

# ALLTRADE PROPERTY MANAGEMENT

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710 Barret Ave #201  
Louisville, KY 40204  
502-562-1985

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Metro Council  
601 W. Jefferson St  
Louisville, KY 40202

To the Members of Metro Council:

Thank you for allowing me the opportunity to address the Council today and I hope everyone is well during this difficult time. I am a former social worker and currently Chief Operating Officer at Alltrade Property Management, a property management company managing over 5,000 rental units in Louisville, Lexington, North Carolina and Alabama.

My original public comment, formulated prior to the COVID-19 pandemic hit Louisville consisted of these main points:

- More than 5,000 households were evicted in Jefferson County in 2016, a rate that is two times the national average.
- Eviction displaces families, disrupts communities and creates further barriers to stable housing.
- Louisville is already three years behind Ohio and many other states who have eviction prevention programs in place after Matthew Desmond's 2016 book Evicted highlighted the eviction crisis in America today.

These comments are more relevant now and we need to act quickly. In the wake of COVID-19, families are at an elevated risk of being evicted. The eviction moratorium is commendable and will stave off the imminent threat of an eviction, but the moratorium will come to an end and families will once again be at risk of displacement.

We have social work interns at Alltrade focusing on reducing evictions and reducing barriers to housing. In the midst of this crisis, our interns created a comprehensive resource list for our residents and were available to field calls and support our residents. Social workers are trained handle a crisis.

At the Cleveland, Ohio Housing Court, they have a social worker in their courthouse making referrals to applicable resources and providing case management to residents facing eviction. Through the services of the social worker in conjunction with local non-profit agencies, more than 600 people have been prevented from landing on the street since 2016.

According to the Coalition for the Homeless, a homeless person in Louisville can cost the city over \$50,000 annually. The city could pay the social worker's salary by keeping just one person stably housed. A social worker in the courthouse can help residents navigate the resources available, engage case workers already working with residents and make appropriate referrals to help prevent evictions. There are many pilot programs around the country aimed at reducing evictions. A social worker in the courthouse is cost effective and would take few resources to get up and running using the Cleveland Housing Court model. Social work interns could provide additional support and capacity.

I respectfully request that the members of Metro Council consider the strategy of installing a social worker in the courthouse to decrease evictions. I am available for further discussion and resources on this topic if anyone wishes to reach out to me. Thank you for your consideration.

Sincerely,

Megan McGinn  
Chief Operating Officer  
Alltrade Property Management  
[mmcginn@alltradeproperties.com](mailto:mmcginn@alltradeproperties.com)  
502-562-1985 x280