



Choice Neighborhoods

e-news about transforming housing, people and neighborhoods

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ANNOUNCEMENTS

Reminder: Choice Neighborhoods FY18 Implementation Applications Due Soon

The [FY18 Choice Neighborhoods Implementation Grants NOFA](#) makes available approximately \$145 million to award grants of up to \$30 million each. Applications are due by Monday, September 17, 2018. Choice Neighborhoods Implementation Grants support the implementation of comprehensive neighborhood revitalization plans that are expected to: replace distressed public and assisted housing with high-quality mixed-income housing; improve resident outcomes; and create the conditions necessary for public and private reinvestment in distressed neighborhoods. The NOFA and application package must be downloaded from the www.grants.gov site. Potential applicants may submit questions to ChoiceNeighborhoods@hud.gov.

FUNDING OPPORTUNITIES

Jobs Plus Workforce Development Program for Public Housing Residents

HUD's Jobs Plus program provides four years of seed funding to jump start comprehensive job training, case management, financial incentives, and community supports for work at Public Housing sites with low employment. Public Housing Agencies must obtain a 25% local match to be eligible for federal grants between \$1 and 3.7 million, depending on the size of the development. Choice Neighborhoods Planning and Planning & Action grantees would be well poised to leverage the work they have already done to assess resident needs and build upon community partnerships. [Applications](#) are due September 13, 2018.

Funding to Increase Access to Healthcare for Underserved Families

The Department of Health and Human Services is accepting applications for the Healthy Tomorrows Partnership for Children Program. This program supports community-based health services with a priority for collaborations between pediatric providers and community leaders to increase access to healthcare services in underserved communities. Public housing authorities and community-based organizations are eligible to apply. There is no award ceiling, and \$400,000 in total funding is available. [Applications](#) due October 1, 2018.

EVENTS AND TOOLS

Webinar on National Service Programs that Improve K-12 Student Outcomes

The Service Year Alliance and American Youth Policy Forum are hosting a [webinar](#) on September 18, 2018 at 2:00pm EST to discuss how service year programs support K-12 students throughout their academic journey. The presentation will provide case studies and suggestions on how to best leverage this resource in your community.

Brain Architecture Game Illustrates the Impact of Early Childhood Trauma

An interactive [Brain Architecture Game](#) has been developed to provide community leaders, policymakers, government officials, and practitioners with insight into how negative early childhood experiences have a lasting impact on cognitive development and mental health. The game was developed by a team at the University of Southern California in partnership with the Center on the Developing Child and others and can be purchased in a low cost Do-It-Yourself kit or as ready-made kits.

RESEARCH AND PUBLICATIONS

Love Your Block Program Improves Social Connectedness and Visual Landscape

The Urban Institute published an [evaluation](#) of [Love Your Block](#), a program developed by Cities of Service to help cities increase civic participation and trust in communities characterized by disinvestment. The program provided small grants to engage neighborhood resident volunteers to lead neighborhood revitalization. The study examined three sites and found increased social connectedness, more respect for public space, and improved public safety as a result of the program.

Trauma Informed Programming to Support Urban Children and Families

The Baltimore Partnership for Family and Trauma-Informed Care published a new [report](#) sharing lessons learned from the Baltimore Breakthrough Series Collaborative, which trained almost 1,000 people on trauma and resilience, screened 638 people for trauma, and created 27 “trauma-free zones.” [This article](#) summarizes their findings and why this approach is now being adopted in Oakland, CA.

GRANTEES IN THE NEWS

Research on the Importance of High Expectations for Case Management Clients

[EMPath's](#) case management-coaching model has shown promising outcomes in Boston's Whittier Choice Neighborhood. To spread awareness of their model, they recently published a [research paper](#) explaining their approach. The paper explains that environmental cues and mentor expectations have a significant impact on the outcomes of stigmatized and low socioeconomic status individuals. By adopting a growth mindset, mentors and participants are more likely to have higher expectations and achievements. To increase case management effectiveness, EMPATH recommends that organizations implement intentional systems and strategies to raise staff expectations for disadvantaged clients.

Commercial Kitchen Incubator Almost Complete in Shreveport

[An article](#) in KSLA News highlights a culinary incubator in Shreveport, LA developed with Choice Neighborhoods funding. Built in partnership with Southern University, the nearly completed facility will provide shared kitchen space, offer training, and feature a café

managed by residents of the revitalized public housing. Phase two of the project will include a distribution center so business owners will be able to package and sell items on a regional or national scale. Also planned are a culinary medicine program in partnership with the MLK Health Center and the SUSLA medical school, as well as an apprenticeship program that will place individuals in culinary businesses.

Diverse Denver Neighborhood Expecting Dramatic and Equitable Transformation

[An article](#) in 303Magazine describes the changes planned for Sun Valley, a diverse, historically neglected and isolated neighborhood that received a Choice Neighborhoods Implementation Grant in 2016. Through this grant, the Denver Housing Authority is working to redevelop 333 public housing units into 750 mixed-income units over six phases. Neighborhood developments include sustainable infrastructure through the [Ecodistrict](#) program, a multi-use space including non-profit office space and an art gallery, and a year-round stadium district with retail space and entertainment options.

Youth Paint Murals with Positive Messages in Milwaukee Choice Neighborhood

The City of Milwaukee and the Housing Authority of the City of Milwaukee received a \$30 million Choice Neighborhoods Implementation Grant in 2015 for the Westlawn neighborhood. TMJ Milwaukee published a [video](#) featuring a recent mural project within the target area organized by two local nonprofits. The event recruited about 50 local children to help paint the murals and enjoy ice cream provided by the Milwaukee Police Department.

SPOTLIGHT: Meet the Newest Implementation Grant Awardees

HUD Secretary Carson recently [announced](#) the award of five Choice Neighborhoods Implementation Grants to Baltimore, MD; Flint, MI; Phoenix, AZ; Shreveport, LA; and Tulsa, OK. Over the next 5-6 years, these grantees will replace 1,788 units of distressed public or assisted housing with more than 3,800 new housing units, including replacement housing, workforce, and market rate housing. Summaries of each grantee and their plans can be [read here](#), and the spotlight below includes highlights from each of these five communities.

Baltimore, MD: The Housing Authority of Baltimore City and the Mayor & City Council of Baltimore were awarded a \$30 million Choice Neighborhoods Implementation Grant for the Perkins, Somerset, & Oldtown (PSO) neighborhood. These adjacent communities are northeast of Baltimore's thriving Inner Harbor but have been cut-off from access to opportunity due to historic disinvestment and a heavy concentration of public housing units. Through the Choice Neighborhoods Implementation Grant, a neighborhood transformation is underway that will invest in PSO's housing, neighborhood, and people. A joint-venture of several developers, PSO Housing Company, LLC, will redevelop the 629-unit Perkins homes into 1,345 mixed-income units. The City will implement complementary neighborhood improvements, including reviving key commercial corridors, redeveloping nearby blighted properties, and improving public safety. Meanwhile, the People Implementation Entity, Urban Strategies, will support residents to achieve personal goals around health, employment and education.



Figure 1: Perkins Homes is arranged in a superblock configuration, distinctively foreign in form to the surrounding blocks of southeast Baltimore. These long superblocks consist of a series of deep internal and unprogrammed residential courtyards.

Flint, MI: The City of Flint and the Flint Housing Commission were awarded a \$30 million Choice Neighborhoods Implementation Grant for the South Flint neighborhood. The neighborhood includes 192 public housing units known as Atherton East, which is located in an undesirable flood zone at the edge of the city. Supported by a 2014 Choice Neighborhoods Planning Grant, the City of Flint led a planning effort to transform the community. Now, with the Choice Neighborhoods Implementation Grant, Norstar Development USA will lead the demolition and new construction of 192 public housing replacement units and 121 workforce and market-rate units, which will be built off-site closer to opportunity and outside of the flood zone. Neighborhood improvement efforts will include blight elimination, supporting retail development, and improving recreational assets. Additionally, Mott Community College Workforce Development will create job training opportunities for residents, provide case management, and offer a range of other supportive services.



Figure 2: Through Choice Neighborhoods, Atherton East (top) will be demolished and new housing will be developed in locations closer to the City's downtown and jobs centers. Early renderings (below) built to modern standards stand in stark contrast to the obsolete housing of Atherton East.

Phoenix, AZ: The City of Phoenix was awarded a \$30 million Choice Neighborhoods Implementation Grant for the Edison-Eastlake neighborhoods. These communities, located one mile east of downtown Phoenix, include 577 functionally obsolete public housing units. Supported by a 2016 Choice Neighborhoods Planning and Action Grant, the City of Phoenix developed a Transformation Plan focused on transit-oriented

development and leveraging downtown growth to invest in housing, neighborhood, and people. Using the Choice Neighborhoods Implementation Grant and substantial leverage, the community is ready to put their plan into action. The neighborhood's transformation will begin with the redevelopment of the Frank Luke, A.L. Krohn, and Sidney P. Obsorn Homes into 1,161 units of new mixed-income housing, which will include 545 workforce and market-rate units. Revitalization of the surrounding neighborhood will focus on building a walkable community that celebrates its history. Lastly, the supportive services strategy will provide a continuum of health, economic, and educational opportunities.



Figure 3: The recently completed Aeroterra community (pictured above) is immediately adjacent to the Frank Luke and A.L. Krohn public housing developments. While the Edison area of the City of Phoenix was historically comprised of mostly public housing — Aeroterra and the future Choice Neighborhoods replacement housing represent a long-term effort to transform the neighborhood into a modern, mixed-income community.

Shreveport, LA: The City of Shreveport and the Housing Authority of the City of Shreveport was awarded a \$24.2 million Choice Neighborhoods Implementation Grant for the Allendale, Ledbetter Heights, and West Edge neighborhoods. The community, to the east of downtown, has a rich jazz history but after years of disinvestment now struggles with a high level of vacancy, poverty, and limited retail occupancy. The community was also the site of a now demolished, isolated public housing development called Naomi Jackson Heights. Since receiving a 2011 Choice Neighborhoods Planning Grant and a subsequent 2016 Planning and Action Grant, Shreveport has engaged residents in neighborhood visioning and begun early neighborhood improvements. The Implementation Grant will prioritize attracting new residents, improving the lives of existing residents, and uplifting the neighborhood's cultural history and identity. New construction at the former Naomi Jackson Heights site and off-site will create 312 new, mixed-income units. Neighborhood revitalization efforts will also include a commercial façade improvement program, a civil rights museum, and a new community health center. People strategies will focus on developing new educational initiatives and workforce development programs in partnership with United Way and others.



Figure 4: (left) The Renaissance at Allendale is a new housing development in Allendale. (right) The Texas Avenue Corridor will be specifically targeted for storefront façade improvements as part of the Choice Neighborhoods grant.

Tulsa, OK: The Housing Authority of the City of Tulsa (THA) and the City of Tulsa were awarded a \$30 million Choice Neighborhoods Implementation Grant for the Eugene Field neighborhood. This riverside neighborhood has suffered from years of disinvestment and a concentration of distressed subsidized housing. Supported by a 2010 Choice Neighborhoods Planning Grant, THA began an inclusive, consensus-building process that brought together residents, community stakeholders, and institutional partners to develop a Transformation Plan for the neighborhood. The award of the Choice Neighborhoods Implementation Grant and significant additional leverage will accelerate and achieve the community’s vision for Eugene Field’s revitalization. Development partner McCormack Baron Salazar will replace 390 units of distressed public and HUD-assisted housing with 460 mixed-income units, re-introduce the street grid, and introduce a variety of housing types. Neighborhood revitalization efforts will also include redeveloping a park and attracting a full-size grocery store. People Implementation Entity, Urban Strategies, will provide case management to connect residents to health, employment, and educational resources.



Figure 5: Housing at Brightwaters Apartments (left) is isolated from the surrounding community. A rendering for new mixed-use development (right) along Southwest Boulevard (Rt. 66) is much more integrated into the surrounding neighborhood. The design is anchored by a couple of two-story mixed-use buildings that feature apartments, above ground-floor management, community, and commercial space.

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