QUALITY, AFFORDABLE WORKFORCE HOUSING

GOAL: A city with ample housing in good condition for low and moderate income households

5 YEAR OBJECTIVES
• Create 300 new, quality, affordable rental housing units.
• Create 100 new, quality, affordable owner-occupied single family housing.
• Improve habitability and accessibility of 500 owner-occupied dwellings.
• Assist 350 low and moderate income households in achieving home ownership.
• Assist 500 low and moderate income households in addressing financial, credit, debt load or legal issues affecting their ability to purchase, rent or retain a home.

DEVELOPMENT STRATEGIES
Fund and/or support activities that:
• Redevolve vacant, blighted, and substandard property as affordable workforce housing.
• Repair substandard owner-occupied workforce and housing to maintain habitability and reduce blight.
• Expand partnerships to provide volunteer-based property improvement services year-round.
• Install/improve public infrastructure necessary to support new affordable housing development.
• Support housing code and property maintenance code enforcement.
• Support quality housing development in proximity to transit and employment.
• Support housing development and retrofits with accessible features for seniors and the disabled.

• Support non-profit housing developers and work with for-profit developers to increase affordable housing supply.
• Support the development of a comprehensive regional affordable and workforce housing strategy.

FUNDING STRATEGIES
Fund and/or support activities that:
• Provide grants and/or loans to help maintain rental properties in safe, habitable condition.
• Assist qualified home buyers with down payment and closing cost assistance.
• Increase and diversify investment in the Savannah Affordable Housing Fund.
• Expand employer assisted home purchase programs with area employers.
• Work with banks to increase financing for affordable rental and homeowner housing.
• Leverage significant private investment with federal, state and local housing funds.
• Support Low Income Housing Tax Credit applications for affordable rental housing development.
• Increase financial capacity for affordable housing by assisting a local non-profit housing organization gain CDFI designation from the Treasury Department.

HOUSEHOLD STRATEGIES
Fund and/or support activities that:
• Assist low and moderate income households in addressing financial and legal issues negatively affecting their housing opportunities.
• Support pre- and post-purchase housing education and counseling that enables households to successfully purchase and retain their homes.
• Provide low income property owners with affordable estate planning and legal services to resolve cloudy title issues.

HOMELINESS

GOAL: A city in which housing is accessible and available to all persons, including those with special needs, and is compliant with the Fair Housing Act.

5 YEAR OBJECTIVES
• Conduct 4 fair housing education workshops annually.
• Assist 300 households with housing discrimination claims.

STRATEGIES
Fund and/or support activities that:
• Educate landlords, tenants, and property managers on the benefits of the Housing Choice Voucher program and the obligations and responsibilities of tenants, landlords and the public housing authority.
• Provide fair housing enforcement services. Establish a portal on the City’s website for registration of fair housing discrimination complaints.
• Incorporate fair housing education into first time homebuyer education sessions, including information on how to identify and avoid predatory loan products.
• Conduct an informational forum on housing and accessibility modifications in partnership with local organizations that provide services to persons with disabilities.
• Provide training on fair housing accessibility issues to local code enforcement officials, design professionals and property owners.
• Monitor fair housing legislation at the state level for potential impacts on the City’s fair housing activities.

PUBLIC/HUMAN SERVICES

GOAL: A city with public and human services that meet the needs of the community, assist families in becoming economically stable, and enhance the quality of life for all citizens.

5 YEAR OBJECTIVE
• Assist 7,500 residents in addressing individual and family needs and increasing capacity to become economically stable through educational advancement, job training, employment, financial education and asset building.

STRATEGIES
Fund and/or support activities that provide:
• Supportive services for the elderly and disabled.
• Supportive services for homeless youth and youth in crisis, including counseling and after school programs.
• Employable job skills training, job readiness and employment assistance.
• Training to increase basic competencies in reading, math, writing, computers and work ethics.
• Financial Education (training, credit counseling, wills, estate & financial planning).
• Assetbuilding programs for low-income persons.
• Expanded pro bono legal services to assist with cases involving elder abuse and fraud, identification and other documentation, tenant-landlord disputes, accommodations for persons with disabilities, etc.

• Fund and/or support activities that provide:
• Training on fair housing accessibility issues to local code enforcement officials, design professionals and property owners.
• Monitor fair housing legislation at the state level for potential impacts on the City’s fair housing activities.

FAIR HOUSING AND SPECIAL NEEDS

GOAL: A city with public and human services that meet the needs of the community, assist families in becoming economically stable, and enhance the quality of life for all citizens.

5 YEAR OBJECTIVE
• Assist 300 low and moderate income households in retaining or securing affordable rental housing.

STRATEGIES
Fund and/or support activities that provide:
• Street outreach to non-sheltered homeless.
• Legal advocacy to obtain documents for the homeless (i.e., birth certificates, social security cards).
• Self-sufficiency skills (job training, employment, life skills, literacy, financial/credit counseling).
• General basic/emergency needs (food, clothing, shelter, medical care, identification records).
• Emergency sheltering, supportive housing and pathways to permanent housing.
• Child care and transportation services to support job seeking and employment.
• Wraparound services after housing is secured (i.e., team-based, collaborative case management with various organizations working together to provide a holistic program of supportive services).
• Coordination of bicycle donations from the City.
• Coordinated entry into the homeless crisis response system and access to housing and mainstream services.
GOAL: A local business economy that is inclusive and provides opportunities for all enterprises.

5 YEAR OBJECTIVES
- Facilitate the creation or expansion of at least 100 small businesses, inclusive of minority and women-owned businesses.
- Provide technical assistance, business development training assistance and referral services to 500 existing and prospective entrepreneurs.

BUSINESS DEVELOPMENT

STRATEGIES
Fund and/or support activities that provide:
- Business loans and other incentives to increase business development.
- Training and development support for small and micro-enterprises.
- Business incubator space with training and development for start-ups.
- Business retention, post-start-up training and support.
- Training and assistance to businesses to meet local, state and federal procurement requirements.
- Support to high-wage, high-growth target industries and align workforce development programs accordingly.

GOAL: A city with physically attractive and economically viable commercial corridors in targeted neighborhoods.

5 YEAR OBJECTIVE
- Implement corridor improvement projects along at least 4 targeted commercial corridors.

CORRIDOR REVITALIZATION

STRATEGIES
Fund and/or support activities that provide:
- Facilitate blight reduction through property redevelopment and code compliance.
- Include targeted corridor development projects in applications for New Markets Tax Credits.
- Implement targeted corridor and streetscape revitalization plans, including Augusta Avenue Corridor and Waters Avenue improvements.
- Establish geographic incentives and designations to stimulate investments (Enterprise Zones, Tax Allocation Districts, Business Improvement Districts).
- Establish a “success center” on Pennsylvania Avenue near Savannah Gardens.

GOAL: A city with a skilled workforce linked to a diverse group of industries.

5 YEAR OBJECTIVES
- Develop job skills, work readiness and soft skills among 375 low and moderate income residents.
- Create 200 full-time jobs for low and moderate income persons through City-funded loan programs.
- Create traditional and non-traditional learning opportunities for 200 low and moderate income persons.

WORKFORCE DEVELOPMENT

STRATEGIES
Fund and/or support activities that:
- Provide workforce training and apprenticeships for in-demand occupations.
- Provide temporary and permanent job placements for the unemployed/underemployed.
- Provide incentives to businesses to hire qualified low and moderate income persons.
- Create or retain 1 full-time job for low and moderate income persons for every $35,000 in business loans funded.
- Create neighborhood-based job information and referral centers in targeted CDBG areas.
- Provide childcare subsidies to ensure employment sustainability.