



# DeKalb County Government

Manuel J. Maloof Center  
1300 Commerce Drive  
Decatur, Georgia 30030

## Legislation Text

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File #: 2022-2105, Version: 1

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**Public Hearing:** YES  NO  **Department:** Community Development

**SUBJECT:**

**Commission District(s):** All

Approval of Contract with Atlanta Neighborhood Development Partnership, Inc. (ANDP) using HUD - HOME Investment Partnership Program, Community Housing Development Organization (CHDO) Funds - \$1,050,000.

**Information Contact:** Allen Mitchell

**Phone Number:** 404-969-9921

**PURPOSE:**

To consider approving contracts with Atlanta Neighborhood Development Partnership, Inc. (ANDP) in an amount not to exceed \$1,050,000. Of the total, \$1,000,000 will be used to acquire homeowner occupied, unoccupied, and/or foreclosed upon properties through voluntary sales transactions, rehabilitate the properties, and sell the rehabilitated properties to eligible households with incomes at or below 80% Area Media Income (according to HUD HOME data). The remaining \$50,000 will be used to pay the costs associated with Community Housing Development Organization (CHDO) operating activities.

**NEED/IMPACT:**

Recent information shows that homeownership opportunities for low-income households has decreased significantly. This funding will assist in increasing homeownership opportunities for low-income households.

HUD requires that 15% of the County's annual allocation of HOME funds be used by CHDOs for housing development activities. The County must commit CHDO funds for specific projects (specific addresses) and certify the CHDO after addresses are identified.

To comply with HOME regulations, the Community Development Department is requesting that the Board of Commissioners approve the ANDP allocation of up to \$1,050,000, with the condition that all contracts will be signed after ANDP identifies specific property that are approved for CHDO activity by the Community Development Department Director.

**FISCAL IMPACT:**

Funds are available from Oracle Award Numbers: 601943; 602120; 602294; 602617.

**RECOMMENDATION:**

Approve contracts with Atlanta Neighborhood Development Partnership, Inc (ANDP) in an amount not to

exceed \$1,050,000. Of the total, \$1,000,000 shall be used to acquire homeowner occupied, unoccupied, and/or foreclosed upon properties, rehabilitate the properties and sell the rehabilitated properties to Households at or below 80% Area Median Income (according to HUD HOME data). Property acquisition shall occur through voluntary sales transactions. The remaining \$50,000 shall be used to pay costs associated with CHDO operating activities. Authorize the Chief Executive Officer to execute all necessary documents; after ANDP identifies specific properties that are approved for CHDO activities by the Community Development Director; and ANDP is certified as a DeKalb County CHDO. To the extent previously identified properties are sold during the contract formulation process, the Community Development Director can approve replacement properties to fulfill the contract requirements and to maintain the ANDP CHDO certification requirements.