

RON Housing Surveys

Transforming Milwaukee's Housing Stock
through Support and Accountability

DYCU HUG Meeting
July 24, 2019



Who is RON?

- RON = Reclaiming Our Neighborhoods
- Collaboration and Partnership
 - Neighborhood Groups
 - Public entities and elected officials
 - Nonprofit Partners



Who is RON?

- Neighborhood Groups



- Public entities and elected officials

- DNS, NIDC, District Attorney, Sen. Taylor

- Nonprofit Partners

- MMFHC, Legal Action, Legal Aid, Habitat, MCC, LISC



Why was RON created?

- History of housing surveys in Sherman Park
- Foreclosure crisis legacy
- Improve neighborhood image and positively impact property values



Why has RON continued?

- Support and accountability
- Correlation between exterior and interior housing quality



What has RON accomplished?

- Compliance Loan Program
- STRONG Homes Loan Program
- Instrumental in prosecution of problem landlords
- Tracking housing quality data over time



Why is this important?

- **Quality of life**
 - Dwelling appearance
 - Exposure to environmental problems
 - Personal security
- **Affordable Housing Crisis**
 - Housing stability
 - Residential mobility
 - Socioeconomic inclusion
- **Social determinants of health**
 - Physical environment
 - Resource depletion
 - Walkability
- **Healthy Housing**
 - Lead paint exposure
 - Thermal comfort
 - Structural deficiencies (promotes hazards)



What does RON do?

- Monthly partner meetings
- Semi-annual housing survey
- Annual meeting at DNS



Monthly Partner Meetings

- Housing Triage
- Resource Sharing
- Continuous Improvement



Semi-annual housing survey

- Evaluation of the exterior of properties
- Why do it?
 - Creates new conversations & opportunities
 - Data-driven approach to support and accountability



Semi-annual housing survey

- Spring and Fall Surveys
 - Training / Orientation
 - Residents and community volunteers
 - Neighborhood Organization Staff
 - Students and volunteer groups



Residential Property

Please document the ROOF of the household					
	No repair needed	Minor repair needed	Major repair needed	Not observable	Not applicable
Chimney	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Shingles	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Soffit/Fascia	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Gutters/Downspouts	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Please document the EXTERIOR of the household					
	No repair needed	Minor repair needed	Major repair needed	Not observable	Not applicable
Siding	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Paint (body)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Trim paint	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Please document the WINDOWS AND DOORS of the household					
	No repair needed	Minor repair needed	Major repair needed	Not observable	Not applicable
Windows/Doors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Trim paint	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Please document the PORCH of the household					
	No repair needed	Minor repair needed	Major repair needed	Not observable	Not applicable
Upper railings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Lower railings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Porch Ceiling	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Floor/Supports	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Paint	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Steps	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Please document the YARD of the household					



Please document the YARD of the household

	No repair needed	Minor repair needed	Major repair needed	Not observable	Not applicable
Fence	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sidewalk	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Soil erosion	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Debris in yard	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Abandoned car	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Please document the GARAGE of the household

	No repair needed	Minor repair needed	Major repair needed	Not observable	Not applicable
Roof	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Siding	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Paint	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Garage door	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Structure	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Window	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Please document OTHER CONDITIONS of the household

Dwelling appears vacant: Yes No

Boarded house: Yes No

Graffiti: Yes No

Overall exterior condition

- A - Outstanding
- B - 1 or 2 *minor* repairs
- C - 3 or 4 *minor* repairs
- D - 1 or 2 *major* repairs
- F - 3 or more *major* repairs
- I - Construction of building incomplete

Overall attractiveness (taken as a whole, how visually attractive is the house?)

- Very attractive
- Somewhat attractive
- Somewhat unattractive
- Unattractive

Overall appearance (to what extent does the appearance of the building suggest that the owner is proud of the property?)

- To a great extent
- To a moderate extent
- To little or no extent

Address: _____ Initials: _____ Date: _____



Semi-annual housing survey

- Letters sent to property owners
- Annual meeting at DNS
- Outstanding House Award /
Most Improved Home Contest



Annual Meeting at DNS

- Targets owners of properties which graded out poorly
- Develop a plan (with or without the owner)
- Location of meeting signifies its importance



What's next for RON?

- Sustainability planning
- Developing a standard process across neighborhoods
 - Revising the housing survey
- Possible expansion of geography



Questions for you

- Would this sort of data be useful in your work?
- How could this data be more helpful to you?
- What do you believe could be done to enhance or strengthen the RON Group?



MANDI Video

[YouTube](#)



Questions for us?



Questions and Contact

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