



# Youth Group Housing Workshop

April 29, 2025



# Agenda

- **Welcome and Introductions** (5 minutes)
- **Youth Group Housing Issue: Definition and Background** (30 minutes)
  - Kyrsten French
- **Case Studies Panel Discussion** (45 minutes)
  - City of Dayton: Emily Crow
  - Harrison Township: Shannon Meadows and Chad Adkins
  - City of Trotwood: Tyler Hauck
- **Open Discussion and Wrap Up** (10 minutes)



# Background Presentation

Youth Group Housing Definition and Issues



# What is a Group Home?

A residential dwelling that includes a source of care and supervision for people needing additional support.

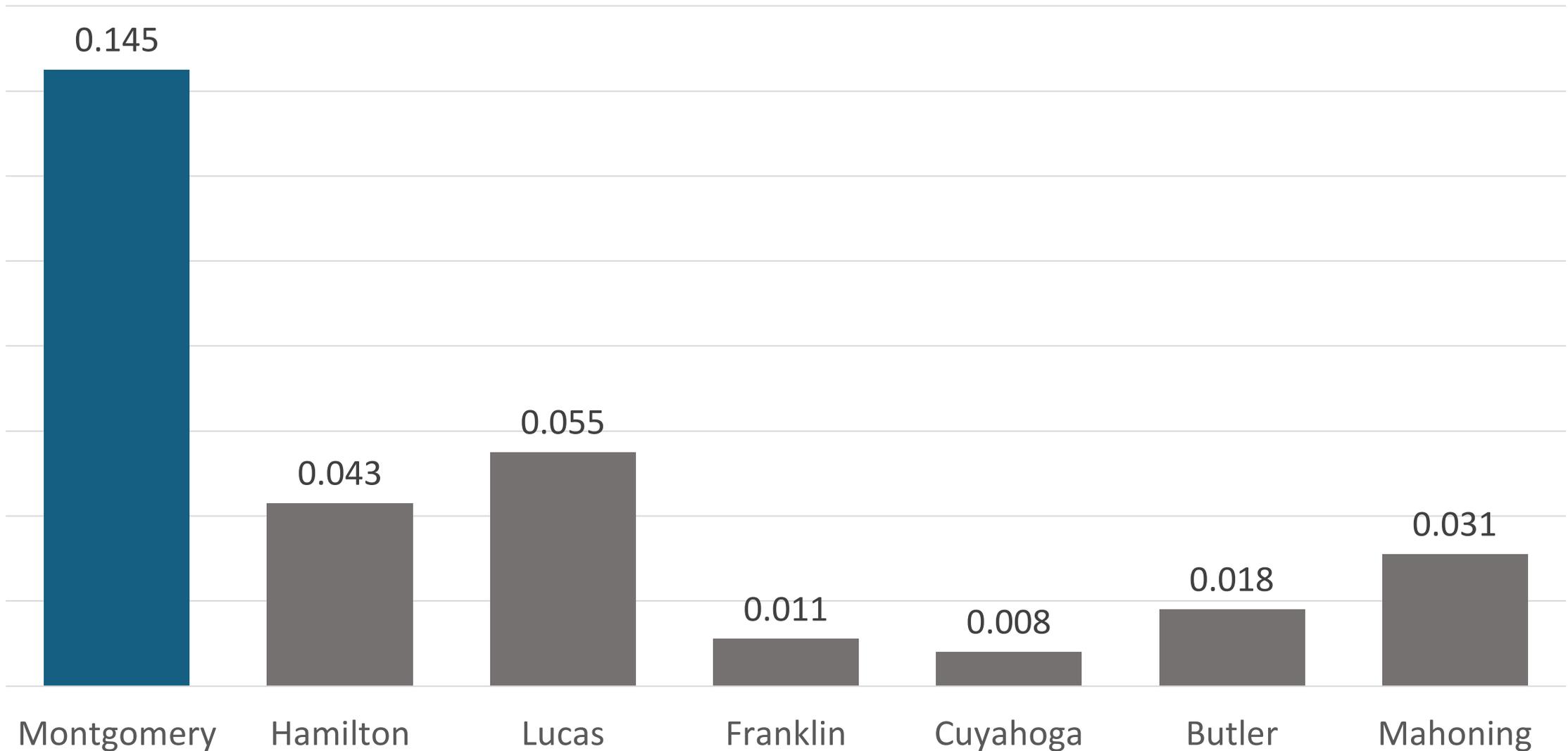
Also called a residential facility

# Types of Group Homes

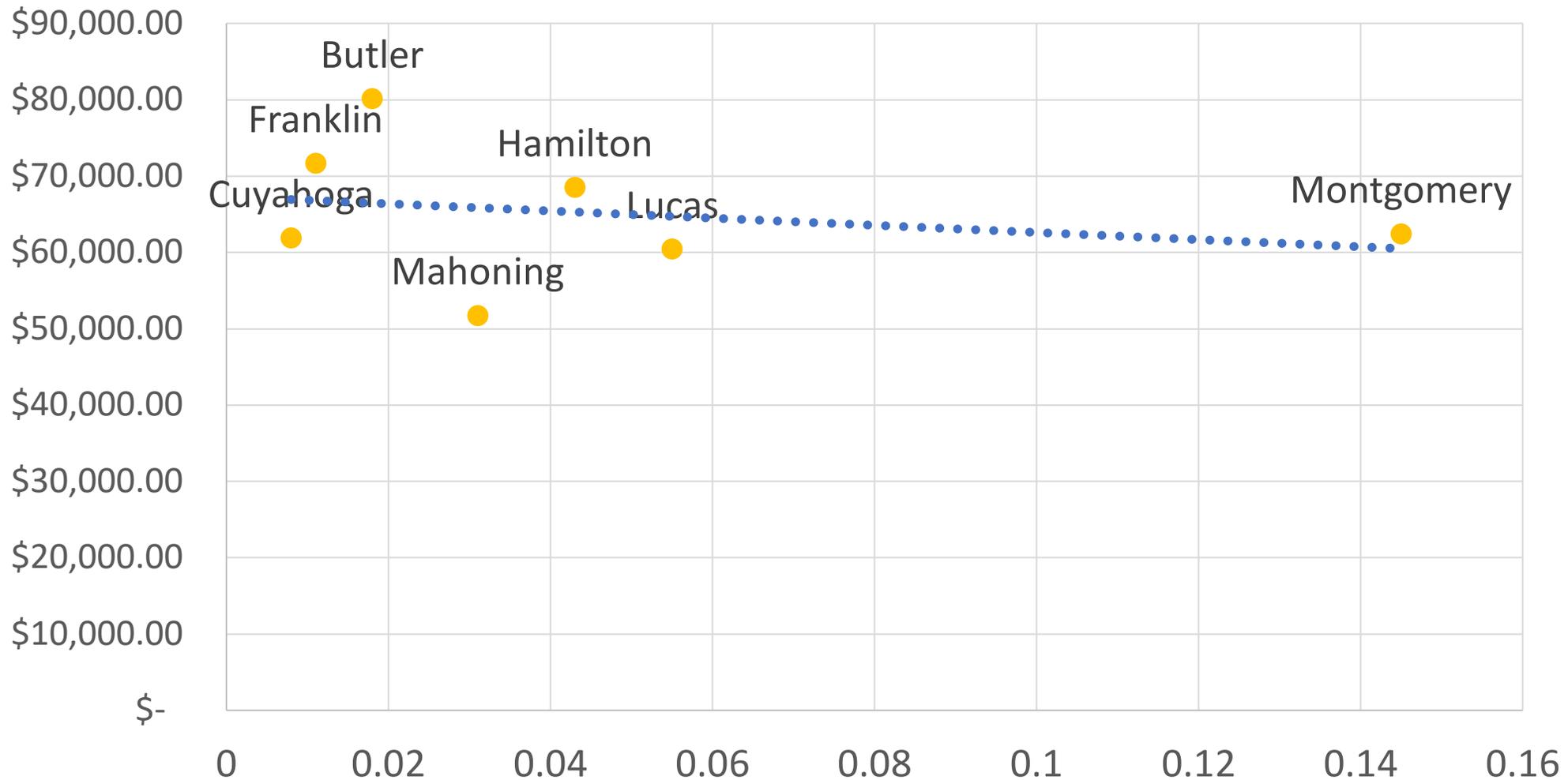
| Serves  | ORC Section      | Agency                                   |
|---|------------------|--|
| Children, foster care up to age 21                | Section 5103.052 | Department of Youth                      |
| Addiction recovery, mental and behavioral health* | Section 5119.34  | Mental Health and Addiction Services     |
| Developmentally disabled adults or children       | Section 5123.19  | Department of Developmental Disabilities |
| Aging adults                                      | Section 3721.01  | Department of Health                     |

\*Separate classifications, Class I, II, and III

# Foster Care Residences Per 1,000 Total Residents



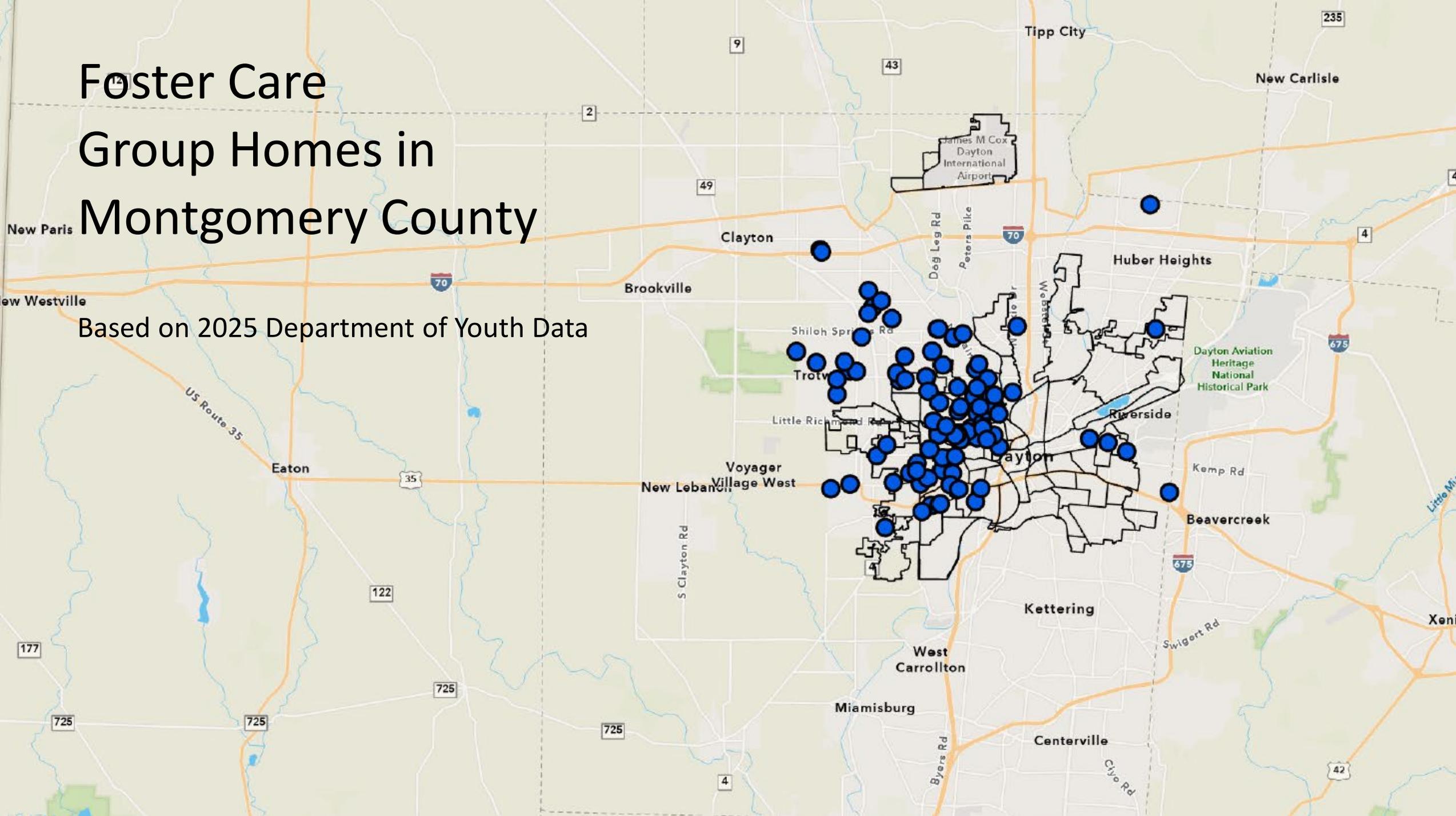
## Median Household Income vs. Foster Care Community Residences per 1,000 Total Residents

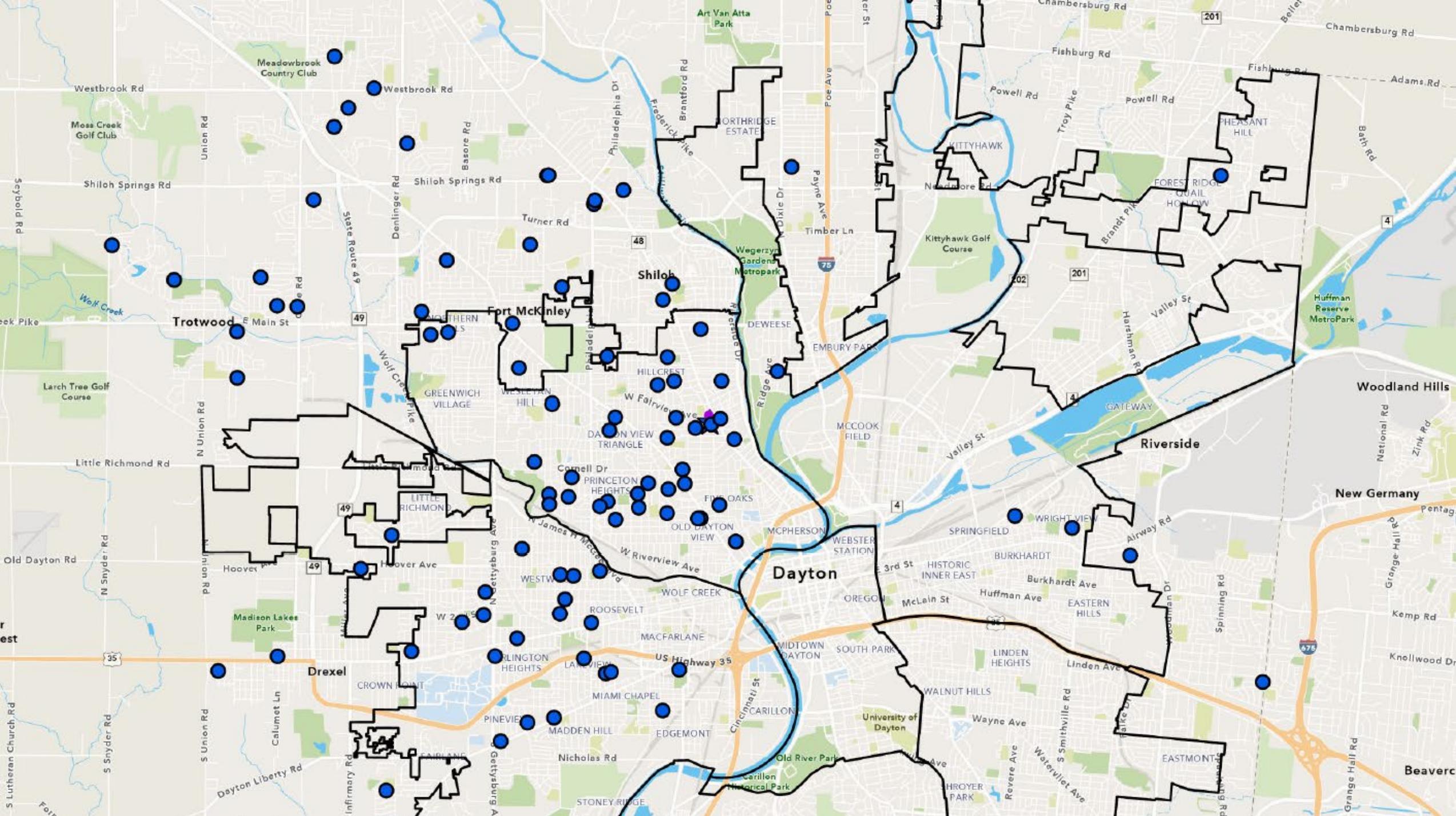


| County     | Number of Children in Foster Care Daily*<br>*As reported by each respective county website or news source, highest figure listed here |
|------------|---|
| Montgomery | 700   |
| Hamilton   | 1,800   |
| Lucas      | 1,000   |
| Franklin   | Data not clear  |
| Cuyahoga   | 2,000   |
| Butler     | 300   |
| Mahoning   | 230   |

# Foster Care Group Homes in Montgomery County

Based on 2025 Department of Youth Data









925



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39



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162





# Zoning Solutions

- Maximum number of residential facilities within a Land Use area/city geography
- 1,000 foot separation between residences
- Interior and exterior inspection
- Limit occupancy to the same number allowed for a family
- Limit siting to blocks that do not have condemned/public nuisance homes, or to properties with those factors not directly adjacent.
- Requirement to operate from single-family homes only.
- Requirement to register/reinspect annually or bi-annually.



# Challenges

- Federal Fair Housing and state law conflict.
  - Operators are treated as protected classes
  - Causing a disparate impact can be an issue despite not being intentional
  - Legal counsel does not always agree in interpretation
- HB 583 does not address these conflicts in any specific way, and is also focused only on foster care group homes.

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Your mobile phone number for a free coaching call

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# YOUR FIRST STEP TO YOUR MILLION DOLLAR JOURNEY

LEARN HOW TO BUILD A 6 OR 7-FIGURE GROUP HOME BUSINESS





# Welcome to Course

This page is only available for members.

1 Payment

2 Payments

## Group Home Masterminds Gold Package

**\$5,000.00**

One time

**Sign up**

-7 week training program -Access to hours of live videos -A home training course -CARF approved paperwork -Direct access to the Masterminds -Access to future in-person & online events -Group home tours -Copy of Group Home Masterminds E-Book

1 Payment

2 Payments

## Group Home Masterminds Silver Package

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## Home Study Course

**\$1,500.00**

One time

**Sign up**

Discover the process of opening a children's group home at your own pace. This comprehensive home study course provides all the essential information and actionable steps to accelerate your journey.

✓ Step by step instructions on opening a



# Panel Discussion

Case Studies

# Panelist Q & A

**What was the initial indication that you were having an unusually high number of group homes moving into your community?**

# Panelist Q & A

**Who was the first group/person that identified the trend?**

# Panelist Q & A

**What were the biggest concerns from community members?**

# Panelist Q & A

**What kind of resistance did you have to the moratorium? Where are you in your process?**

# Panelist Q & A

**How is your community approaching regulations for group housing? Zoning, registration, other?**



# Wrap Up

**AICP Credits # 9309070**

