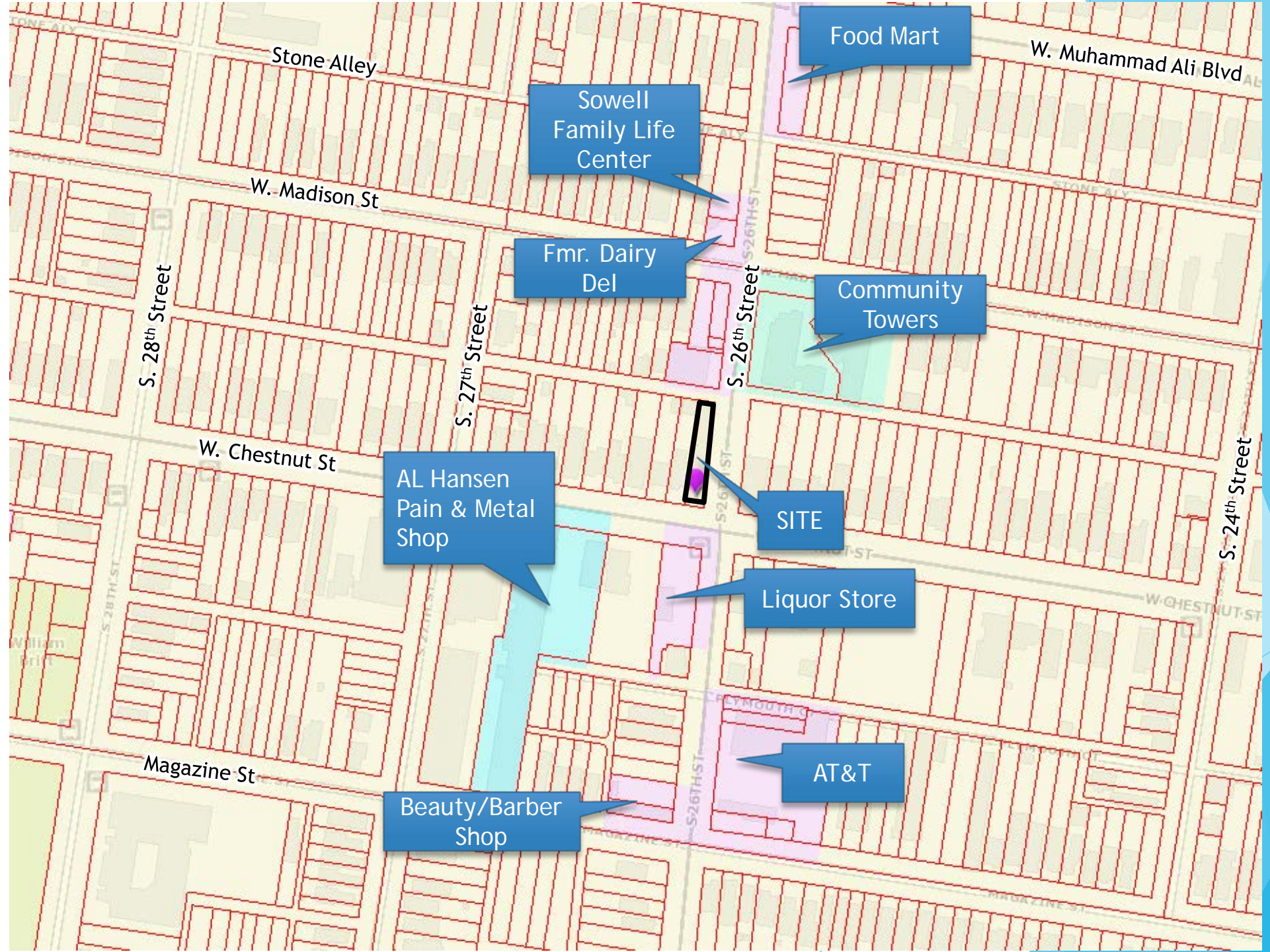


Docket No. 19-CUP-0139

Conditional Use Permit to allow the operation of
Transitional Housing in the Russell neighborhood at
2601 W. Chestnut Street



Fed With Faith
c/o Jean Manganaro



Food Mart

W. Muhammad Ali Blvd

Sowell Family Life Center

Stone Alley

W. Madison St

Fmr. Dairy Del

Community Towers

S. 28th Street

S. 27th Street

S. 26th Street

S. 24th Street

W. Chestnut St

AL Hansen Pain & Metal Shop

SITE

Liquor Store

Magazine St

Beauty/Barber Shop

AT&T

CUPs in the area



▼ Planning

- Jefferson Related Cases
 - Appeal
 - Cup
 - ESR
 - Variance

Search Parcel IDs



S 27th St S. 27th Street

W CHESTNUT ST

W. Chestnut St

S. 26th Street S. 26th St

W MADISON ST

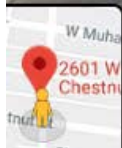


W Chestnut St
le, Kentucky
oogle
Street View - May 2019



W. Chestnut St

S. 26th Street



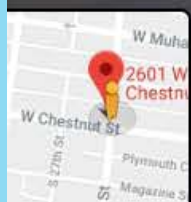
574 S 26th St
Louisville, Kentucky
Google
Street View - May 2019



S. 26th Street



S. 26th Street

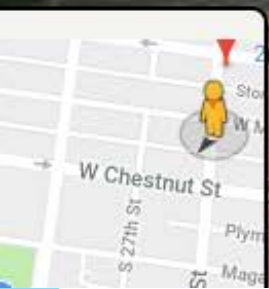




SITE

S. 26th Street

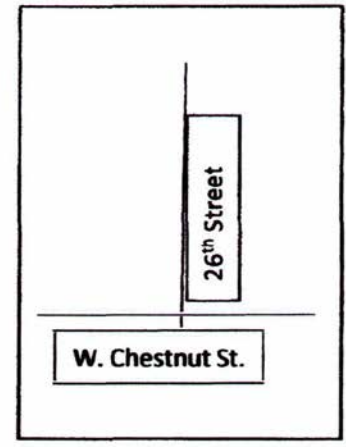
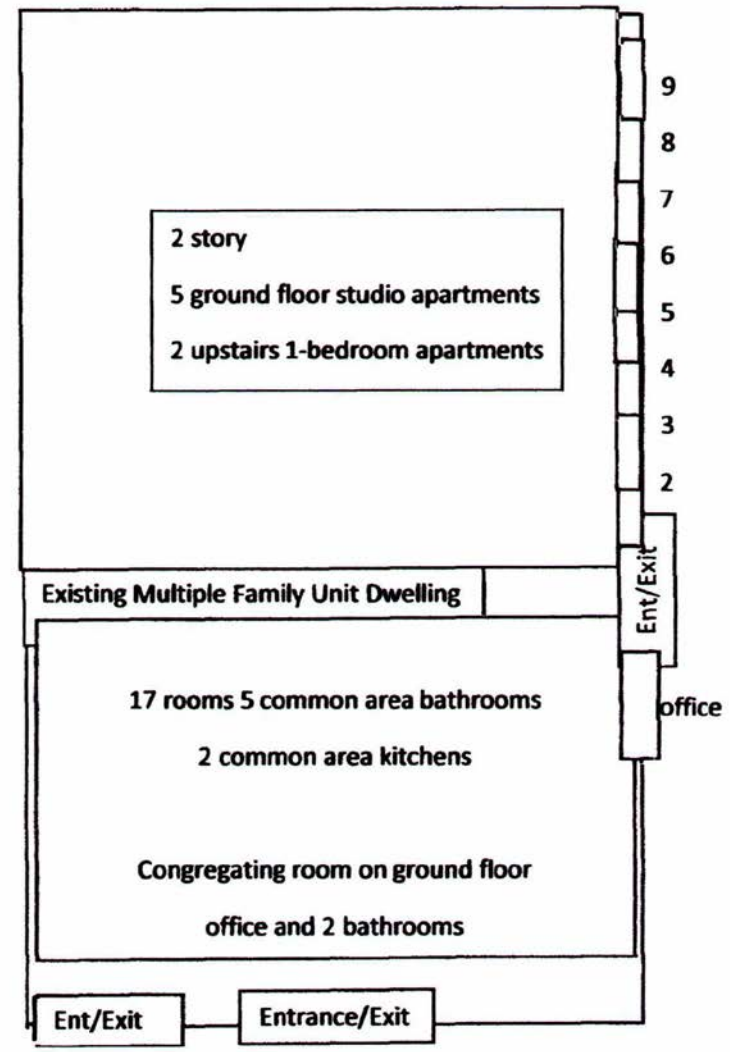
26th St



Google

2601 W. Chestnut St. Louisville Ky. 40211

Zoning R-6



NW CORNER 26TH AND CHESTNUT STS IRREG 25.83 X 161 AVG TO 20FT ALLEY

Kentucky Secretary of State Online Services



Secretary of State Home

FastTrack Business
Registration

Elections Home

View Sample Ballots

Candidate Filings

Declare Your Candidacy

Organization Search

Current Officer Search

Founding Officer Search

Registered Agent Search

Name Availability Search

File Annual Report

Assumed Name Renewal

Registered Agent /
Registered Office Change

Principal Office Change

Validate Certificate

Prepaid Account Status

FED WITH FAITH, INC.

[File amended annual report](#) | [File Statement of Change of Principal Office](#) | [File Statement of Change of registered Agent / Registered Address](#)

[Printable Forms](#) | [Additional Services](#) | [Certificates](#)

General Information

Organization Number	0905049
Name	FED WITH FAITH, INC.
Profit or Non-Profit	N - Non-profit
Company Type	KCO - Kentucky Corporation
Status	A - Active
Standing	G - Good
State	KY
File Date	12/17/2014
Organization Date	12/17/2014
Last Annual Report	4/25/2019
Principal Office	2601 WEST CHESTNUT ST 502-269-1027 2601 WEST CHESTNUT ST, 502-269-1027 LOUISVILLE LOUISVILLE, KY 40211
Registered Agent	S & H LOUISVILLE LLC 400 WEST MARKET STREET SUITE 1800 LOUISVILLE, KY 40202-3352

Fed with Faith is a Non-Profit company

Current Officers

President	WENDY MANGANARO
Director	DALE MERCKER
Director	JIM SAMS
Director	PATRICK DONAHUE
Director	WENDY MANGANARO

Individuals / Entities listed at time of formation

Director	WENDY MANGANARO
Director	SUSAN VANCE

Monthly Budget

operations cost 2019	Monthly	7/1-8/1	1-Sep
LG&E 8049 Average	\$1,500.00	2,543.71	1,684
House phone & internet	\$83.62	\$83.62	83.62
Loui Water Average	\$1,200.00	1420.5	1500
Mortgage	\$1,000.00	743.33	743.33
Wireless Plan	\$268.00	240.7	315.7
Office Assistant	\$224.00	724	448
Repairs	\$500.00	500	500
Van & delivery building Insurance	\$1,005.00	1005	1663.8
Gas	\$350.00	350	350
Pest Control	\$100.00	100	100
Outreach Food	\$400.00	300	300
Monday Shelter Cost	\$800.00	800	0
Trash Service	\$285.00	285	285
Call Service	\$50.00	50	50
Friday night meals	\$300.00	300	300
ID Services	\$160.00	100	50
Coffee, TP, Clean supplies	\$500.00	300	300
Client Misc Support	\$200.00	100	20
Total	\$8,925.62	9,945.86	8,693
City fees and permit costs			1,025.00
			9,718
Client Rental Payments August			-6770
Subtotal			2,948
Labor costs			2140
Donations			-3,275.58
			1,813

Application for Residence



Application for Residence A sober living community for men



PERSONAL INFORMATION					
Print Your Full Name			Date of Birth	Age	
Phone		Email			
Social Security #		Marital Status	Current Living Situation		
Current Address			City	State	Zip
Own a vehicle? <input type="checkbox"/> Yes <input type="checkbox"/> No	Year/Make/Model			License #	
Valid Driver License? <input type="checkbox"/> Yes <input type="checkbox"/> No	State	Driver License #			
RECOVERY INFORMATION					
Are you an alcoholic? <input type="checkbox"/> Yes <input type="checkbox"/> No	Drug addict? <input type="checkbox"/> Yes <input type="checkbox"/> No	Date of Last Use	Drug(s) of Choice		
Currently/recently in treatment? <input type="checkbox"/> Yes <input type="checkbox"/> No	Name & Location of Facility				
Did you complete successfully? <input type="checkbox"/> Yes <input type="checkbox"/> No	Discharge Date	Name of Counselor			
How do you plan to stay clean and sober?					
Who referred you to the Gratitude House? (Name, Relationship & Phone)					
Do you attend 12-step meetings? <input type="checkbox"/> Yes <input type="checkbox"/> No	If so, how often?		Do you have a sponsor? <input type="checkbox"/> Yes <input type="checkbox"/> No		
Have you lived in a recovery house before? <input type="checkbox"/> Yes <input type="checkbox"/> No	Name & Location of House			When/How long?	
Why did you leave there?					
Why do you want to live at the Gratitude House?					
EMPLOYMENT INFORMATION					
Are you employed? <input type="checkbox"/> Yes <input type="checkbox"/> No	If Yes, Name & Location of Employer			Job Title	How long employed?
Current Monthly Income	What other types of work have you done?			Special Skills/Training	

If No, How long since last employed?	Are you willing/able to get a job within 30 days? <input type="checkbox"/> Yes <input type="checkbox"/> No	Are you willing/able to be self-supporting? <input type="checkbox"/> Yes <input type="checkbox"/> No
Will someone else be helping you pay rent or deposit? <input type="checkbox"/> Yes <input type="checkbox"/> No		
Name/Relationship		Phone
Street Address	City	State Zip
LEGAL INFORMATION		
List Pending Charges/Cases/Warrants		
Ever been incarcerated? <input type="checkbox"/> Yes <input type="checkbox"/> No	When/How Long?	Reason
Name & Location of Facility		
Currently on probation/parole? <input type="checkbox"/> Yes <input type="checkbox"/> No	Location of Office	
Name of Officer	Contact Phone	Are you a registered sex offender? <input type="checkbox"/> Yes <input type="checkbox"/> No
List Felony Convictions		
MEDICAL INFORMATION		
List All Medical/ Psychiatric Conditions	List All Current Medications	
Describe Any Injuries/Disabilities		
Describe Physical Limitations Resulting from Disabilities		
Name of Physician		
Are you receiving Suboxone, Subutex, Methadone, Vivitrol, etc? <input type="checkbox"/> Yes <input type="checkbox"/> No	Physician Prescribing	
EMERGENCY CONTACTS (LIST TWO)		
Name	Relationship	Phone
Street Address	City	State Zip
Name	Relationship	Phone
Street Address	City	State Zip
I have read and agreed to all house rules, and I swear every word of this application is true. (signature required)		

The Gratitude House is an organization that operates as an entity of Fed with Faith Inc. By accepting residency into The Gratitude House Recovery Program, the above client has had all policy, rules, and requirements explained to them in verbal and/or written word and at this moment agrees to all of the policy and rules. The Gratitude House is an organization that supplies a community environment conducive to recovery from drugs and alcohol and as such reserves the right to discharge an individual at any time for violation of the terms of residency to keep the integrity of the sober the community intact

As part of the Application for Residence, applicants must agree to a background check

CONSENT TO CRIMINAL AND SEX OFFENDER BACKGROUND INVESTIGATION

I, _____, ("Client"), hereby authorize and permit, _____, ("The Gratitude House"), to secure information about me from reporting agencies, including criminal and sex offender registry. At the same time, I hereby authorize any reporting agencies, legal sources, current and prior employers, as well as any other personal references to provide relevant information about me to the Gratitude House.

Applicant Signature

Rules for Residence



1. Zero Tolerance for drug or alcohol use. (No engaging in illegal substance manufacturing, possession and distribution will be tolerated.) Grounds for immediate discharge.
2. Zero Tolerance for stealing. (Taking food from others without permission is considered stealing. We encourage community cooking, meal planning and sharing dinner time together. This is to assist in developing a family-like structure.) Grounds for immediate discharge.
3. Zero Tolerance for the destruction of The Gratitude house or other residents' property. Grounds for immediate discharge.
4. Zero Tolerance for sexual activity between residents. Grounds for immediate discharge.
5. Zero Tolerance for physical confrontation or verbal confrontation with any staff or resident. This includes name-calling and intimidation tactics. Grounds for immediate discharge.
6. Any resident who is on prescribed medications must immediately inform the house manager; the house manager must approve all medication. All medications must be taken as prescribed. We only allow non-narcotic medications we do not accept clients being treated with Buprenorphine, Methadone, Gabapentin, or Suboxone.
7. As a member of a recovering community, based on the principles of honesty, trust and helping to create a safe and sober environment, we request any resident who knows that another resident has violated any rules of The Gratitude House report the behavior to staff. Holding a Negative contract can be Grounds for immediate discharge.
8. Any visitor to Gratitude House property will be asked to leave immediately if The Gratitude house staff or residents suspect any use of illegal or illicit drugs, including alcohol. Residents who have been asked to leave due to their own breach of rules will not be permitted back on the property.
9. All residents must attend 5 meetings per week. Meeting verification sheets are due at the house meeting.
10. Residents must obtain and maintain a sponsor while living at The Gratitude House.
11. Residents must attend a mandatory House Meeting on Friday evening at 7 pm.
12. Residents must be willing to submit to a drug/alcohol urine screen upon the request of the Gratitude House Staff.
13. We request that a resident commits to a 90-day stay.
14. Residents' rooms must always be clean at all times. (Residents' beds are to be made when the residents are not in bed.) Residents understand that staff will execute room Checks" at any time to uphold the community standards of a contraband free community and a clean house.

15. Chore time and the curfew is 10 PM Sunday through Thursday and 11:00 PM Friday and Saturday for the first 30 days with no exceptions.
16. Clients are required to sign in and out whenever they go off Gratitude House property.
17. Residents must sleep at the house each night unless prior arrangements have been made with staff. Overnight passes are given after 30 days living at the gratitude house (Maximum 2 nights per week)(2 per month).
18. Residents are not permitted to have overnight guests. All visitors to the property must be approved by staff and must be off the property by 10:00 PM.
19. Residents must be employed or enrolled in IOP within the first 14 days. Residents are restricted to a 1st shift schedule only NO 2nd or 3rd shift employment is acceptable.
20. Residents having unusual job requirements must have Gratitude house staff approval.
21. Residents not employed or in school are encouraged to be off the property by 9 AM daily and return after 4 PM while engaging in activities conducive to recovery, volunteering or job searching.
22. Residents will participate in ongoing mandatory house chores. A list of chores will be provided along with times and days to engage those chores.
23. Any Residents within their first 30 days are recommended to have a peer with them during outings.
24. Clients who are discharged for violation of rules will have 30 days from the date of discharge to collect their belongings from the premises. Items will be black bagged tagged and stored. The belongings will be donated to an outside organization after 30 days if items are not picked up. The Gratitude House is not liable for any client belongings if a client is discharged for violation of rules or leaves program without their property. A \$100 cleaning charge and a \$50 key charge will be placed on an account if a person leaves without cleaning their room and not returning their keys.
25. As a requirement of residency clients will participate in serving the homeless with FWF every Sunday. This requires the client to sign up on the community room desktop computer for a serving shift preferably by Tuesday of each week.
26. As a client of Fed with Faith Inc., you agree and understand these terms. These policies and procedures have been explained to you, and you have received a written copy of these policies. By accepting a residency at The Gratitude House, you agree to abide by and live by these rules.



We are happy you are here and hope you stay clean and sober.

Letter of Support



Family Health Centers

PHOENIX

Health Care for the Homeless

April 9, 2019

To whom it may concern:

I am writing to express my support for Fed with Faith-Gratitude House's application for a conditional use permit for its 2601 W. Chestnut Street location. My organization's Common Assessment Team has worked in collaboration with Fed with Faith for a number of years and can attest the organization provides vital outreach services to homeless individuals in a highly underserved part of Louisville. Currently, Gratitude House provides a space for my outreach team to visit every two weeks to conduct assessments with homeless individuals to help link them to housing, healthcare, and other mainstream services. We also visit this location on an as needed basis and regularly communicate with Jean and Wendy Manganaro about vulnerable individuals served by the organization. Gratitude House is a vital link for our organization to homeless individuals located in the Russell neighborhood and other parts of West Louisville.

Please feel free to contact me at 502-773-3811 if you have any other questions about this partnership. Thank you.

Sincerely,

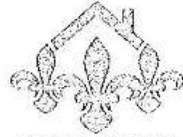
Carey D. Addison, Jr., Ph.D.
Health Care for the Homeless Supervisor
Family Health Centers-Phoenix

Joint Commission Accredited

www.fhcloouisville.org

PHOENIX Health Care for the Homeless 7121 Muhammad Ali Blvd Louisville, KY 40202 502.568.6972	PORTLAND 2215 Portland Ave. Louisville, KY 40212 502.774.8631	AMERICANA 4605 Louisa Ave Dr Louisville, KY 40014 502.773.3860	EAST BROADWAY 914 L Broadway Louisville, KY 40204 502.583.1921	FAIRDALE 7400 Neighborhood #5 Fairdale, KY 40116 502.366.2391	BROOKHURST 4100 Gallop Blvd Louisville, KY 40215 502.366.1747	SOUTH WEST 9201 Streetview Rd Bldg. 1, Suite 200 Louisville, KY 40222 502.595.5051
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Letter of Support



Coalition for the Homeless
loulhomeless.org

1300 S 4th St, Suite 250
Louisville, KY 40208

502.636.9950
502.636.9950 fax

COALITION
FOR THE
HOMELESS

April 15, 2019

Jean Manganaro
Founder & Director
Fed with Faith, Inc.
PO Box 6961
Louisville, KY 40206

Dear Mr. Manganaro:

As the Executive Director of the Coalition for the Homeless, I would like to provide this letter of support for the Fed With Faith housing and service program located in the Russell neighborhood. First, you should be commended for adding to the stability of the neighborhood. The building was an eyesore to the neighborhood and was creating a safety hazard to those living in and near the property. It now meets local code and safety requirements and has a pleasant appearance in the neighborhood.

Second, the facility provides multiple greatly needed services to the poor and homeless in our community including day services, food preparation and delivery and sober housing. These services have literally saved lives where we presently have a waiting list of 35,000 households needing very low-income housing and services.

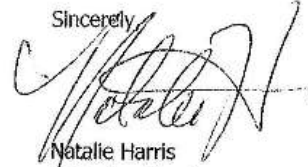
Finally, this property is not just a housing facility, but includes daily over-site from staff to insure clients get the services they need and neighbors have someone to go to if there are any questions or concerns.

I understand that many in the Russell neighborhood are frustrated because property owners have purchased buildings, provided poor quality housing, not maintained their properties and included no over-site or services in the name of recovery housing. At the same time, city staff have not used existing code enforcement to make these owners comply or create new policy where needed. I hope the actions of others will not affect your project as you have gone out of your way to be a good neighbor and improve the neighborhood and the lives of those in need.

Mr. Jean Manganaro
Page Two

Please let me know if you or others have questions about this letter of support and the importance of your program in our community at 502-636-9550 x 212 or nharris@louhomeless.org

Sincerely,

A handwritten signature in black ink, appearing to read 'Natalie H.', written in a cursive style.

Natalie Harris
Executive Director



DEPARTMENT OF PUBLIC HEALTH AND WELLNESS

The hepatitis A outbreak continues in Louisville. As of today there have been 613 cases. Counties all around Louisville and across the state are experiencing this outbreak. Statewide there have been 1,851 cases, 1,029 hospitalizations and 14 deaths. Indiana is also experiencing a hepatitis A outbreak.

The best protections against hepatitis A are vaccination and thorough hand washing. If you have volunteers, employees or clients who have not been vaccinated against hepatitis A, please encourage them to do so. Information about where to be vaccinated can be found at <https://louisvilleky.gov/government/health-wellness/where-can-i-get-hepatitis-vaccination>.

Here are a few other important reminders about hepatitis A:

- Hepatitis A is spread through person-to-person contact.
- Anyone preparing or serving ready-to-eat foods should never use their bare hands and should carefully wash their hands with warm water and soap before preparing or serving food and especially after using the bathroom.
- Volunteers and employees should never work while they are sick with stomach (gastrointestinal) illnesses.
- Hand sanitizer is not effective at killing or cleaning away Hepatitis A infection. Hand washing with warm water and soap is essential.
- Not all disinfectants used in restroom cleaning are effective against the hepatitis A virus. The best disinfection guidelines are included with this announcement. If you have new volunteers and/or employees who are responsible for janitorial services be certain they are aware of the necessity to follow these guidelines explicitly and understand the importance of thorough cleaning procedures.

We have much more information about the hepatitis A outbreak on our website.

**Please don't hesitate to call or E-mail Paul Kern
(502.432.6431/paul.kern@louisvilleky.gov) if you have questions.**

Compliance with the Hep. A outbreak



PUBLIC HEALTH AND WELLNESS
LOUISVILLE, KENTUCKY

GREG FISCHER
MAYOR

SARAH MOYER, MD, MPH
DIRECTOR

October 8, 2018

Gratitude House
ATTN: Jean Manganero
2601 West Chestnut
Louisville, KY 40211

Dear Community Partner:

Thank you for your important work in joining with us to respond to the hepatitis A outbreak in our community. While the outbreak continues, we are seeing some encouraging trends. Even as case counts continue to rise across Kentucky, Indiana, Tennessee, Ohio and West Virginia; the number of new cases in Louisville has continued to fall steadily each month since April.

The most current case count in Louisville (as of October 2) stands at 613 cases with 376 hospitalizations and 5 deaths.

More than 82,000 hepatitis A immunizations have been given across our city since the outbreak began in November. The CDC has called Louisville's response "the gold standard." This would not have been possible without you!

Thanks to the Aetna Foundation and to Anthem Medicaid for the financial support that allowed us to purchase additional vaccines. Thanks to those who were on the front lines assisting us in giving vaccinations - the U of L Global Health Clinic, the Kentucky Nurses Association and the Louisville Metro Medical Reserve Corps.

Thanks to providers such as Walgreen's, Family Health Centers, the U of L Pharmacy, the Shawnee Health Center and the Kroger Little Clinics who gave us valuable data on their vaccine stocks and on the number of hepatitis A immunizations they had administered. Thanks also to Metro United Way 2-1-1 for fielding hundreds of phone calls at the height of the outbreak and delivering vital health information to the public.

Thanks for the support of the business community including the Downtown Business Association, the Kentucky Restaurant Association, Churchill Downs and the countless other establishments who were so cooperative in assisting to get their employees vaccinated.

Thanks to the Family Health Center Phoenix who so closely worked with us to provide immunizations to high-risk populations such as the homeless and those who use drugs.

Thanks also to the Coalition for the Homeless for helping us access the camps, shelters, churches and other organizations who serve some our city's most vulnerable populations. Controlling the outbreak in these hard-to-reach populations during its early stages saved lives and was essential to the declining number of new hepatitis A cases we are seeing today.

Thanks to Beacon House, Bridgehaven, Cathedral of the Assumption, the Center for Women and Families, Chestnut House, Church of Promise, Churchill Downs (Backside), CTS Russell, Dismas Charities, Divine Steps, Dr. Farmers Clinic, Ethel Graham House, Family Community Clinic, Fed with Faith, Feed the City, Fern Creek United Methodist Church, the Forgotten Louisville, Franciscan Kitchen, Gratitude House, the Healing Place, House of Grace, House of Hope, House of Ruth, 805 Mary Street, Jeff Street @ Liberty, Keep Louisville Warm and Kristy Love House.

Thanks also to Ladies of Promise, Lord's Kitchen, Louisville Rescue Mission, Morton Center, My Dog Eats First, Our Father's House, Ozanam Inn (St. Vincent de Paul), Portland Presbyterian, Pricilla's Place, the Pride Festival, Redeemer Lutheran Church, the Salvation Army, Scarlett Hope, Share The Love Outreach, Smoketown Dare to Care (Grace Hope Presbyterian Church), Spirit House, St. Martin of Tours Church, Middletown United Methodist Church, St. George Community Center, St. John's Center, St. Jude Women's Center, St. Stephen Church, Talbot House, the Table/Church of the Promise, Volunteers of America, Wayside Mission and Wellspring.

Thanks especially to the countless individuals who have volunteered hour upon hour of their time during the outbreak. The hepatitis A outbreak has been a public health challenge that the community is meeting and overcoming thanks to our united community-wide response. I am deeply grateful! Thank you.

Sincerely,



Dr. Sarah Moyer, Director



WWW.LOUISVILLEKY.GOV

400 F. GRAY STREET LOUISVILLE, KENTUCKY 40202-1704 502.574.6530 FAX: 502.574.6588



PUBLIC HEALTH AND WELLNESS
LOUISVILLE, KENTUCKY

GREG FISCHER
MAYOR

SARAH MOYER, MD, MPH
DIRECTOR

Dear Community,

I am the facilitator for the Recovery Housing Task Force that began as part of the strategic plan, Coming Together for Hope Healing & Recovery, written to address substance use disorders in our community. Goal number 8 of the strategic plan was to address the lack of regulations/guidelines around recovery housing. A number of stakeholders, including residents, families, treatment providers, and the Department of Corrections reported a great need for more safe and effective recovery housing for people seeking recovery from addiction.

While I cannot speak to operations at the Gratitude House, I can say that Jean has been a member of the Recovery Housing Task Force since May 2018. I recruited Jean to be a member of the Task Force after several community members recommended him through his work and personal experience with homelessness. Since Jean has been a member of the Task Force, he has provided important and valuable insights as the owner/operator of the Gratitude House.

Louisville Metro Public Health & Wellness is not the regulatory body governing or providing enforcement for recovery houses that do not meet guidelines. Currently, our community does not have regulations or guidelines regarding recovery housing. The Kentucky Department for Behavioral Health, Developmental and Intellectual Disabilities is currently working to establish a state-wide certification program for recovery housing under the National Alliance for Recovery Residences (NARR). The Task Force supports the work of DBHDID to establish a program with NARR and expects this program to provide much needed guidance and structure to support and identify safe and effective recovery housing.

Sincerely,

A handwritten signature in black ink that reads "Sam Rose".

Sam Rose

communitysc@the-inc.com

<u>Name</u>	<u>Address</u>	<u>Phone</u>	<u>Email</u>
1 Amy Sneed	2526 W Madison St. OFFICE Louisville, Ky 40211	502 457-3703	communitysc@the-inc.com
2 Barbara Roy	2526 W. Madison St. OFFICE Louisville, Ky 40211	772-2589	

Community manager @
tesco properties.com

Neighborhood Meeting Summary

A neighborhood meeting was held on Wednesday, October 2, 2019 at 6:30 pm at the Table at 1800 Portland Avenue, Louisville, Kentucky. The applicant's representatives, Nick Pregliasco, attorney with Bardenwerper, Talbott & Roberts led the meeting by showing a PowerPoint presentation. Nick showed the property, ground level pictures of the property as well as aerial photographs, and a number of slides specific to the use, including the rental agreement, consent to criminal background checks/sex offender registry checks, and the rules and regulations for the residents. Nick explained the history of the property and the adjoining apartments not part of the application. He also explained the prior Community Services use on Mondays from 10 am to 2 pm, which has caused some complaints, but which has been abandoned and is not being requested for approval for use in the future.

There were two individuals in attendance, both from the Community Towers property, who knew the property and the area very well. They asked a number of questions about the transitional housing use, how residents are selected, the number of potential residents, the rent, length of stay, etc. for the residents. They discussed the concerns they had with the property prior to the applicant's purchase of the property related to the tenants in the apartment portion of the property and the trash that the tenants would leave on their property at times, but indicated that this is no longer a current issue as far as they have noticed. Nick confirmed they had the date and time for the public hearing and gave them his business card in case they think of additional questions prior thereto.