

PARTNERS FOR
HOME

CDHS Update
3-12-2024

AGENDA

1. LIFT 2.0 Update
2. Rapid Housing Initiative
3. HUD Continuum of Care Award Update
4. Bridge Response Initiative

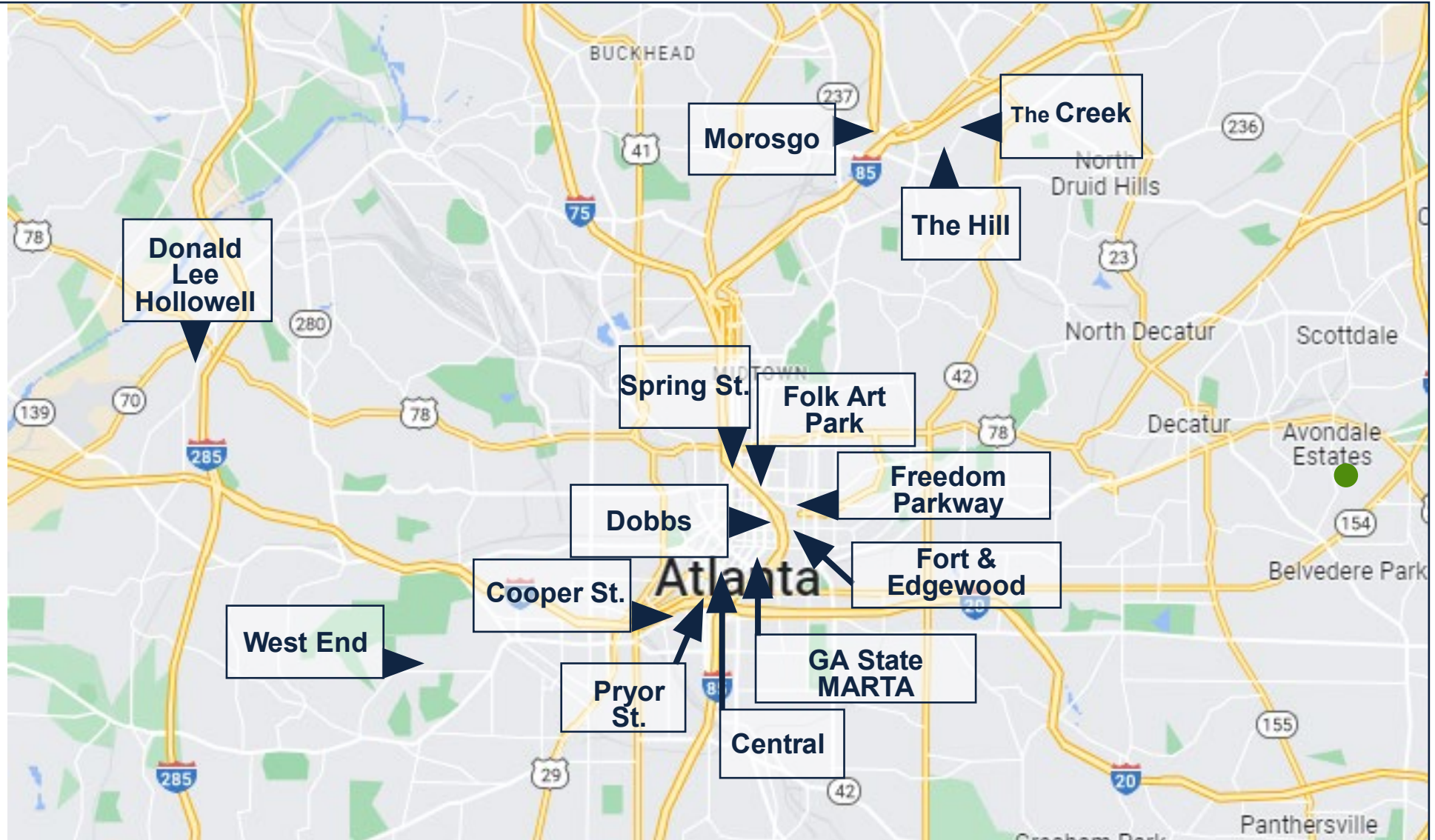
LIFT 2.0

Partners for
HOME's plan
to stably house
1,500 households



LIFT 2.0. Targeted Encampment Locations

529
housed
from
encampments
through
LIFT 2.0



LIFT Progress: 1156/1500 Housed

Housing Type	Current	Goal
Rapid Rehousing	531	709
Continuum of Care	415	236
PSH Pipeline	118	248
Vouchers	92	207
Rapid Housing	29	100

WELCOME HOME



WELCOME HOME



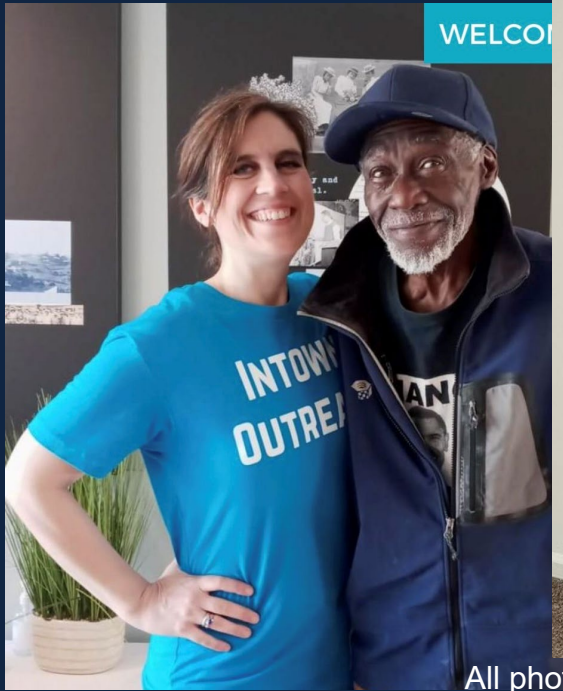
WELCOME HOME



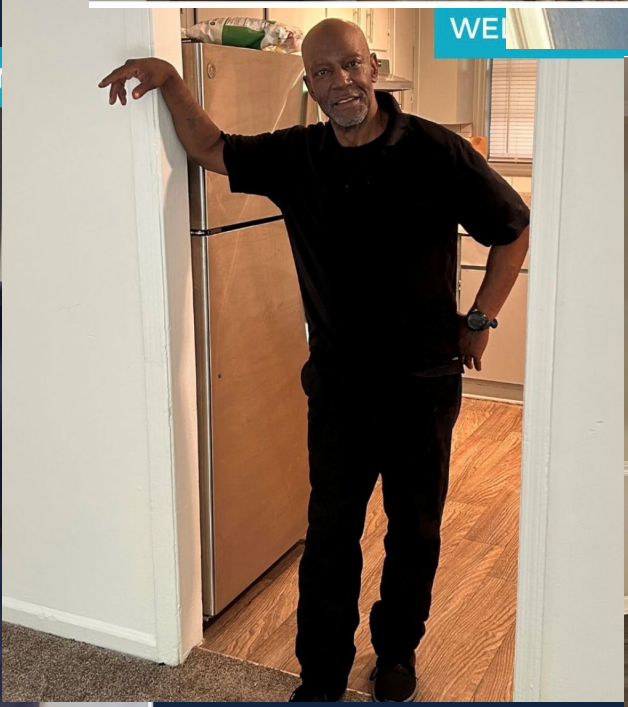
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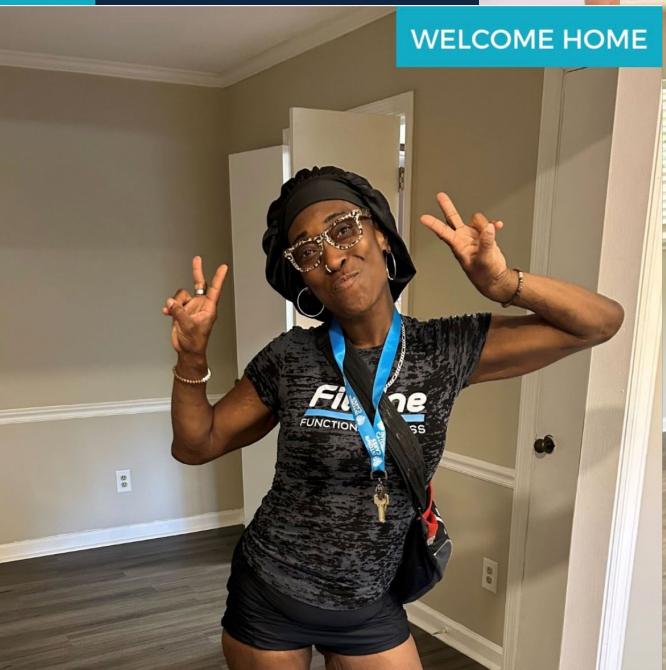
WELCOME HOME



WELCOME HOME



WELCOME HOME



WELCOME HOME



All photos courtesy of Intown Cares' social media

BACKGROUND

on Rapid Housing Initiative

GOAL

The Mayor has charged PfH with the creation of 500 quick delivery units to house people experiencing homelessness

CONTEXT

Permanent supportive housing is traditionally time-consuming to produce; the Mayor is prioritizing a “quick delivery” model to get people off of the streets faster

Market forces (e.g., inflation, high interest rates, reduction in available land) are making affordable rentals more challenging to capture

PROGRESS

Toured “best-practice” communities in Santa Barbara, Austin, Columbia, and San Francisco

Issued RFP for developer partner; Atlantica Properties hired

Identified public land (two initial sites)

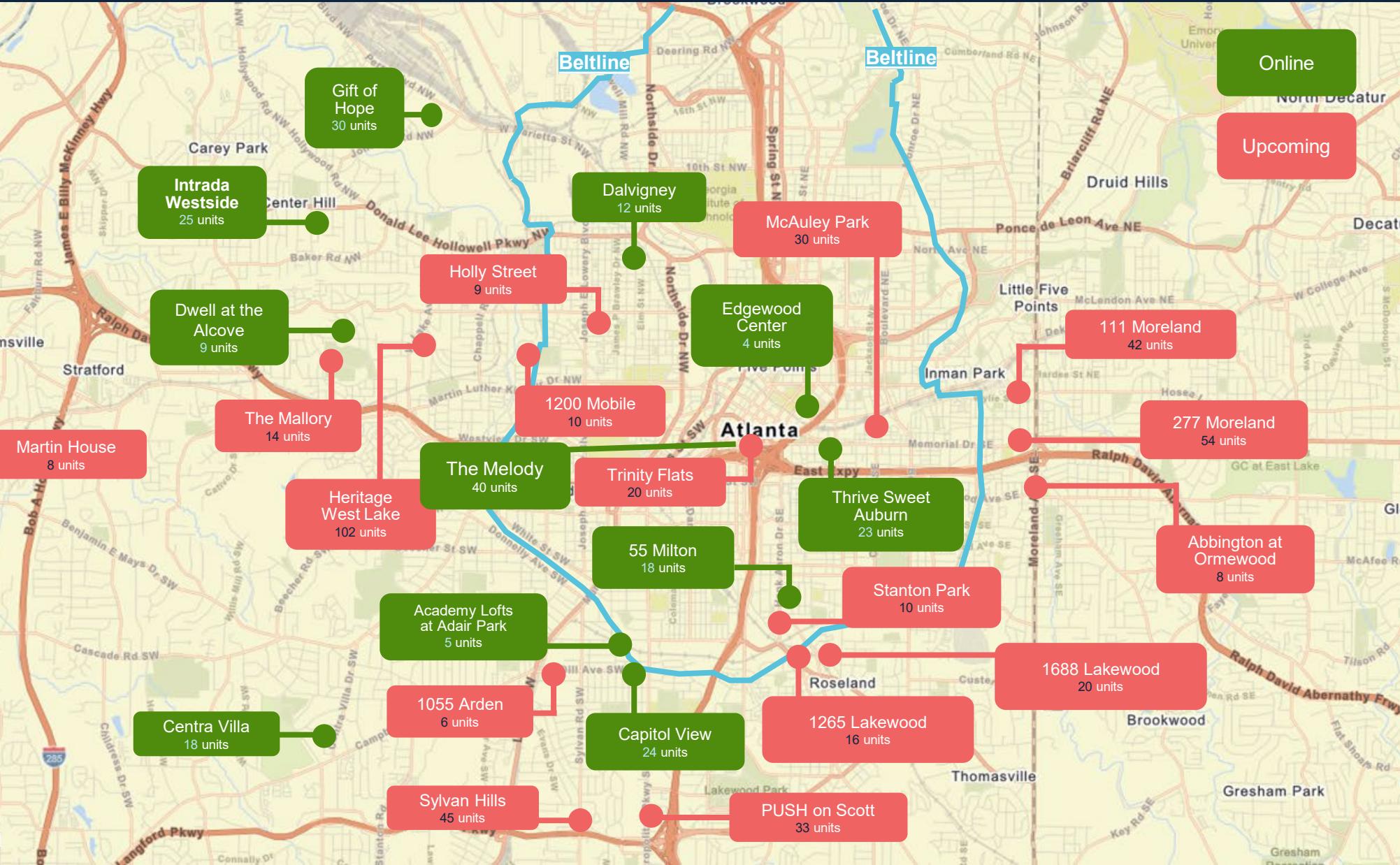
Executive order issued for funds to initiate projects

Promoting ongoing neighborhood engagement

PSH PIPELINE Projects

610
TOTAL PROJECTS

208
ONLINE



PSH PIPELINE Projects

Application Status	Name	Owner/Applicant	Construction Type	Total Psh Units	Total Units
Applications Approved/Projects Online					
Project Online	55 Milton	Prestwick	New Construction	18	156
Project Online	Academy Loft/Adair Park	SI Lending LLC	Rehab	5	35
Project Online	Capitol View Apartments	Columbia	Preservation/Rehab	24	120
Project Online	Centra Villa	Community Solutions	Rehab	66	130
Project Online	Covenant House	Covenant House	New Construction	30	30
Project Online	Dwell at the Alcove	Fursorage	Rehab	9	19
Project Online	Edgewood Court	AHS	Rehab	4	50
Project Online	Intrada Westside	Vecino Group	New Construction	25	163
Project Online	Quest at Dalvigney	Quest CDO	Rehab	12	12
Project Online	Thrive Sweet Auburn	Mercy Housing/PCCI	New Construction	23	117
Approved/Closed	Stanton Park	Parallel Hsg/Woda	New Construction	10	56
Approved/Closed	1265 Lakewood	Prestwick	New Construction	16	160
Approved/Closed	The Mallory	Prestwick	New Construction	14	116
Approved/Closed	McAuley Park	Mercy Care	New Construction	30	180
Approved/Closed	1055 Arden	Prestwick	New Construction	6	58
Approved/Pending	Heritage at West Lake	Quest CDO	Rehab	102	102
Approved/Pending	Holly Street	Quest	New Construction	9	40
Approved/Pending	Abbingtion at Ormewood	Rea Ventures	New Construction	8	42
Approved/Pending	1200 Mobile	10streetVntrs/ARRC Partners	Rehab	10	40
Conditional Approval	277 Moreland	Sugarman	Rehab	54	54
Conditional Approval	111 Moreland	Sugarman	New Construction	42	42
Conditional Approval	Sylvan Hills	EO/ANDP	New Construction	45	227
Conditional Approval	Trinity Flats	Fabric/Reliant Dev/Capital Hill NDC	New Construction	20	218
Conditional Approval	Martin House	National Church Residences	Rehab	8	153
Conditional Approval	1688 Lakewood	Duke Hill	Rehab	20	23
Total Approved Units:				610	2343
Applications Received/Under Review					
Under Review	PUSH on Scott	PUSH Ministries	New Construction	33	33
Total Unit Count (including Approved and Under Review):				643	2376

RAPID HOUSING INITIATIVE

PURPOSE

Initiative to support Atlanta's residents experiencing homelessness by providing **500 units** of safe, dignified, quick-delivery housing on public land by end of 2025

TIMELINE & FUNDING

- August 2023: **\$4M** Executive Order to launch Phase I
- October 2023: **\$7.5M** in housing bond funds allocated
- Q1 2024: **\$3M** from Housing Trust Fund for Phase II

PROJECT PIPELINE

- **The Melody** – 40 units opened in February 2024
- **Waterworks Reservoir** – ~65 units
- **ITC Campus** – ~32 units
- **405 Cooper Street** – ~100 units



THE MELODY

A NEW MODEL FOR QUICK-DELIVERY HOUSING

In just 4 months, transformed a City-owned surface parking lot into high-quality supportive housing with wraparound services, amenities, and dedicated staff

PROJECT FEATURES

- **40 studio units**, each with its own bed, bathroom, and kitchenette
- **Supportive services** and personal case management
- Trauma-informed design principles; 32 units ADA accessible
- Amenities include dog park, community spaces, landscaping
- Site is 100% access-controlled and has a state-of-the-art camera security system
- Construction took just **4 months** at a cost of **\$125k/unit**



NEXT STEPS

Q1 2024

- Work with City Council to approve additional \$3M in HTF funding for Phase II
- Funding will support due diligence and pre-development work, getting ~200 units across two sites shovel-ready

Q2 2024

- Break ground on Phase II sites
- Enlist support of public and private partners to finalize permanent financing, service providers, long-term operating subsidy

Q3 2024

- Identify candidate sites for Phase III
- Scale up initiative to deliver 500 units by end of 2025



FY2023 HUD Continuum of Care Award: Atlanta Receives a 32% Increase

Two new projects:

1. Rapid rehousing
 2. Permanent supportive housing and
 3. Four “new” projects for young adults including joint TH/RRH, navigation and outreach to support the Coordinated Community Plan
- https://partnersforhome.org/ova_doc/youth-homelessness-demonstration-program/

CoC Number and Name	2022 Award	2023 Award	Award Difference	Percent Difference
GA-500 - Atlanta CoC	\$10,055,578	\$13,236,404	\$3,180,826	31.63%
GA-501 - Georgia Balance of State CoC	\$21,403,274	\$24,124,030	\$2,720,756	12.71%
GA-502 - Fulton County CoC	\$2,535,401	\$2,814,593	\$279,192	11.01%
GA-503 - Athens-Clarke County CoC	\$879,338	\$993,659	\$114,321	13.00%
GA-504 - Augusta-Richmond County CoC	\$668,452	\$699,292	\$30,840	4.61%
GA-505 - Columbus-Muscogee/Russell County CoC	\$1,801,959	\$1,968,896	\$166,937	9.26%
GA-506 - Marietta/Cobb County CoC	\$2,434,573	\$2,649,972	\$215,399	8.85%
GA-507 - Savannah/Chatham County CoC	\$3,560,572	\$4,104,782	\$544,210	15.28%
GA-508 - DeKalb County CoC	\$6,521,118	\$7,608,739	\$1,087,621	16.68%

BACKGROUND

Emergency Bridge Response

GOAL

The Mayor has charged PfH with moving 300 individuals into emergency shelter from priority bridges throughout the city of Atlanta. In partnership, we aim to move 300 individuals into shelter and then housing over 120 days.

CONTEXT

Navigation teams are actively engaging individual and offering shelter options. DPW and DOT will begin mitigation efforts on specified closure dates. APD will patrol closed encampments to monitor.

Current LIFT dollars and the additional funding will be used to provide congregate emergency shelter, stood up by Gateway, diversion resources, Rapid Rehousing, and Padsplit

PROGRESS

Since Feb. 1, 37 Rapid Rehousing (RRH) housing units have completed inspection and the acquisition process for LIFT 2.0 clients. Of these 37, a total of 27 have already received applications with households working towards move-in. An additional 82 units are under hold fee agreement in the process of inspection for future applications and move-ins.



Key Partners



COORDINATED ACTIONS

TEMPORARY EMERGENCY SHELTER

Mayor has accelerated **expansion of temporary shelter capacity** to quickly rehouse residents living in encampments under high-priority bridges and overpasses.

New temporary shelter on **former Wellstar campus** in Old Fourth Ward will connect unsheltered residents with permanent housing solutions while also addressing public safety concerns around critical infrastructure.

PROJECT FEATURES

- **250-bed facility** at Atlanta Medical Center
- Gateway Center will operate temporary shelter **24/7 for 4-5 months**
- Assigned housing navigator will help place each client in **permanent housing**
- **Wraparound services** including medical care and employment counseling



Bridge Response Workflow

SITE PLANNING AND ENCAMPMENT ASSESSMENT

- Population
- Assessment of health and safety
- Daily closure schedule



OUTREACH

- Narrative
- Talking Points
- Communication around shelter



TEAM EXPECTATIONS

- Daily Outreach and BNL
- Weekly Case Conference
- Document Readiness
- Weekly Case Management
- HMIS Enrollment and Tracking



UNITS

- Acquire 200+ low barrier units
- HQS inspections and compliance docs
- Applications submitted



TRAININGS

- Workflow and Expectations
- HMIS Enrollment and Tracking
- Compliance Documents

KEY PARTNERS

- City of Atlanta
- APD
- Partners for HOME

- Gateway
- Mercy Care
- Hope ATL
- Step Up
- Aniz

- PFH
- Providers
- DDS
- SSA

- Open Doors
- Providers
- PCCI

- Workflow and Expectations
- HMIS Enrollment and Tracking
- Compliance Documents



Questions?

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