

PARTNERS FOR

HOME

HOUSING OPPORTUNITIES MADE FOR EVERYONE

PARTNERS FOR **HOME** OUR WORK TO DATE

Since 2018, we've housed over

12,900 NEIGHBORS

- LIFT goal of 1,500 by 2024, **EXCEEDED**
- More than **2,400 HOUSED** in 2023

PARTNERS INCLUDE:



COOPER STREET

BEFORE

AFTER

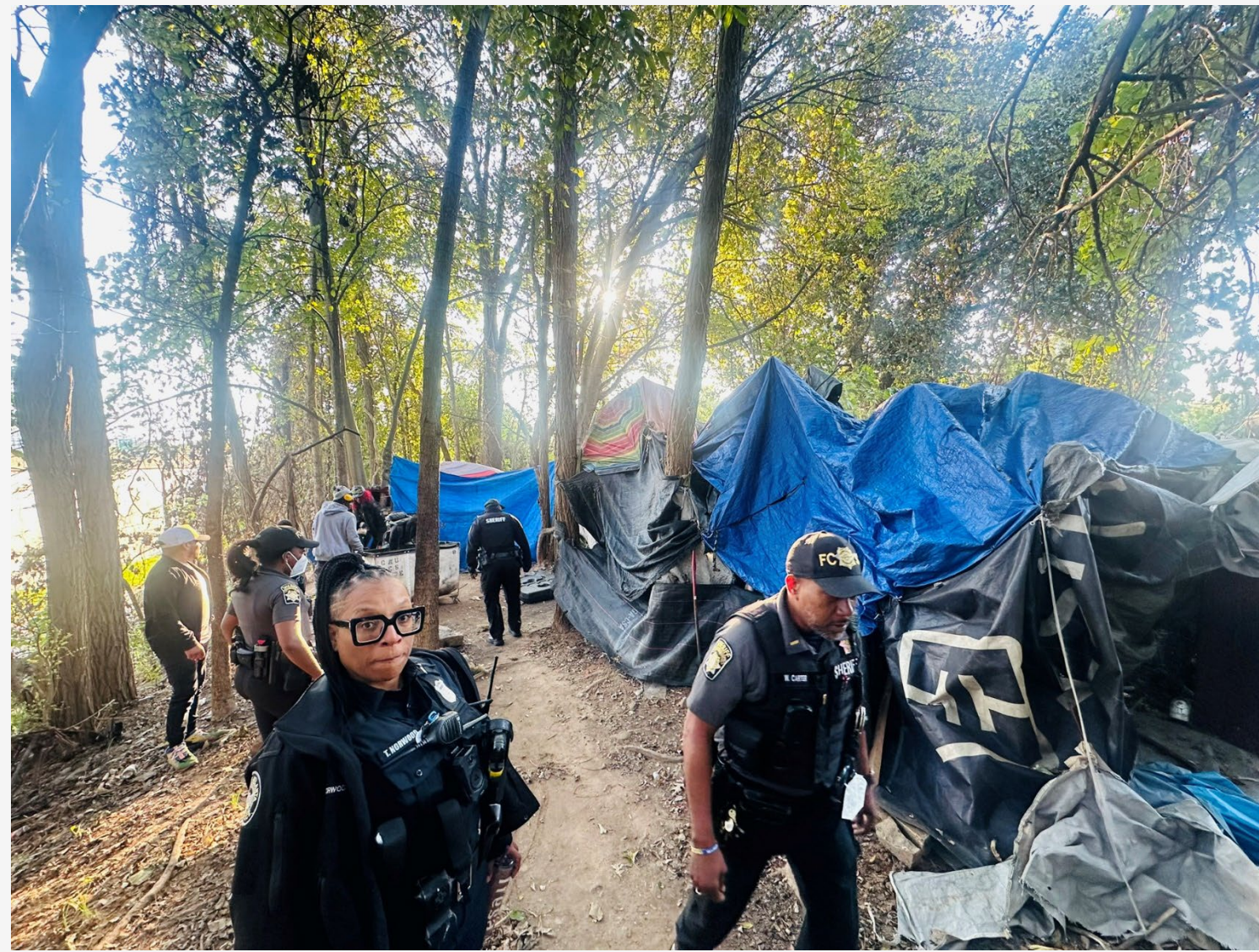
OVERVIEW OF WORK TO DATE

CATEGORY	CURRENT	GOAL
Total Housed to 1500	1700	1500
LIFT	778 (234 Bridge)	709
CoC Placements	618	236
Voucher	93	207
Rapid Rehousing	39	500



COOPER STREET UPDATE

BEFORE



COOPER STREET UPDATE

44 of 50 Neighbors Housed To Date

AFTER

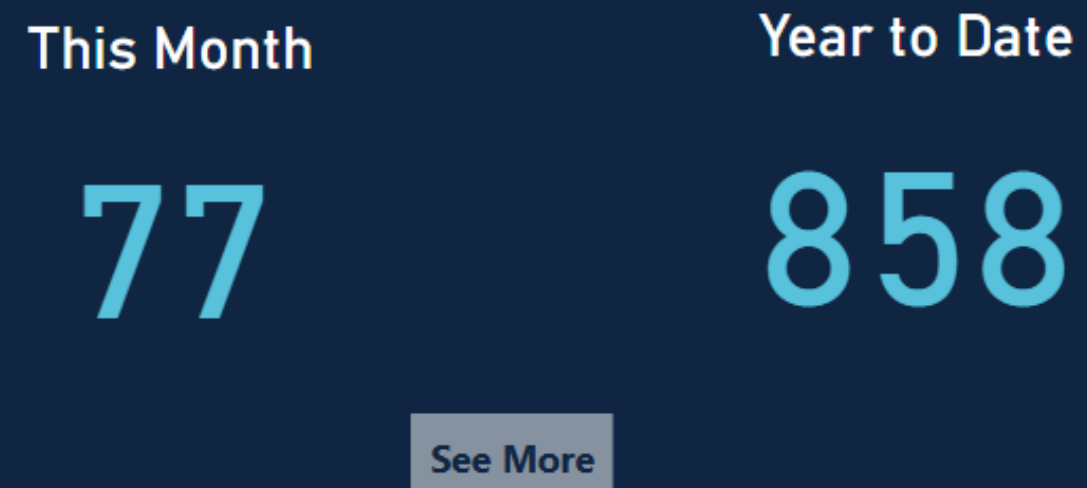


ATLANTA HOMELESS RESPONSE SYSTEM: September 2024 Data Overview

Monthly Inflow vs. Outflow

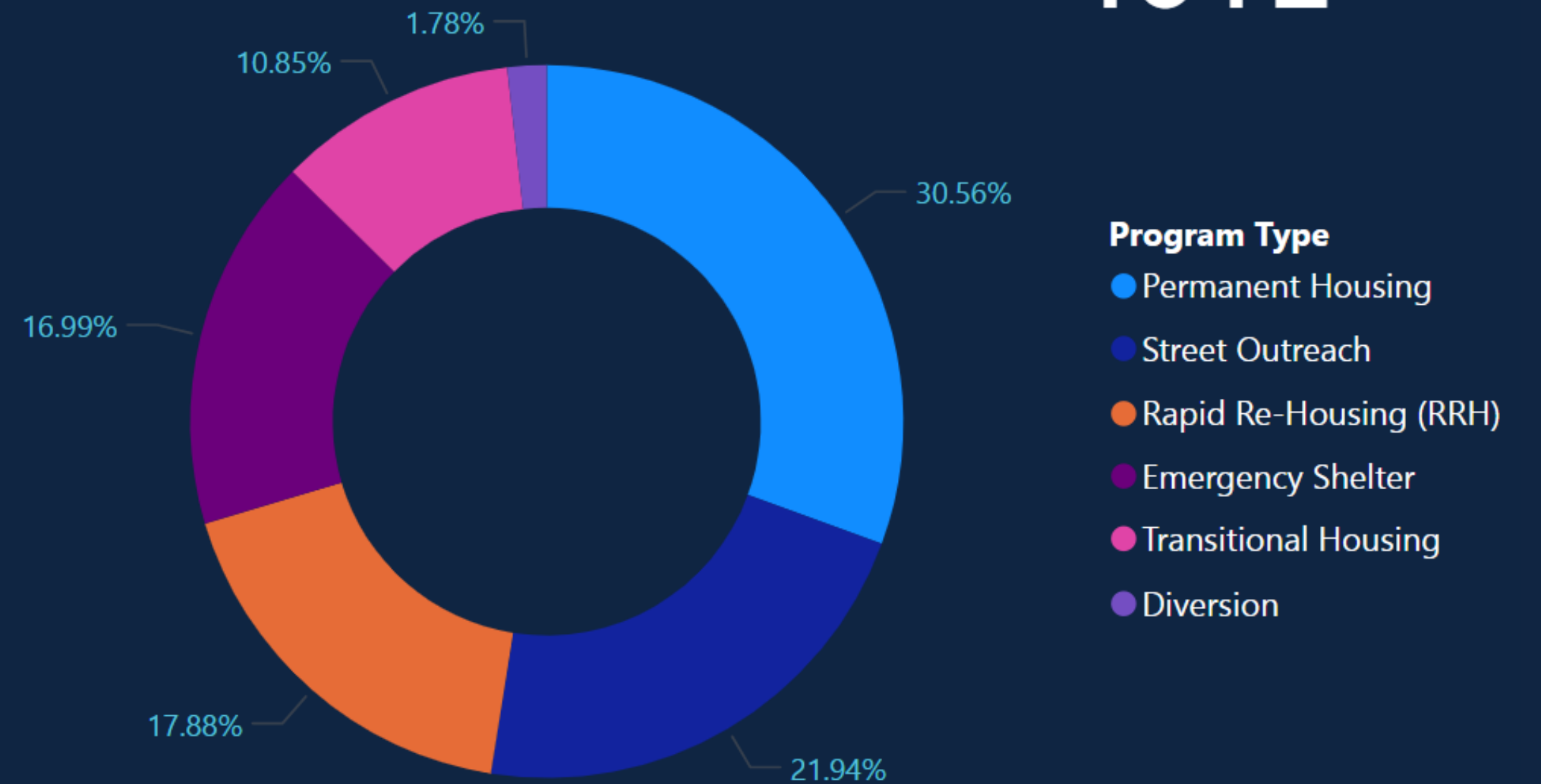


Housed



Active in System

4612



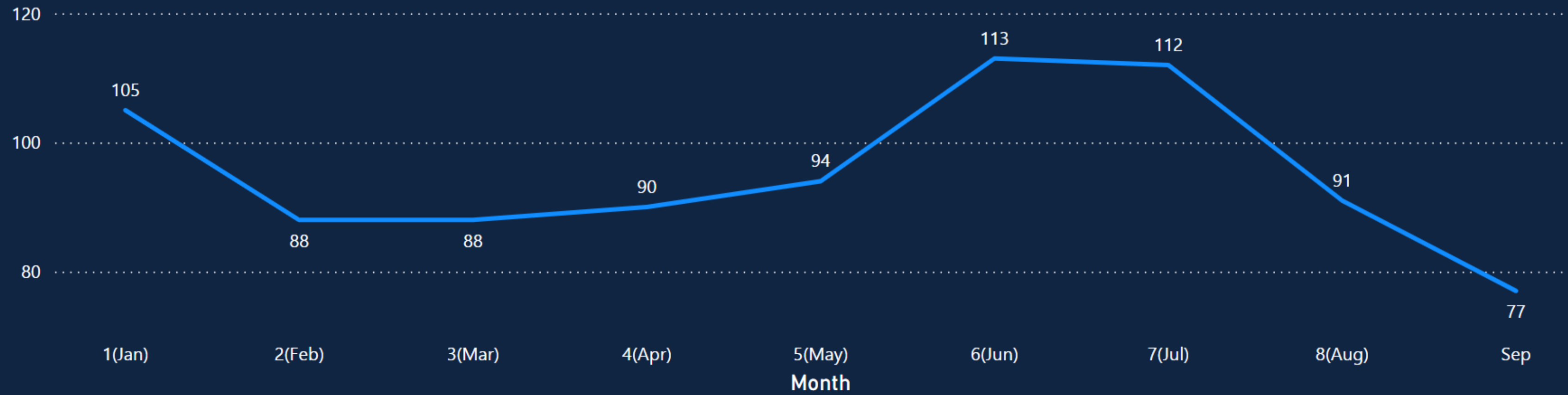
Coordinated Entry (CE) Housing Queue

2769

See More

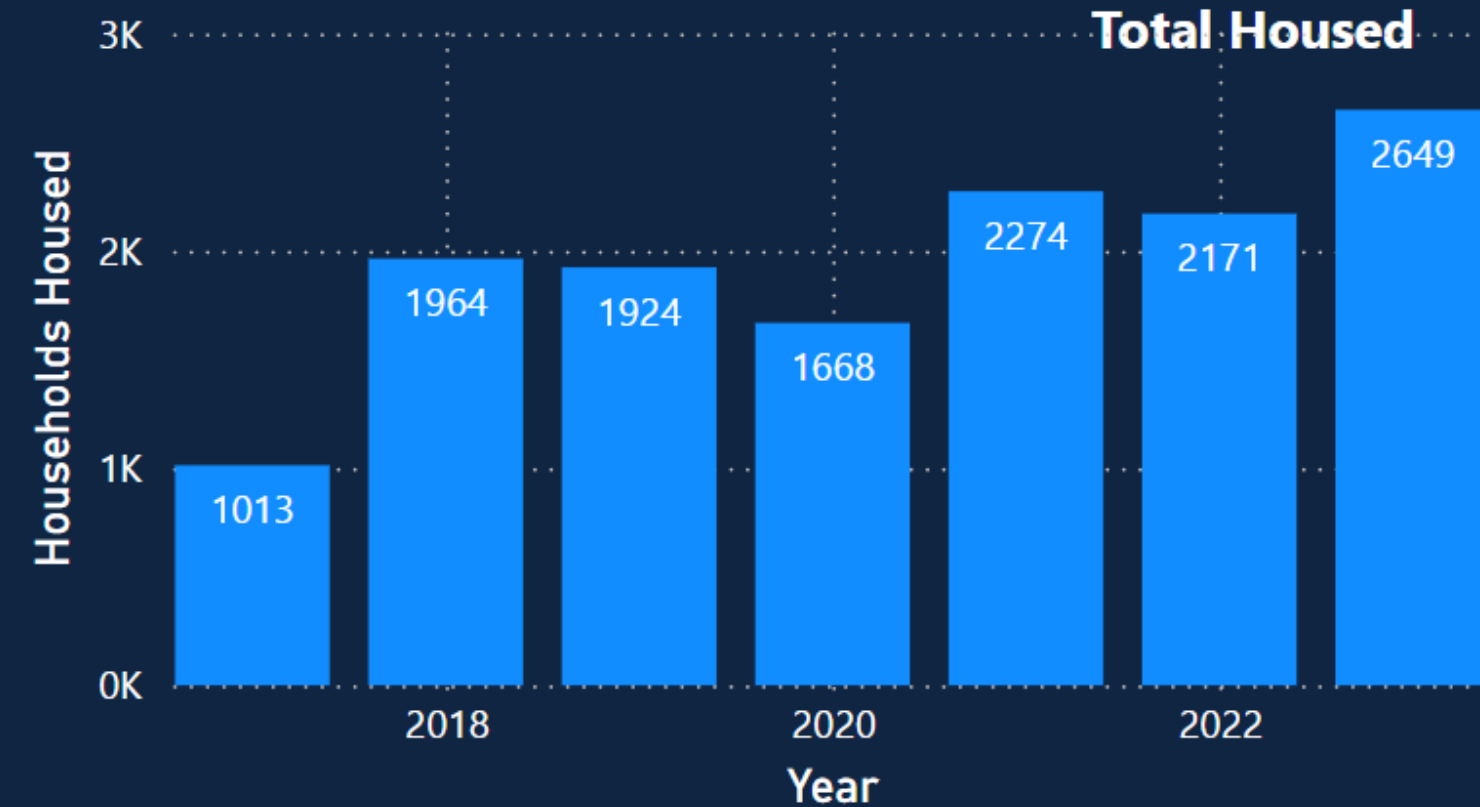
ATLANTA HOMELESS RESPONSE SYSTEM: YTD 2024 Housed

2024 Housed by Month

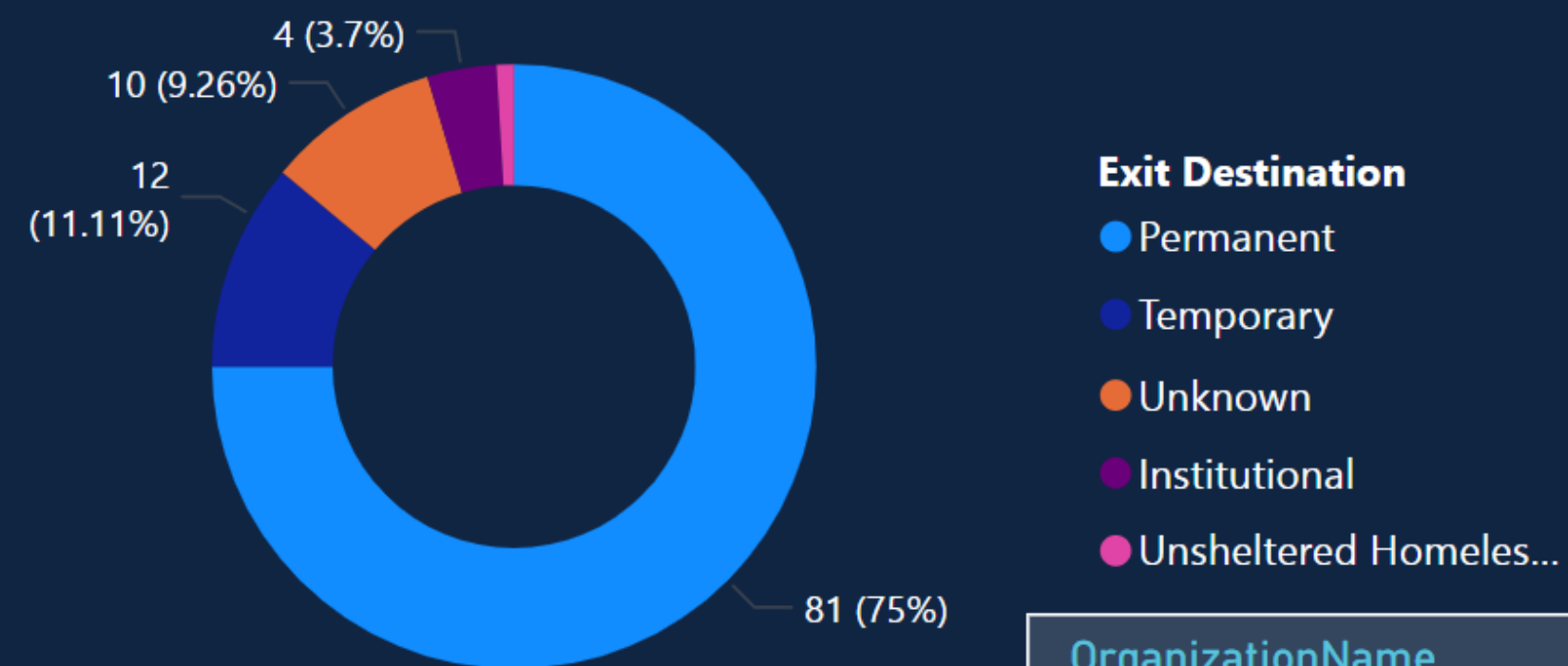


858
2024 Housed

Households Housed by Year



Exit Destination of Households Exiting Housing Programs



OrganizationName
All

Chronic
All

Disability
All

Veteran
All

Youth
All

Family
All

With stimulus funds, we aligned over \$50M in public and private funds over the last four years to permanently rehouse over 3,500 households.

However, we continue to face:



Rising Rents



Affordable Housing Shortages

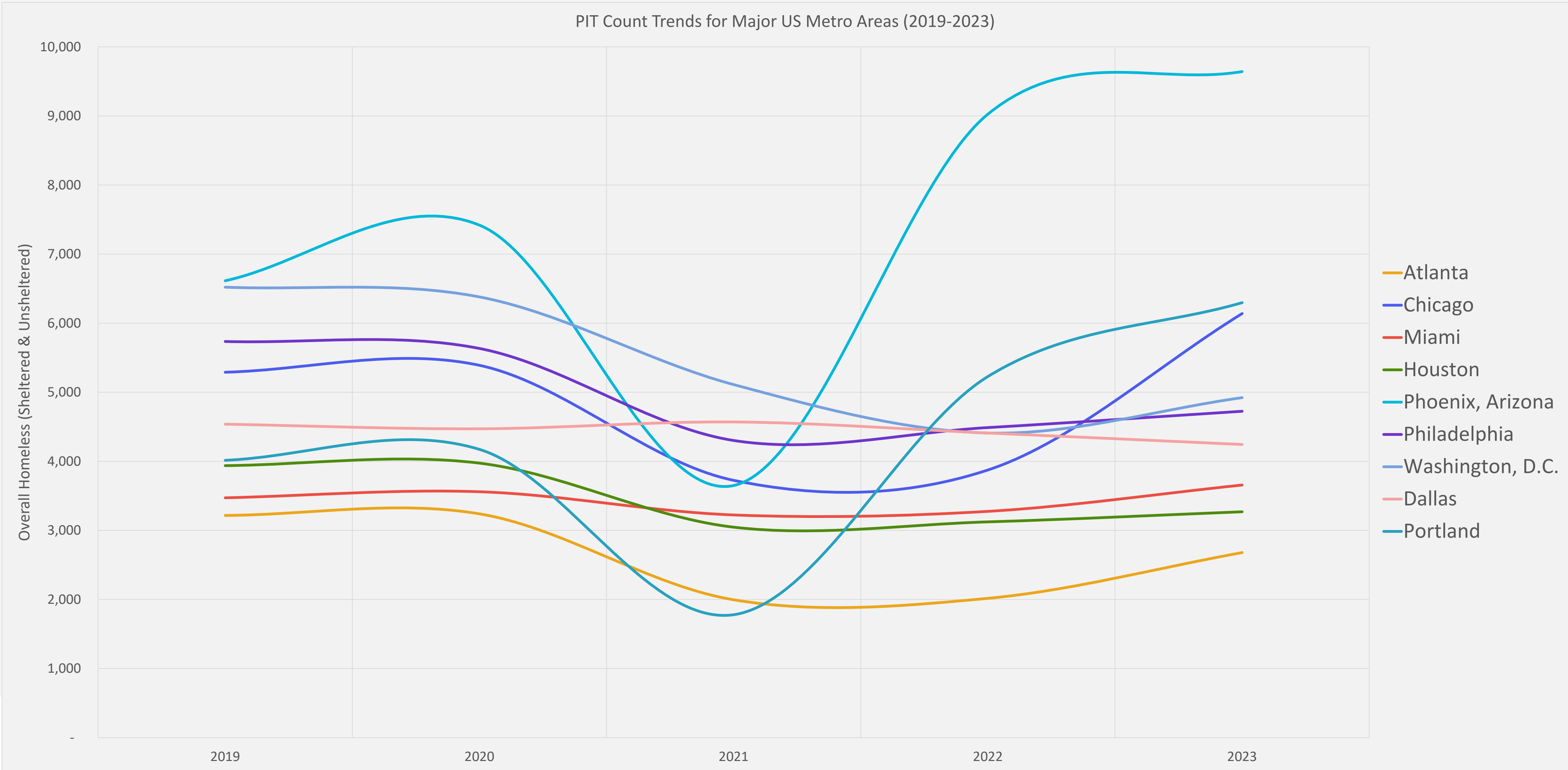


HUD Funding Gaps and COVID Cliff

with stimulus funds being rapidly expended and no resource identified to maintain the necessary pace and scale of rehousing efforts.

With vacancy rates waning, rents rising at unprecedented rates*, and mental illnesses increasing, inflow and first-time homelessness will rise.

POINT-IN-TIME COUNT TRENDS FOR MAJOR US METRO AREAS (2019-2023)

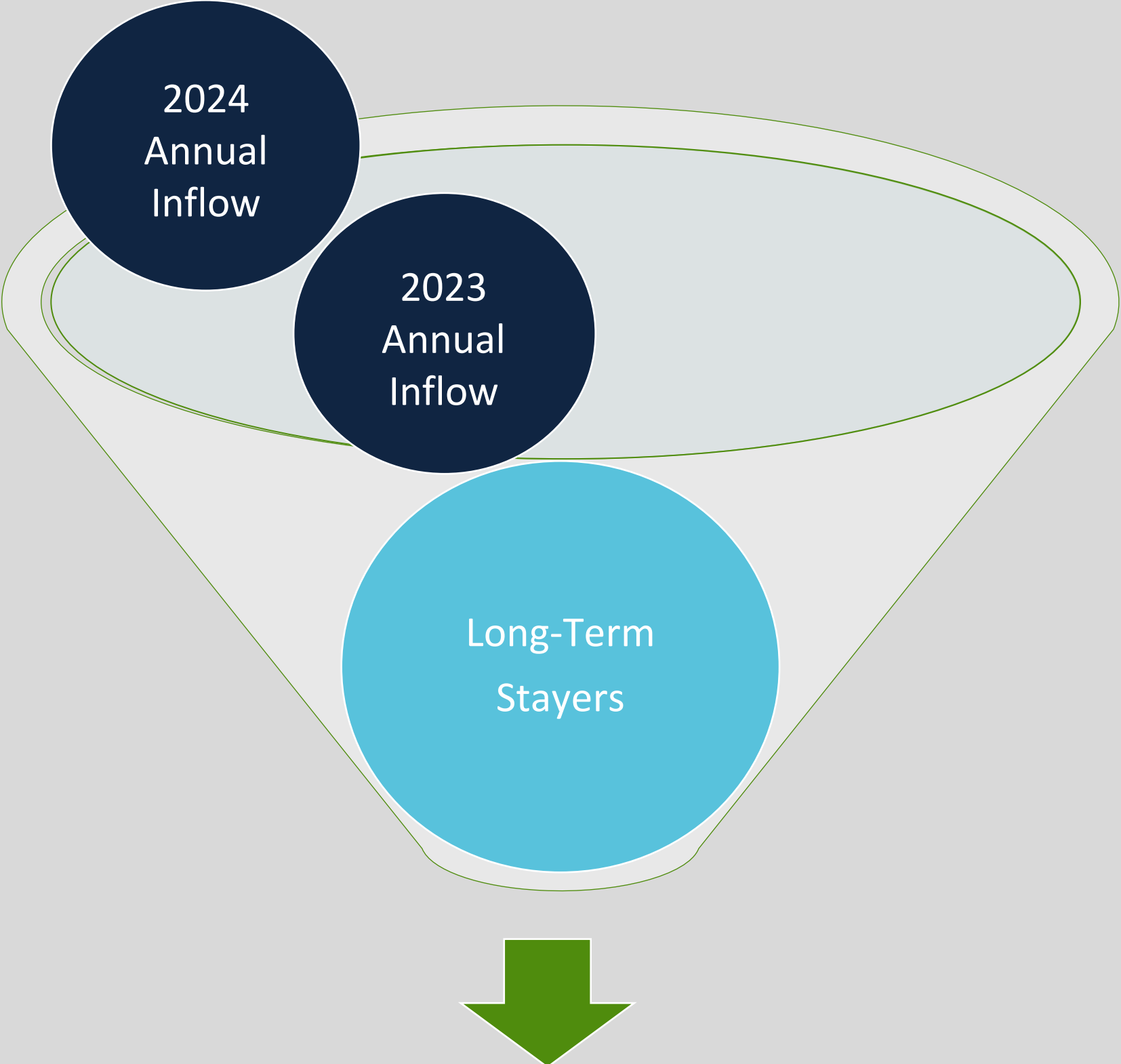


FROM HOUSING SHORTAGES TO SUSTAINABLE SOLUTIONS:

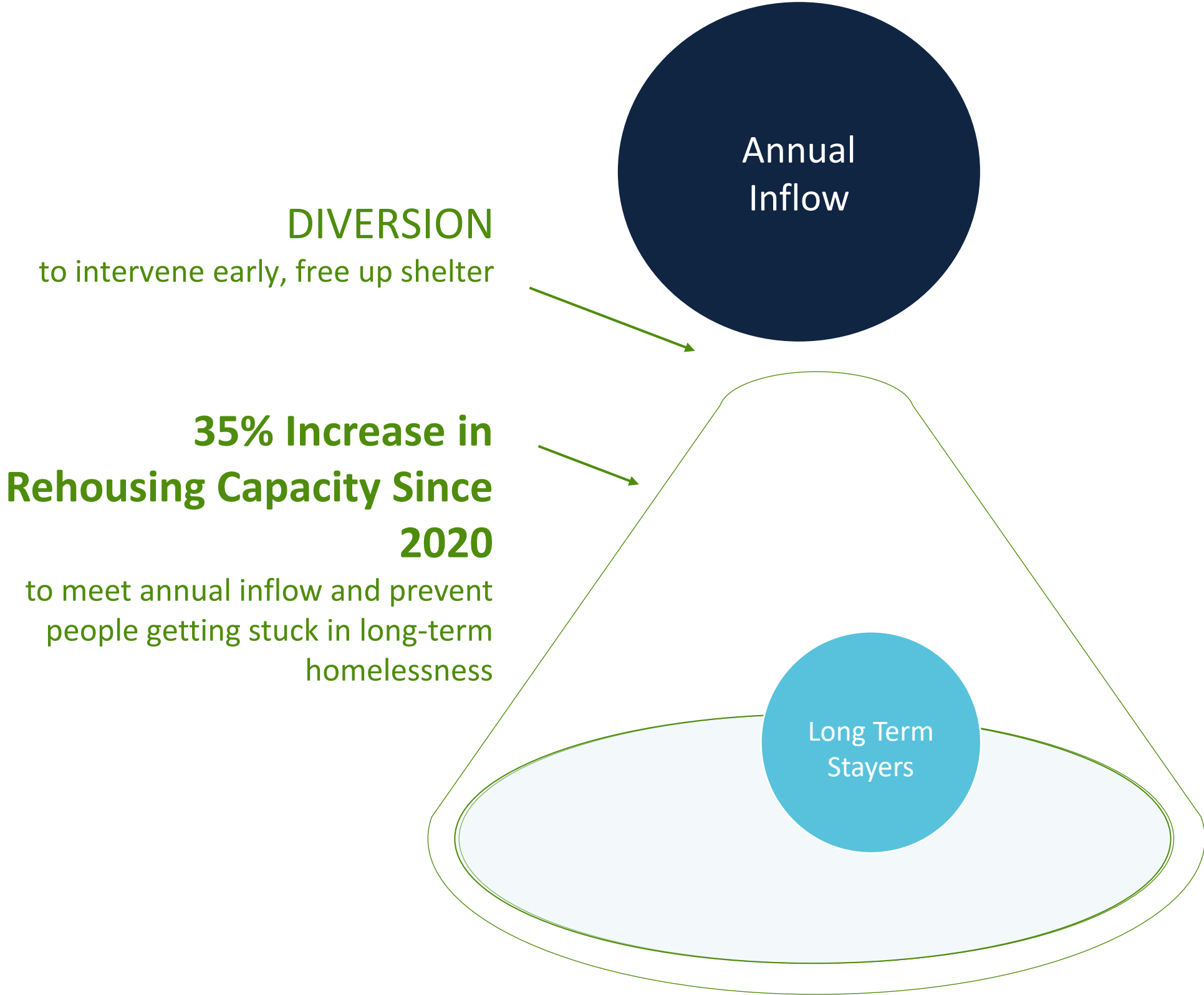
Expanding Services to Meet Demand

For every household we house,
another 2.4 households become homeless.

GROWING INFLOW + INADEQUATE REHOUSING



EXPAND REHOUSING/SERVICES TO MEET ANNUAL DEMAND



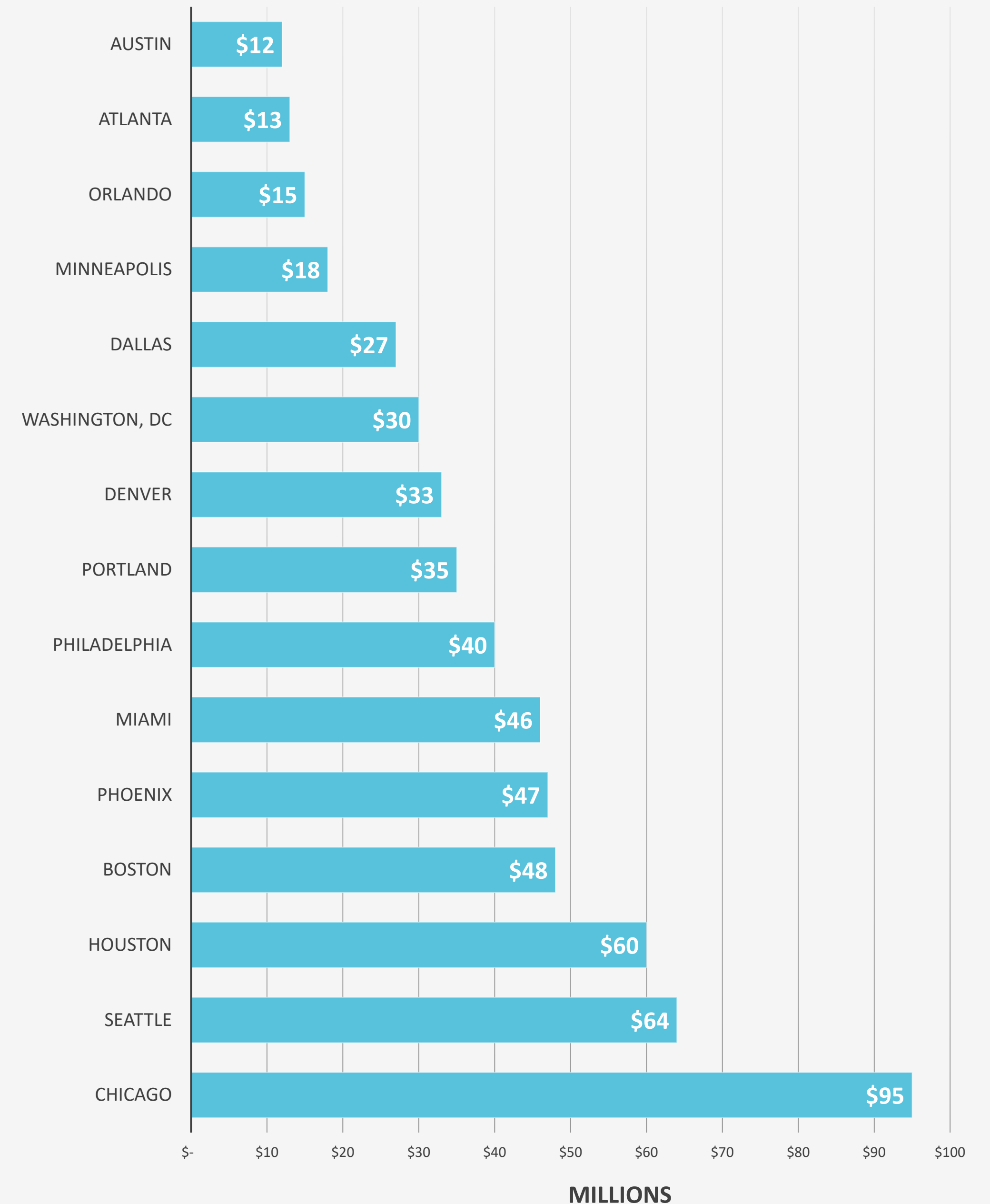
System created capacity to reduce homelessness, but **annual inflow and first-time homelessness are exceeding current outflow.**

CURRENT STATE:

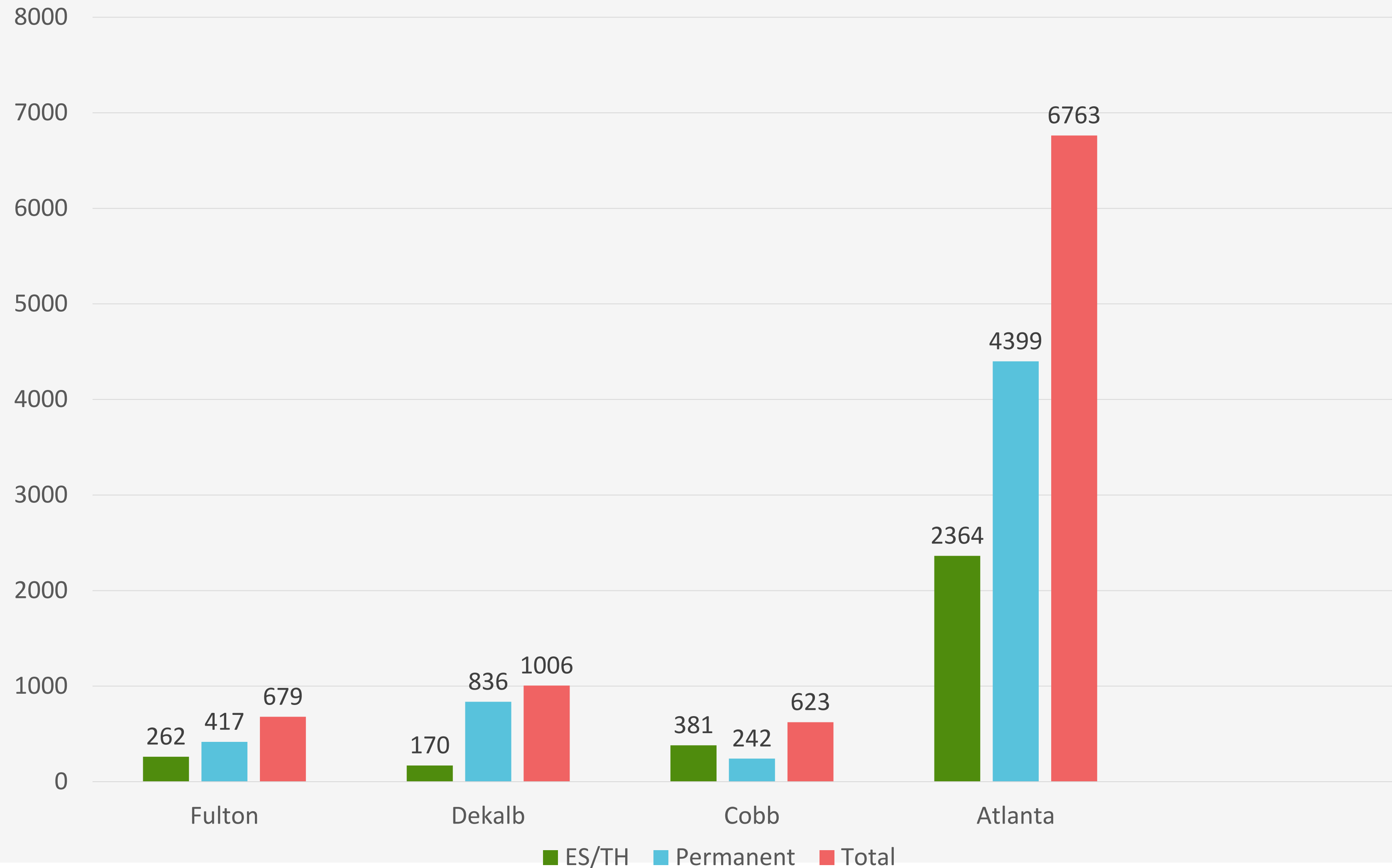
Public Funding & Uses

- HUD is the only sustainable funding for homelessness in Atlanta
- HUD funds support EXISTING
 - Permanent supportive housing
 - Rapid rehousing
 - Coordinated entry
 - HMIS
 - Planning
- HUD funds do NOT support
 - Street outreach
 - New housing at scale (only incrementally)
 - Mental health

HUD CoC Funding Among Peer Cities



Beds by comparison – less than half the total beds across three neighboring CoC’s compared to Atlanta’s inventory*



Atlanta Rising: A Holistic Effort to Make Homelessness Rare, Brief and Non-Repeating Requires \$40M Annually



Downtown Reimagined: Homeless strategy



Prevention of new inflow to homelessness in new partnership with Destination Home and Cisco



Rapid rehousing (with services) ~ 1880 households rehoused.



Housing production - 600 new PSH units by 2025. Including targeted mental health pilot

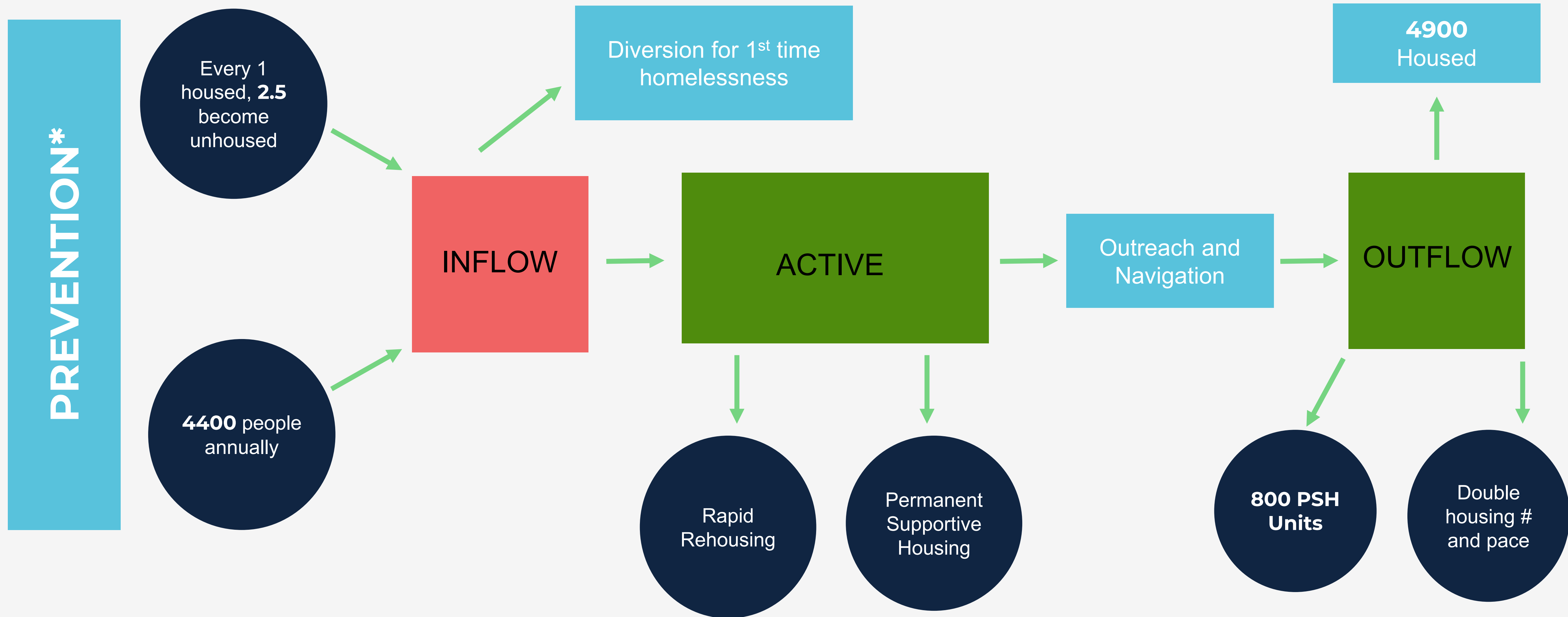


Refinement of Coordinated Entry & expansion of Communications work.

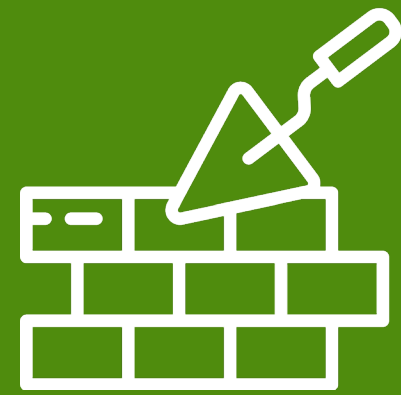


Dedicated street outreach presence with mental health training and expertise. Adding min. 24 FTE's to downtown.

OUR VISION: ADDRESSING THE HOUSING FLOW



RAPID HOUSING: PRODUCTION



PRODUCE 500 UNITS BY 2025*

ACQUISITIONS/TURNKEY PROJECTS

729 Bonaventure (closed)
(24 units)

Alison Court
(96 units)

NEW BUILD

Melody – Completed in February 2024
40 units

Waterworks Reservoir – Completed in May 2025
100 units w/ expanded supportive services pilot for high-care populations

405 Cooper St. – Completed by end of 2025
100 units



Online Summer 2024:



1055 Arden *(online)*
❖ 6 of 6 vacancies filled



The Mallory *(online)*
❖ 14 of 14 vacancies filled

2024:



The Steede
❖ 16 PSH units
❖ ECD: July 2024
❖ Developer: Prestwick
❖ Management: Strive360
❖ Services: Step Up via Fulton County DBHDD



Stanton Park
❖ 10 PSH units
❖ ECD: late July/early August 2024
❖ Developer: Woda Cooper
❖ Management: Woda Management
❖ Services: Step Up via Fulton County DBHDD



McAuley Station
❖ 30 PSH units
❖ ECD: fall 2024
❖ Developer: Pennrose
❖ Management: Pennrose
❖ Services: River Edge via Fulton County DBHDD

Abbingtion at Ormewood

Proposed mixed-income development located in Ormewood Park that will include:

- 8 PSH units out of 42 units total.
- 7,500 sf green space.
- Nearby access to public transportation, library, grocery/shopping, and Eastside BeltLine Trail.



525 Moreland Avenue

- Applicant: REA Ventures
- HomeFirst PSH Capital Financing: \$320,000
- HomeFirst Operating Subsidies: 8 (42 total units of affordable housing)
- Other sources:
 - Invest Atlanta Housing Opportunity Bond (\$300,000);
 - Low Income Housing Tax Credits (applying for);
 - Conventional Loan (\$1,300,000)
- 100% affordable (all below 58% AMI)



277 Moreland: Atlanta Motel

Motel development located in Atlanta that will include:

- 54-56 studio permanent supportive housing units.
- Nearby access to public transportation and shopping amenities and Eastside Beltline Trail.
- Onsite supportive, wrap around services.



277 Moreland Ave

- Applicant: Stryant Investments
- HomeFirst Financing: \$2.1M
- BeltLine TAD: \$556K
- City ARP HOME: \$2.7M





QUEST VILLAGE AT HOLLY STREET
339 HOLLY STREET, ATLANTA, GEORGIA

6/4/2019

MARTIN RILEY ASSOCIATES - ARCHITECTS, P.C.

Holly Street

Affordable multifamily development located in Atlanta that will include:

- 40 1 and 2 bd units for Seniors
- 9 dedicated PSH units
- Nearby access to public transportation.
- Onsite supportive, wrap around services.

General Information

339 Holly Street

- Applicant: Quest Development
- HomeFirst Financing: \$360K
- DCA HOME CHDO: \$2.1M
- Atlanta HOME: \$2M
- DCA NHTF: \$2.9M
- Home Depot Fdn: \$550K
- AHP: \$500K
- Operating subsidy: 9 units

111 Moreland

New construction development located in Atlanta that will include:

- 42 single room occupancy PSH units.
- Nearby access to public transportation, shopping, and Eastside BeltLine Trail.
- Onsite supportive, wrap around services.



General Information

111 Moreland

- Applicant: Stryant
- HomeFirst Financing: \$960K
- Invent Atl Housing Opp Bond: \$1.5M
- City of Atlanta HOME: \$2M
- Atlanta Affordable Housing Fund: \$2.5M
- Operating subsidy: 42 units



OUR MOONSHOT MOMENT

- **ACCELERATING REHOUSING EFFORTS:**
 - Build on our proven strategies, stepping up the pace of rehousing to meet urgent needs.
- **CATALYTIC INFUSION FOR SCALE:**
 - Leverage a significant investment to do what we're already doing—faster and at a larger scale.
- **COVID STIMULUS SUCCESS:**
 - The stimulus allowed us to increase rehousing by **35%** in just two years, proving we can scale with the right resources.
- **LIFT 2.0 SUCCESS:**
 - Lift 2.0 has already enabled us to house **1,500 neighbors**, demonstrating a clear path to success.
- **DOUBLING IMPACT BY 2026:**
 - With additional funding, we can **double** our rehousing efforts, positioning us to rehouse **all unsheltered individuals** by the end of 2026.

This is our moment to change the trajectory of homelessness in Atlanta.

Questions?

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