

**NEW OPPORTUNITIES  
FOR STRONGER COMMUNITIES  
IN WESTSIDE ATLANTA**



Learn more about the development of  
Atlanta's Westside community

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INVESTATLANTA

## Westside Atlanta Is On the Rise

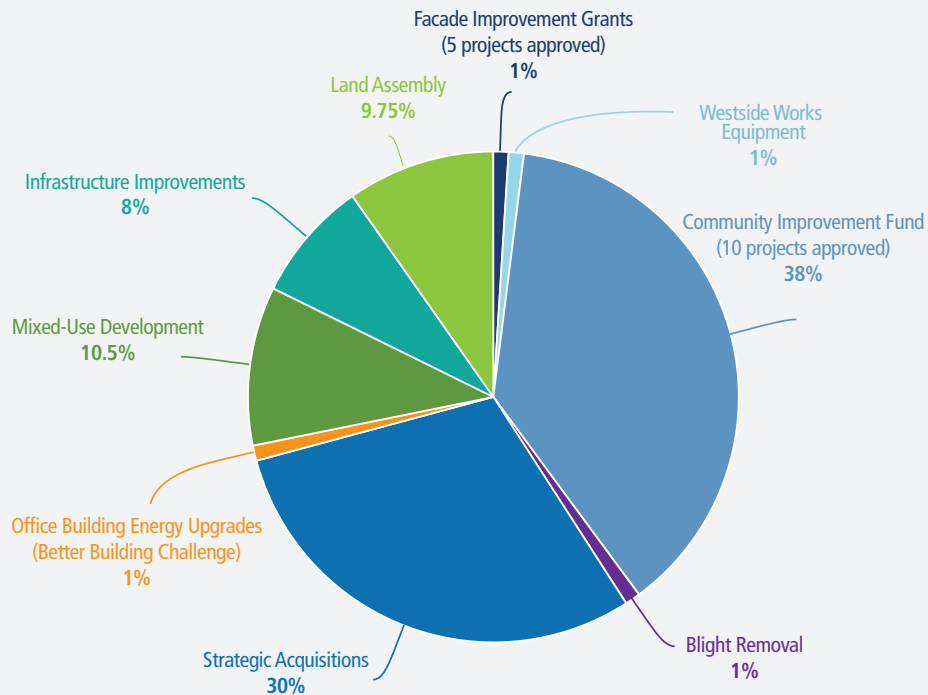
In 1992, The City of Atlanta established the Westside Tax Allocation District (TAD) to spur public and private investment in the west side of downtown. In 1998, the TAD was expanded to encourage development in the adjacent communities of English Avenue and Vine City. Invest Atlanta redoubled the city's efforts in 2013 through a planning process that engaged over 300 community stakeholders and honed in our focus to the historic neighborhoods of Vine City, English Avenue and portions of Castleberry Hill. To date, as the city's development authority, Invest Atlanta has injected approximately \$42 million into the transformation of streets, parks, and vacant properties in the Westside TAD. Our services- from homebuyer assistance, to business loans and developer incentives – preserve affordability as the Westside emerges and improve quality of life for those who call Westside Atlanta home.



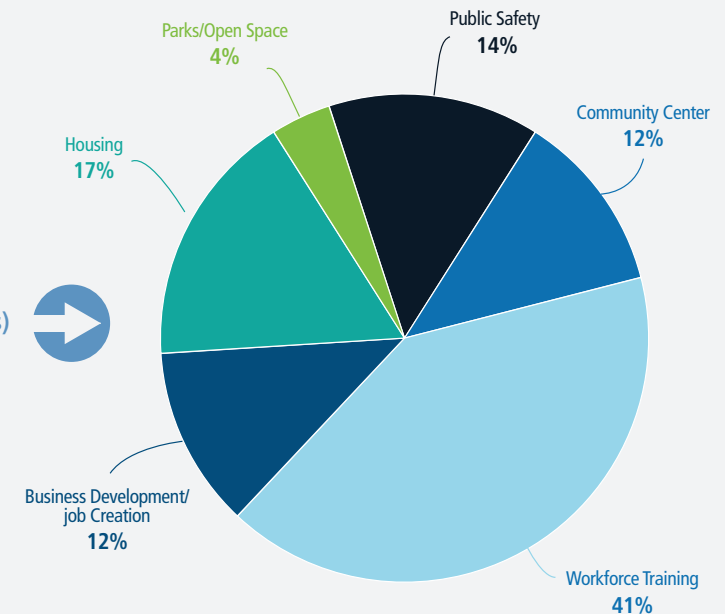
***"Working in close coordination with our public and private partners, Invest Atlanta is bringing innovative revitalization programs to Westside communities that can make a meaningful positive impact for current residents and generations to come."***

**Dr. Eloisa Klementich**  
Invest Atlanta CEO and President

### WESTSIDE TAD APPROVED NEIGHBORHOOD PROJECTS 2013-CURRENT



#### Community Improvement Fund (10 Approved projects)





## 2016 PROJECTS: Leveraging Westside's Workforce



*Derrick Mosely's teacher connected him to Westside Works just before he graduated from Frederick Douglass High School. Upon completing the four-week construction training program, he became an apprentice and is well on his way to becoming a foreman through the Westside Works electrician program.*

### Westside Works

Invest Atlanta helped launch Westside Works in 2014 with \$300,000 in equipment support, along with funding from the Arthur M. Blank Family Foundation, to deliver job training and placement services to Vine City, English Avenue and Castleberry Hill residents. The outcomes have been impressive: 79% of the 436 participants have been placed in jobs paying \$12.44 an hour on average and have earned \$7.9 million in total wages. For the construction program alone, 93% of participants have secured fulltime employment. Westside Works consists of job training programs run by New Horizon, Construction Education Foundation of Georgia, Per Scholas, Integrity Transformation CDC, Levy Restaurants and Literacy Action.



### Quest Resource Center

Westside Works is moving into a new facility developed by Vine City's Quest Community Development Organization. Quest received \$3.5 million from Invest Atlanta toward the 19,000 square foot construction, scheduled to open in September 2016. It will house Westside Works training programs in construction, certified nursing, education, automotive repair, culinary arts, information technology and office operations.



## 2016 PROJECTS: Restoring Safety & Preserving Affordable Housing



### Homeowner Rehabilitation

Invest Atlanta has dedicated \$2 million toward an owner-occupied home rehabilitation program so that Vine City and English Avenue can better retain existing homeowners. The program for qualified low-to-moderate income households will address critical home repairs, make energy efficiency upgrades and exterior improvements, address code violations, assist residents with estate planning and resolving title issues. Phase I of the program launched in early 2016 through a partnership with the Arthur M. Blank Family Foundation and the Home Depot Foundation, along with program manager APD Urban. Phase II will launch in early 2017.



*Brittany Hart sitting in front of her new brick townhome in Vine City.*

### Vine City Renaissance

Vine City Renaissance makes it possible for young professionals like Brittany Hart, a 26-year-old graphic designer who was drawn to the neighborhood's prime location and rich civil rights history, to be a part of the Westside's revitalization as a homeowner. In five years, her loan from Invest Atlanta will be fully forgiven.



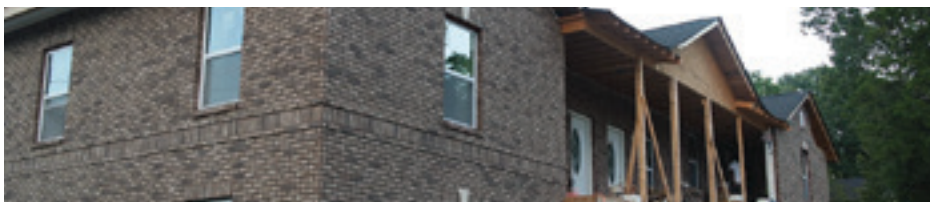


## 2016 PROJECTS: Restoring Safety & Preserving Affordable Housing



### Security Cameras

Invest Atlanta provided a \$1.2 million grant to the Atlanta Police Foundation to help deter and solve crime through the installation of 80 video surveillance cameras and 20 license plate recognition readers in Vine City and English Avenue.



### Hagar Housing Development

Invest Atlanta provided \$500,000 towards the renovation of a vacant, 10-unit residential property in English Avenue managed by Hagar Civilization Training Missionary. Once completed, it will provide affordable housing for residents with special needs, veterans and senior citizens.



### Police Homeownership

The Atlanta Police Foundation is rehabilitating homes in English Avenue and Vine City to sell to eligible Atlanta Police Department officers. Officers are provided down payment assistance from Invest Atlanta, along with monthly cash grants from the Atlanta Police Foundation in exchange for their long term engagement in the English Avenue community.



## 2016 PROJECTS: Improving Blight & Access to Green Space



### Vine City Park

Thanks to the efforts of Park Pride, Arthur M. Blank Family Foundation, neighborhood volunteers, the City's Department of Watershed Management and \$900,000 from Invest Atlanta, the Vine City community revived this two-acre plot of land into a signature park, complete with a state-of-the-art playground and seating.



### Lindsay Street Park

The first public park in the English Avenue neighborhood had its ribbon cutting in October 2015. Funding was provided from multiple philanthropic partners including the Arthur M. Blank Family Foundation, The Conservation Fund, Park Pride and a \$222,000 grant from Invest Atlanta.



*Invest Atlanta staff volunteering at an English Avenue neighborhood clean-up.*

### Blight Removal

Invest Atlanta helped launch the city's Judicial In Rem Code Enforcement pilot program with \$500,000. This program prioritizes abandoned and blighted properties in English Avenue and Vine City for resolution through the city's Housing Code Enforcement Bureau. Sixteen blighted and abandoned properties have been demolished to date.



## 2016 PROJECTS: Strengthening Businesses and Nonprofits



### Families First

Families First strengthens vulnerable families throughout metro Atlanta with housing, training and social services, including adoption and foster care. With an \$8.5 million investment from Invest Atlanta's New Markets Tax Credits program, Families First turned the former E.R. Carter Elementary School into its new headquarters and a community resource center.

### TBC Industries

TBC Industries utilized a \$250,000 Community Improvement Fund grant from Invest Atlanta to convert an existing warehouse in English Avenue into a job training, media production and business incubation facility. Rolling Out magazine has also housed its office and production studio in this new modern space.



### LionStar Films

An independent film and video production house made \$80,000 in improvements to its building in Castleberry Hill through Invest Atlanta's Façade Improvement Grant. Invest Atlanta provided \$57,735 in match funds to this project.

## Invest Atlanta Westside Initiative



1. Lionstar Films
2. Commercial façade improvement project
3. K&K Soulfood
4. Westside Works
5. TBC Industries
6. Hagar Civilization Training Missionary
7. Lindsay Street Park
8. Castleberry Park
9. MLK Drive Streetscape Improvement
10. Joseph E. Boon Green Street
11. Mims Park

### PROJECTS LOCATED THROUGHOUT WESTSIDE

- Vine City Renaissance Homes
- Judicial In Rem Sites
- Security Cameras & License Plate Readers



## UPCOMING PROJECTS



### Oasis of Vine City

Seniors can expect a high quality of life at Oasis of Vine City, a 105-unit housing development in the heart of Vine City slated to open in January 2018. Higher Ground Empowerment Center and the Beverly J. Searles Foundation have partnered in this effort with \$8.5 million in support from Invest Atlanta.



### K & K Soul Food Restaurant

Originally the Bankhead Restaurant, K & K Soul Food is a family-owned restaurant that has been in operation since the late 1960s. Since recently reopening, Invest Atlanta has provided K & K owners a façade improvement grant to help fund a new dining porch, landscaping, exterior lighting and signage.



### Dalvigney Housing Development

Invest Atlanta released a Request for Proposals to convert vacant property on Dalvigney Street into affordable multi-family rental housing, providing residents who earn at or below 50% of the area median income access to newly redeveloped units with rental rates not to exceed 30% of their total household income. The project is expected to break ground in Summer 2017.



### Martin Luther King, Jr. Drive

Invest Atlanta provided funding support towards the City's plan for a multi-million dollar renewal of MLK Jr. Drive, from downtown to the western city limits, into a beautiful commercial thoroughfare. The City has also been awarded a \$10 million federal TIGER grant for the project.

## Westside Revitalization and Retention Plan

Working alongside a diverse group of public and private organizations, Invest Atlanta focuses on strengthening assets and supporting areas of need in our Westside communities. This coordinated strategy activates a diverse group of stakeholders with direct community input so that Westside neighborhoods see balanced growth and prosperity.

