Indiana](#)

[October 18-20: 2021
Summit - National Alliance
of Community Economic
Development Associations](#)

[October 26: Communicate
Like a Pro: Elements of
Design - Prosperity Indiana](#)

[October 28-29: 2021 IEDA
Practitioner's Guide to
Economic Development -
Indiana Economic
Development Association](#)

[November 1: A Tool for
Equitable and Affordable
Housing Development: Land
Banks - Prosperity Indiana](#)

[November 2: Communicate
Like a Pro: Measuring
Success - Prosperity
Indiana](#)

[November 3: Increase Your
Data Literacy - Prosperity
Indiana](#)

[November 5-6: Community Foundation Bootcamp - Indiana Philanthropy Alliance](#)

[November 10: Real Estate Finance 201 - Prosperity Indiana](#)

[November 15: A Tool for Equitable and Affordable Housing Development: Community Land Trusts - Prosperity Indiana](#)

[November 29: Building the Community Economic Development \(CED\) Talent Pipeline - Prosperity Indiana](#)

[December 6: Building Capacity for Small Nonprofit Organizations \(NPOs\) - Prosperity Indiana](#)

[December 8-10: Facilitative Leadership Workshop - Indiana Philanthropy Alliance](#)

February 17: 2022
Prosperity Indiana Summit

Job Opportunities

[Continuum of Care Grants Analyst - Indiana Housing and Community Development Authority](#)

[Director of Energy & Utility Programs - Indiana Housing and Community Development Authority](#)

[Director of GIFT Technical Services - Indiana Philanthropy Alliance](#)

[Director of Member Programs - Indiana Philanthropy Alliance](#)

[Engagement Manager - Indiana Philanthropy Alliance](#)

[Grants Officer - Hamilton County Community Foundation](#)

[Grants Senior Manager - United Way of Central Indiana](#)

[Land Bank Specialist - Renew Indianapolis](#)

[Project Coordinator, Economic Recovery - City of Indianapolis](#)

[Real Estate Manager - Renew Indianapolis](#)

[Research Associate - United Way of Central Indiana](#)

[Senior Philanthropic Advisor; Senior Donor Engagement Officer - Glick Philanthropies](#)

[Senior Program Manager - Corporation for Supportive Housing](#)

ICYMI: Media Spots

[Hoosiers For Responsible Lending Coalition Launches To Address Payday Lending](#)

[Eviction filings spike after federal moratorium ends, funds slow to reach tenants](#)

[Communities Awarded](#)

[Communities Awarded
Pandemic Funding](#)

[Less than 20 percent of
Hoosier households in need
of rent help getting
resources](#)

[Coronavirus: State Hits
14,000+ Dead, Holcomb
Adds Reporting
Requirement For Hospitals](#)

[Lt. Gov. Crouch and IHCD
awards recovery from
pandemic funds to
communities](#)

[You Asked About Eviction
And Housing Issues. We've
Got Answers](#)

[CDC Eviction Moratorium
Had Limited Effectiveness,
Especially In Indiana](#)

[Resources Are Available For
Renters Facing Eviction.
Should Courts Be Obligated
To Notify Them?](#)

[Letter: Abuse is not key
housing issue](#)

[One Year After Launch Of
Eviction Settlement
Program, Advocates Say It
Doesn't Have Enough Buy-
In](#)

[Register for the upcoming
Indiana Assets &
Opportunity Network
Learning Series](#)

[Housing advocates meet
with Indiana lawmakers to
discuss affordable housing
needs](#)

[Meeting focuses on housing affordability, stability in Southeast Indiana](#)



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[LinkedIn!](#)

Tools & Resources

OCRA Announces Updated Grant Dates

The Office of Community Rural Affairs (OCRA) has announced [revised dates and deadlines](#) for the Recovery Housing Program (Oct. 29), Community Development Block Grant (CDBG) 2021 Round Two (Oct. 15), and Q4 Planning Grants (Nov. 12).

According to OCRA, the dates were adjusted "afford stakeholders additional time to plan and prepare their submissions, while also providing time for OCRA to give communities the highest level of customer service and technical assistance along the way."

Visit [OCRA's website](#) for a complete list of program and grant dates.

2022 Indiana Permanent Supportive Housing Institute RFP

The Corporation for Supportive Housing (CSH) and the Indiana Housing and Community Development Authority (IHCDA) is seeking applicants to participate in the 13th Indiana Supportive Housing Institute. The 2022 Institute will help supportive housing partners navigate the complex process of developing very affordable housing with access to supportive services.

The Institute process is expected to reduce the time it takes to obtain funding for supportive housing by improving planning and development.

Download the RFP and application and find more information at [Indiana Supportive Housing Institute](#).

The application deadline is 5 p.m. ET on Monday, November 22, 2021.

Notice of Filing of 2020 Consolidated Annual Performance and Evaluation Report

The Indiana Housing and Community Development Authority (IHCDA) and the Office of Community & Rural Affairs (OCRA) have [provided notice](#) that they will file their 2020 Consolidated Annual Performance Evaluation Report (CAPER) with the U.S. Department of Housing & Urban Development (HUD) on Sept. 30, 2021.

Members of the public are invited to review the CAPER before its submission during the hours of 8:30 a.m. to 5:00 p.m. ET, Sept. 15 through Sept. 29, 2021, on OCRA's and IHCDA's websites at in.gov/ihcda/ and in.gov/ocra/.

Supporting BIPOC Businesses

The U.S. Small Business Administration (SBA) has launched the [Community Navigator Pilot Program](#) that aims to strengthen outreach to underserved businesses by partnering with organizations that have deep roots in their communities.

According to the program's description, SBA will engage with states, local governments, SBA resource partners, and other organizations in targeted outreach for small businesses in underserved communities.

Gary Cunningham with Nonprofit Quarterly comments that "A strong ecosystem builds connections, closes gaps to access, strengthens businesses, and builds sustainable wealth in communities."

[Read the article](#) and view more [information on the Community Navigator Program here](#).

Newly Released Prosperity Now Scorecard

Prosperity Now has [released its 2021 Scorecard](#) that provides insight into the financial health of households across the U.S. According to Simone Robbennolt, Senior Research Associate with Prosperity Now, "The scorecard reveals extreme differences in outcomes among localities, and there are indications that the state of financial inequality among racial breakdowns, citizenship, and marital status was dire before the COVID-19 pandemic."

[View the scorecard here](#).

OCRA's Toolkit for Recovery Funds & Rural Communities

The Office of Community & Rural Affairs (OCRA) has released "[Spending Coronavirus Local Fiscal Recovery Funds: A Framework for Maximizing COVID-19 Recovery Funds in Indiana's Rural Communities](#)." The toolkit aims to assist communities in creating an expansive plan to address their needs.

The contents include an overview of the American Rescue Plan Act (ARPA), a timeline, eligible uses of funds, recommended steps, reporting worksheets, and checklists.

[Access the guide here](#).

Member News & Publications

- [2021 July/August Newsletter](#) - Brightpoint
- [August News](#) - Renew Indianapolis
- [Board of governance or board of management?](#) - Planning Plus, LLC
- [FHCCI Announces New Hires and Staff Promotions](#) - Fair Housing Center of Central Indiana
- [Hoosier Women Continue to Face Challenges Due to Ongoing Pandemic](#) - Indiana Institute for Working Families
- [Meet the President and CEO](#) - Coburn Place
- [New Hope Development Services Launches More Affordable Housing](#) - New Hope Development Services, Inc.
- [Pathfinder Services Eliminates Sub-Minimum Wage](#) - Pathfinder Services
- [Tax Policy to Reduce Poverty: Federal EITC Expansion Moves toward Parity](#) - Indiana Institute for Working Families

COVID-19 & How to Stay Healthy

Prosperity Indiana's Response

[Prosperity Indiana team members](#) are beginning to return to the office to work, but we are not yet open to the public. Staff will be rotating days that they are present in the office. While most team members continue to work remotely at this time, we have compiled the following information about our return to work plan.

Our re-opening plan includes:

- Providing adequate PPE for staff and visitors, along with extra hand sanitizing supplies, tissues, and wipes for high touch surfaces.
- Implementing a return-to-work plan that complies with the [Back on Track Roadmap](#), [Center for Disease Control and Prevention](#), [Indiana Department of Health](#), and [Occupational Safety and Health Administration](#) guidelines.

The best way to reach us during this time is via email. Here is a [link](#) to contact information for full-time staff.

Prosperity Indiana is here to support you through this difficult time. If you have specific suggestions for webinars, FB live chats, or other resources for us to share related to COVID-19 or other topics, please reach out to our [team](#).

Please stay healthy and take the necessary measures to protect yourself and those around you. We will be sure to inform you of any further updates as needed.

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Shopping on Amazon.com? Switch to our AmazonSmile page, and Amazon will donate a percentage of your purchase to Prosperity Indiana!

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If you have a success story, an upcoming event, or a job opening, please let us know! Prosperity Indiana is seeking guest bloggers and success stories from our membership to broadcast across the network. We want to highlight our greatest asset, our members!

[Send your stories to Michaela Wischmeier here.](#)

Visit [our blog](#) for more of the latest community economic development news in Indiana.



Prosperity Indiana

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