



green impact zone[®]
of MISSOURI



The Vision



“To develop a sustainable community; one that is environmentally, economically and socially stronger tomorrow than it is today...”

A place where people want to live, work and play.”

Catalyst Projects: Ivanhoe Neighborhood 39th Street Redevelopment

Redevelopment

- Demolition of school
- Housing Development
- Community center

Partners

- Ivanhoe Neighborhood Council
- City of Kansas City



Ivanhoe Neighborhood 39th Street Redevelopment



IVANHOE: 39TH STREET TARGETED PROJECT AREA HORACE MANN REVISED SITE PLAN



EUCLID AVENUE DUPLEXES WITH SENIOR COTTAGES AND RESIDENTIAL INFILL



SENIOR COTTAGES ALONG BOTH SIDES OF GARFIELD AVENUE



BROOKLYN AVENUE EXISTING WITH RESIDENTIAL INFILL

Catalyst Projects: Manheim Neighborhood Bancroft School

Renovation of historic school property

- 29 historic units
- 21 new units

•Partners

- Make It Right Foundation
- Dalmark
- Neighborhood Housing Services



Manheim Neighborhood Bancroft School Redevelopment



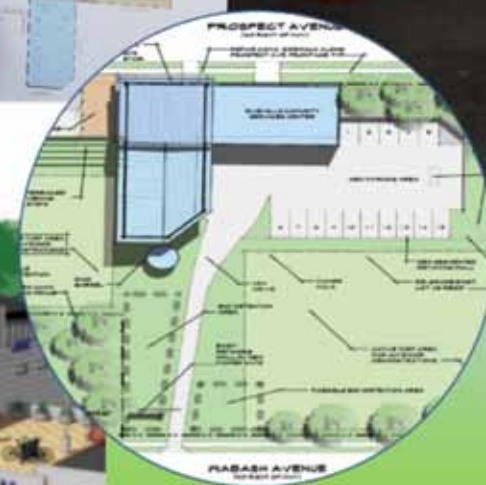
Catalyst Project: Small Business Incubator Blue Hills Community Services Center

Renovation of 5008 Prospect

- LEED standard
- Community center
- Contractor incubator
- Blue Hills Community Services offices

Partners

- Blue Hills Community Services
- LISC
- City of Kansas City



Land Trust Analysis – Zone wide

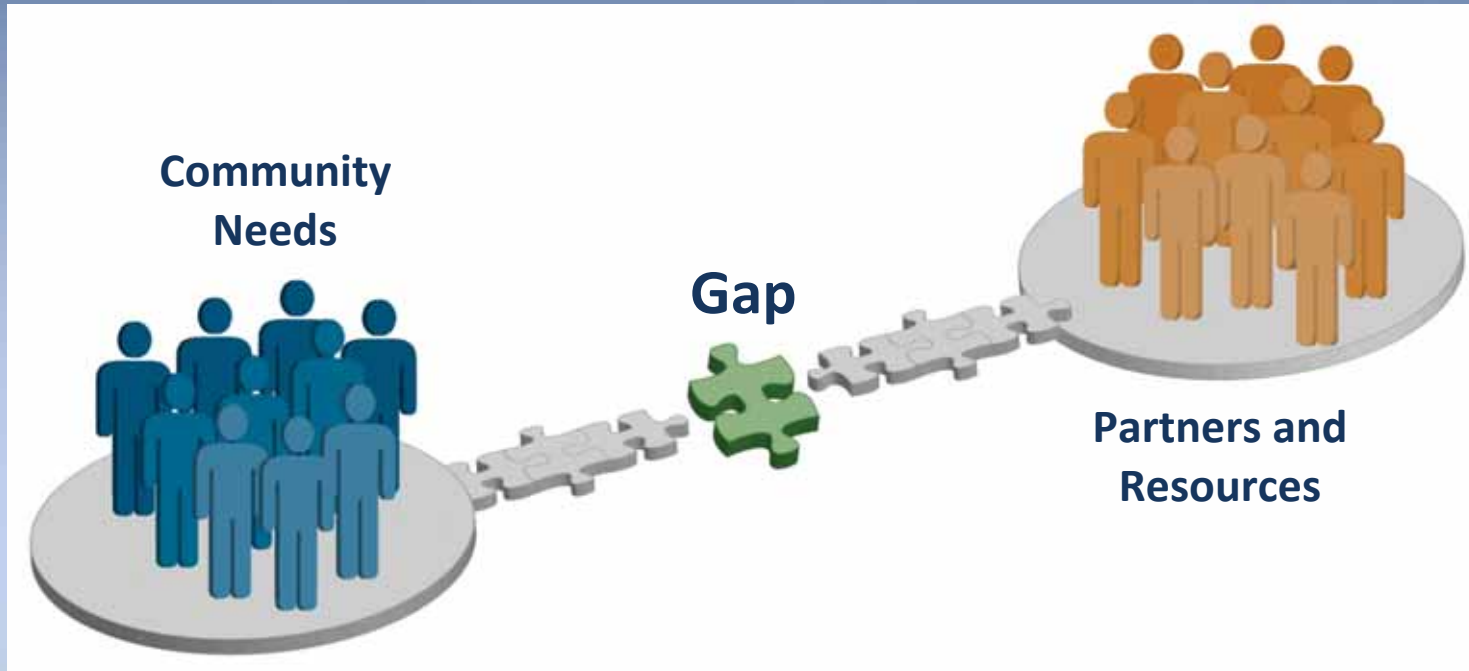
- 351 Land Trust parcels
- 177 Land Trust parcels located within the Green Impact Zone
- 125 of the Land Trust parcels are vacant lots
- 52 of the Land Trust parcels are vacant buildings/structures



Transformational projects in the Green Impact Zone



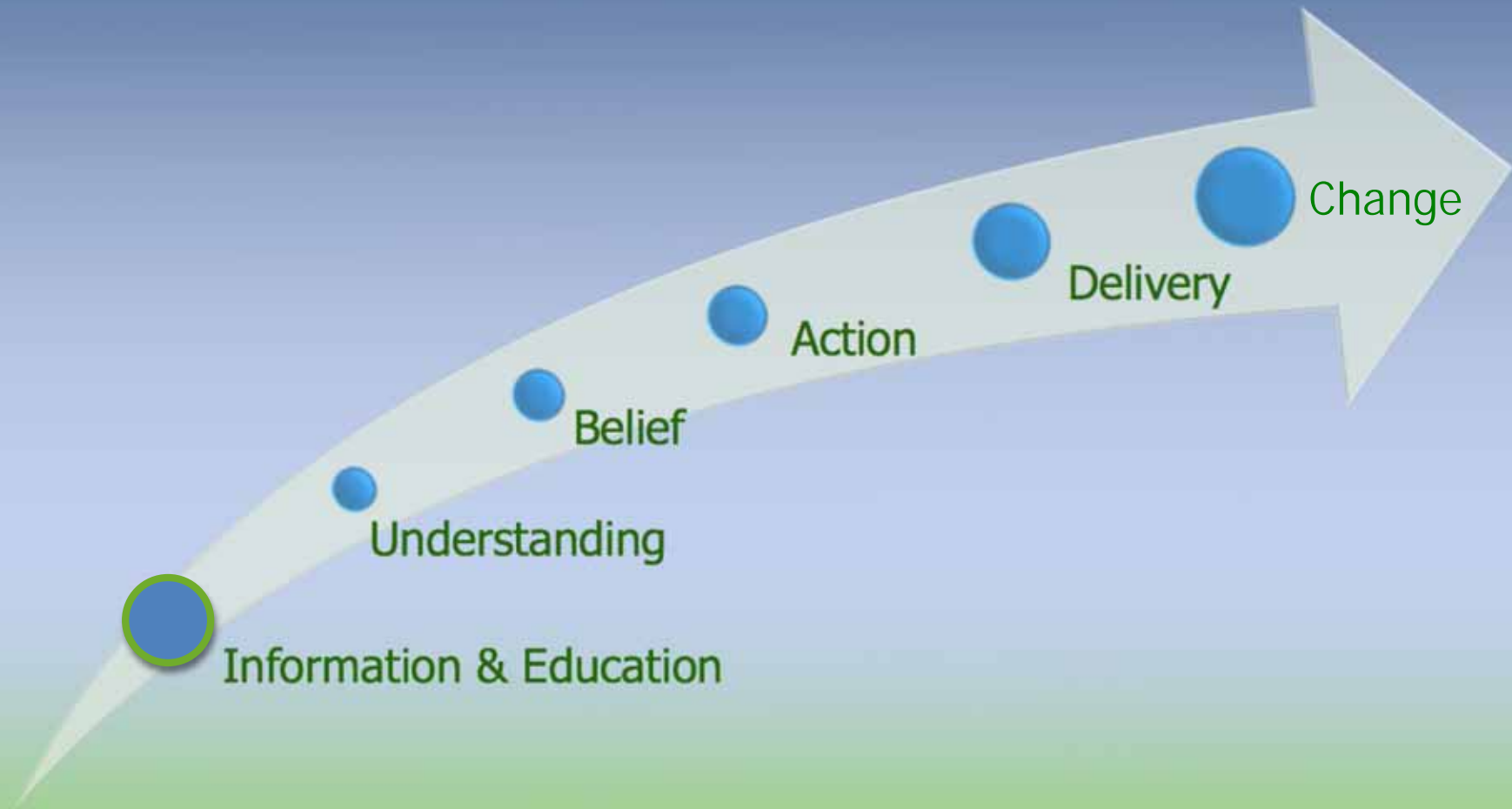
Closing the Gap



3 Fundamental & Interrelated Premises

- **Scale** — you must work at a scale large enough to change the market in the community, but target activities to specific catalytic projects.
- **People & Place** — successful community redevelopment requires that the multiple dimensions of disinvestment be addressed simultaneously. Investment in the physical fabric of a community will not be successful unless you also invest in the human fabric of the community
- **Both Sides of the Equation** — successful redevelopment requires enhancing the capacity of the community to address the issues facing the neighborhood **and** enhancing the capacity of those who control and allocate resources to understand the mutual benefits of the investment in redevelopment of these communities.

Capacity Building That Leads To Sustainability



Questions?



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