



FOR IMMEDIATE RELEASE

City of Indianapolis and Partners Break Ground on Ralston Hills, An Affordable Homeownership Project

Ralston Hills is the latest development to utilize ARPA funding to create affordable housing opportunities on vacant lots

September 23, 2025

Indianapolis, IN – Today, Mayor Joe Hogsett joined Councilman Ron Gibson, the Martindale-Brightwood Community Development Corporation (MBCDC), Stenz Construction, and neighborhood residents to break ground on Ralston Hills, a new affordable homeownership development project in the Martindale-Brightwood neighborhood.

The City's roughly \$937,000 contribution, funded through the American Rescue Plan Act (ARPA), will transform long-vacant parcels on the 2000 block of Ralston Avenue into seven affordable homes through the City's [Vacant to Vibrant](#) (V2V) landbank program. This program encourages the redevelopment of vacant spaces into vibrant places by incentivizing the construction of affordable housing projects.

"Not only will Ralston Hills transform vacant lots to create new homeownership opportunities, but this development also represents ongoing efforts to improve the quality of life for our neighbors in Martindale-Brightwood," said Mayor Joe Hogsett. "These types of projects are a critical piece of our work to create and preserve quality affordable housing for Indianapolis residents."

One home in Ralston Hills will serve households earning 60% or less of the area median income (AMI), with six homes available to families earning up to 80% AMI. Construction is set to begin this fall, with all seven homes expected to be completed and available for purchase in 2026. By funding and supporting these projects, the City continues its efforts to increase the supply of quality, sustainable, and accessible housing for all.

A former [Lift Indy](#) neighborhood, Martindale-Brightwood continues to promote equitable neighborhood revitalization through affordable housing and affordable homeownership with the Ralston Hills project. The development is a cornerstone of the [Martindale-Brightwood Quality of Life Plan](#), a community-driven roadmap to revitalize the area that identified the need to partner with developers, nonprofits, and government agencies to increase affordable housing options for their residents.

"This development embodies the vision of Martindale-Brightwood residents and the City's focus on growing affordable housing opportunities," said Councilman Ron Gibson. "Ralston Hills promotes mixed-income development, a priority the community and the City share."

MBCDC, the project sponsor, has long worked with neighbors to address the "missing middle" housing gap and provide homeownership opportunities for local families.

"For years, our board and staff have worked with residents to make the Martindale-Brightwood Quality of Life Plan a reality," said Amina Pierson of MBCDC. "Ralston Hills shows how investment and persistence can turn vacant land and property into opportunities for homeownership, generational wealth, and a vibrant neighborhood."

For longtime residents, the groundbreaking represents hope and progress.

"Ralston Hills is the perfect example of the kind of future we want for our families," said Elizabeth Gore, Community Leader and Martindale-Brightwood Homeowner. "It shows the kind of dedication that's needed from the neighborhood, the City, and nonprofit donors to give people like me the chance to build for the long-term."

Construction will be led by Stenz Construction, whose team has partnered closely with MBCDC and the City to bring the vision to life.

"Stenz Construction is proud to be part of the transformative effort of providing affordable housing to the community," said Beau Antsy, President of Stenz Construction. "Ralston Hills provides us with the opportunity to build, manage, and protect these buildings for the lasting strength of this neighborhood and the betterment of the residents of this community."

For more information about the project visit <https://mbcdc.org/real-estate-community-development/#ralston>.

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CITY OF INDIANAPOLIS DEPARTMENT OF METROPOLITAN DEVELOPMENT

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