



WESTSIDE PROBLEM PROPERTY COLLABORATIVE

Goals:

1. Reduced number of blighted properties;
2. Increased code enforcement and compliance for blighted properties; and,
3. Increased housing stability for Westside residents.

Current State:

- English Avenue and Vine City contain one of the highest concentrations of abandoned or blighted properties in the metro Atlanta area.
- Nearly 43% of all housing units are vacant and abandoned, which equates to 400 - 500 properties in a 1000-acre footprint.
- If nothing is done, by 2017 blight will affect close to 55% of all housing units.
- Roughly 15% home ownership rate.

Current Activities:

- Over 300 Authorizations to purchase have been issued to contact owners of blighted property.
- Over 115 offers have been submitted to willing sellers for the acquisition of blighted properties.
- Acquiring blighted properties: 56 properties acquired or under contract through Quest Communities, Inc. and Invest Atlanta.
- Operationalizing the “in rem” foreclosure process: 14 lawsuits filed in English Avenue and Vine City to go after negligent absentee landlords.
- Westside Roots home stability program with Invest Atlanta, The Home Depot Foundation and The Arthur M. Blank Family Foundation soft launch underway for existing homeowners.
- Developing officer housing program with Atlanta Police Foundation – groundbreaking on first five properties occurring this summer in Vine City.

Moving Forward:

- Working with the City and County to understand policy changes and other tools to alleviate increased tax burdens when properties are rehabilitated.
- Determine the number of rental units needed to ensure long term housing affordability for lower income households.
- Increase the short-term supply of affordable rental housing through the renovation of existing vacant small apartment buildings.
- Acquire 100 parcels of vacant and blighted property by the end of 2016.
- Work with the Atlanta Police Foundation and English Avenue residents to complete the redevelopment of the 740 Cameron Alexander (Kennedy) as Youth Development center.
- Once Westside Roots is launched, plan to rehab and renovate at least 30 homes in Year 1.



Collaborative Members:

- APD Urban (Consultant)
- Atlanta Habitat for Humanity
- Atlanta Housing Authority

- Atlanta Police Department—Code Enforcement
- Atlanta Police Foundation
- Arthur M. Blank Family Foundation

- Center for Community Progress
- English Avenue Resident

- City of Atlanta—Legal Department
- Enterprise Community Partners
- Fulton County—City of Atlanta Land Bank Authority
- Invest Atlanta

- Quest Communities
- Request for official representatives of English Avenue and Vine City
- U.S. Department of Justice
- Westside Future Fund