

Domain Facilitator: Erin Lamon

Item	Discussion
<b>Key Takeaways</b>	<b>Key Takeaways</b>  The Age-Friendly Louisville housing workgroup met to discuss housing accessibility challenges and policy recommendations. Jecorey presented detailed research on housing policies and accessibility gaps. Liz shared insights on her accessible housing data collection project (Gathering Strength) showing a significant gap between needed and available accessible units. The group discussed advocacy opportunities around current legislation, including property tax relief for seniors and tenant rights, with Tony offering to present on the Roof Over Head initiative at the next meeting. The workgroup also reviewed their resource list and learned about AARP's Community Challenge Grant program, which offers funding for small community projects focused on improving accessibility and safety.

<b>Agenda Item 1</b>	<b>Kentucky Affordable Housing Crisis Analysis (Housing Action Plan: Goal 1, Action 3)</b>
<b>Presentation by Jecorey Arthur</b>	<p>Goal 1: Complete a valid analysis of currently accessible housing units considering financial metrics.</p> <ul style="list-style-type: none"> <li>➤ Action 3: Examine current housing policies and practices to ensure they comply with Fair Housing Act standards, focusing on non-discrimination and accessibility.</li> </ul> <p>Jecorey presented findings from his analysis of Kentucky's affordable housing situation, highlighting that over 170,000 renters at extremely low income levels face a severe shortage of affordable housing, with nearly 70% being severely cost burdened using several sources by The National Low Income Housing Coalition, AARP Long-Term Services and Support Scorecard, partner interview, the general assembly and the Mayor's legislative agenda. Insights from interviews held with housing partners (Christie McCravy (Executive Director) / Louisville Affordable Housing Trust Fund, Laura Grabowski (Executive Director) / Louisville Metro Office of Housing and Community Development, Elizabeth Strojan (Executive Director) / Louisville Metro Housing Authority, George Eklund* (Director of Education and Advocacy) / The Coalition for the Homeless, Melissa Weinstein* (Advocacy Director) / Legal Aid Society, Tony Curtis (Executive Director) / Metro Housing Coalition, Jessica Bellamy (Organizer) / People United for Social Housing, Kentucky Tenants* (KY Tenants) on the topic were presented, identifying key issues including accessibility standards, funding needs, and the importance of proactive fair housing enforcement. The discussion also covered legislative initiatives in the General Assembly, including property tax relief measures for elders, and explored potential partnerships with organizations like AARP and the Center for Accessible Living to address housing needs for seniors.</p> <p><b>Housing Supply and Accessibility Solutions</b></p> <p>Jecorey presented on housing supply and regulatory reform, including building code moratoriums, commercial space conversion, and tenant rights. He outlined recommendations such as advocating for property tax evaluation freezes, exploring incentives for seniors to downsize, and implementing tax credits for home modifications. Elizabeth highlighted the growing need for accessible housing as the baby boomer generation ages, noting a significant gap between the number of wheelchair-using households and accessible units. Tanya expressed support for Jecorey's work and mentioned attending an AARP training to prepare for advocacy on housing issues.</p>

	<p><b>Senior Housing Funding Challenges</b></p> <p>The group discussed affordable housing challenges for seniors, particularly those living at or below 30% area median income. Jecorey shared insights from conversations with various stakeholders about limited services and funding issues, including a 10% reduction in public housing funding. Elizabeth inquired about Section 202 funding for supportive housing in Kentucky, with Tony noting a proposed \$100 million increase at the federal level. The group also touched on low-income housing tax credits and the challenges of funding small-scale housing projects for non-profits.</p> <p><b>Age-Friendly Louisville Housing Recommendations</b></p> <ol style="list-style-type: none"> <li>1. Support Property Tax Relief – Back SB 51 (“Valuation Freeze”) and explore “Downsizing Portability” for seniors.</li> <li>2. Promote Accessory Dwelling Units (ADUs) – Enable “granny flats” for independent senior living near family.</li> <li>3. Fund Home Modifications – Reintroduce a tax credit for accessibility renovations in older homes.</li> <li>4. Improve Accessibility Standards – Standardize zero-step entry, ramps, wider doorways, and universal design in new builds.</li> <li>5. Increase Funding &amp; State Support – Expand housing tax credits, local revenue options, Medicaid waivers, and KHC accessibility standards.</li> <li>6. Strengthen Fair Housing Enforcement – Move from complaint-driven to proactive monitoring; consider seniors and voucher holders as protected classes.</li> <li>7. Support Holistic Senior Housing Models – Develop service-enriched housing, NORCs, and programs bridging independent living and assisted care.</li> <li>8. Engage Key Partners – Coordinate with advocacy groups, government agencies, direct service providers, and regional housing organizations.</li> </ol> <p>*individuals did not respond at that time.</p>
<b>Agenda Item 2</b> <b>Follow up</b>	<p>Next the group discussed and updated on the remaining follow up tasks from the January meeting.</p> <ol style="list-style-type: none"> <li>1. Monitor ADU policy changes, including moratoriums → Jackie shared some information on ADUs by email such as the application form and the \$50 application fee and the availability of free design plans from Louisville Metro Government. More information at the next meeting.</li> </ol>

	<ol style="list-style-type: none"> <li>2. The group was shown how to access the shared Google Drive for the resource list updates and other shared information such as compiled the Housing Gap Analysis data. Link to drive: <a href="https://drive.google.com/drive/folders/1fuZwh8t3NL3JMWNuudTslI7OtQu8un8s?usp=sharing">https://drive.google.com/drive/folders/1fuZwh8t3NL3JMWNuudTslI7OtQu8un8s?usp=sharing</a> Or <a href="http://bit.ly/AFLHousingFolder">bit.ly/AFLHousingFolder</a></li> <li>3. Tihisha R. connected the group to AARP Lexington/Housing group of AF Lexington to see if objectives align; connection to Christine J. from AARP Lexington, who attended a "Reimagining Home" meeting where she will explore potential collaborations and share updates from their October housing solutions event.</li> <li>4. Chris C. connected the group with Maria Price from Habitat for Humanity regarding their accessibility standards in construction as well as interest to present those to the group. Elizabeth shared that Habitat for Humanity International has voluntary accessibility guidelines for housing, though there are no mandatory requirements in Kentucky for accessibility in new construction or modifications.</li> </ol>
<b>Agenda Item 3</b> <b>New Opportunities</b>	<ul style="list-style-type: none"> <li>● <b>Community leaders launched "Roof Over Our Head";</b> will launch listening sessions soon. Go to <a href="#">website</a>.</li> </ul>
<b>Agenda Item 4</b> <b>Next Steps</b>	<p>The following next steps were highlighted at the meeting:</p> <p>Jecorey: Attend AARP Advocacy Day training and share information/updates with the group regarding advocacy actions and timing</p> <p>Elizabeth: Reach out to KHC to inquire about Section 202 funding status and guidelines in Kentucky</p> <p>Tony: Provide information to the group about the history of Section 202 funding for Louisville and Kentucky</p> <p>Tony: Present on "Roof Over Our Head" initiative at next meeting</p> <p>Jackie: Continue research on ADUs (Accessory Dwelling Units) and provide update at next meeting</p> <p>Sophia: Reshare AARP Advocacy Day information with all housing workgroup members in meeting minutes</p> <p>Sophia: Send resource list information to Elizabeth</p> <p>Tanya: Provide AARP Community Challenge Grant information to Sophia to share with the group</p> <p>Erin/Sophia: Research and propose methods for broader advocacy engagement (including non-attendees of AARP training) at next meeting</p> <p>Sophia: Send targeted communication about advocacy actions to Age Friendly Louisville newsletter subscribers when text/flyer is provided by group</p>

	<p>Jecorey: Share results of AARP training with the group</p> <p>Sophia: Consider reaching out to seniors who completed strategic plan survey to engage them in advocacy efforts</p> <p>Elizabeth: Ask KELSE about other states' approaches to supportive housing for seniors and share findings with the group</p> <p>Elizabeth: Follow up with KHC about guidelines for new Section 811 program implementation in Kentucky</p> <p>Sophia: Follow up with Maria Price from Habitat for Humanity about their implementation of ADA standards</p> <p><b>For Reference: Housing Action Plan</b> - Access Action Plan on <a href="http://agefriendlylou.com/housing">agefriendlylou.com/housing</a> - Discuss next steps</p> <p><b>Goal 1: Multigenerational Communities</b> Increase awareness of age-friendly, accessible &amp; multigenerational communities through data and policy advocacy.</p> <p><b>Goal 2: Home Modifications &amp; ADUs</b> Promote aging-in-place and city ADU guidance.</p> <p><b>Goal 3: Expansion and vetting of CAPS resource list:</b> Keep updating on changes - Keep suggestion sheet Keep promoting and distribution list up to date To do: Check Housing Resource Spreadsheet for Updates. Access the spreadsheet <a href="#">HERE</a>.</p>
<b>Agenda Item 5: Local Housing Updates, News &amp; Events</b>	<p>The following Updates, News and events were shared at the meeting:</p> <ul style="list-style-type: none"> <li>• <b>The Metropolitan Housing Coalition's EveryHome Program</b> is hosting a conference entitled <b><i>Beyond the Rent: Policy Driven Solutions for Housing and Utility Burdens</i></b> Conference on <b>April 7, 2026</b> at the Muhammad Ali Center, bringing together national and local speakers, policymakers, and community members to discuss housing and utility affordability. More info and registration here: <a href="https://secure.everyaction.com/YEmenYBF-EqpxReipJFI_g2">https://secure.everyaction.com/YEmenYBF-EqpxReipJFI_g2</a> (Share Flyer)</li> <li>• <b>AARP Kentucky</b> is hosting a Volunteer <b>Advocacy Lobby Day on February 19, 2026</b> at the Capitol to engage supporters 50+ in meeting lawmakers and discussing legislative priorities. Online Training available. Find more information here: <a href="https://events.aarp.org/event/KYLobbyDay/summary">https://events.aarp.org/event/KYLobbyDay/summary</a></li> <li>• <b>USAging</b>, in partnership with the <b>National Alliance to End Homelessness</b>, is hosting a virtual <b>Solutions for Older Adults' Homelessness</b> Summit on <b>February 20, 2026</b>. The summit will explore barriers older adults face and offer</li> </ul>

strategies for communities to ensure safe, stable housing. More info and registration here:  
[https://usaging-org.zoom.us/webinar/register/WN\\_CjN2M8CRSuuhHA05FTiMZw#/registration](https://usaging-org.zoom.us/webinar/register/WN_CjN2M8CRSuuhHA05FTiMZw#/registration)

- **The Age-Friendly Innovation Center** at Ohio State University (Age-Friendly Columbus and Franklin County), with local partners, offers a 2024 **toolkit on extreme weather preparedness** for older adults in subsidized housing. Go to the toolkit PDF:  
<https://agefriendly.osu.edu/cdn/Extreme-Weather-and-Older-Adults-Service-Coordinator-Toolkit-9.2025-1.pdf>
- **The Louisville and Jefferson County Landbank Authority, Inc.** will hold it's regular meeting on **Monday, February 09, 2026, at 3:00 p.m.** The VAPStat Joint Meeting is open to the public and those interested in participating can attend the meeting in the Auditorium of the Old Jail Building, 514 W Liberty Street or remotely, pursuant to KRS 61.826. Join the [Webex video teleconference](#).
- **MHC's 2025 State of Metropolitan Housing Report, "Housing Louisville's Workforce"** was released **Tuesday, Dec. 9** and found that KY workforce growth (4.2%) by 20250 falls behind population growth (6.2%). Download a full report on the [MHC website](#) or find key findings [HERE](#). Monthly MHC Education & Advocacy Committee Meetings – Discuss housing justice, fair housing, and vacant property campaigns. Second Tuesday monthly, 3:30–4:30 PM (virtual).

## IN THE NEWS

- **Community leaders launched "Roof Over Our Head,"** a new coalition seeking community input on housing affordability and safety in Louisville, as rising prices force residents like Bayleigh Laster to move out of neighborhoods like Germantown where home values have jumped from \$75,000 to \$270,000 in about 10 years. Community is asked to share their experience to raise awareness. Go to report:  
<https://www.wave3.com/video/2026/02/02/new-coalition-launches-address-louisville-housing-affordability-crisis/>  
article: <https://www.wlky.com/article/louisville-families-share-lived-experiences-affordable-housing/70238440>
- **Louisville Metro Council approved \$1.25 million** for a popular down payment assistance program offering up to \$25,000 to income-eligible homebuyers, but funds are limited and expected to run out quickly when applications open in February; Find out more [HERE](#).

**Next Meeting – March 4th, 2026, 2 - 3:30 pm**

Meetings are always the 1<sup>st</sup> Wednesday of each month, 2 - 3:30 pm

Center for Accessible Living – Conference Room, 501 E. Broadway, Suite 310, Louisville, KY 40202

**Parking information:** Free parking is located behind the building but attendees will have to enter through the front door.