

## Birmingham, AL

**Choice Neighborhoods Lead Grantee:** Housing Authority of the Birmingham District

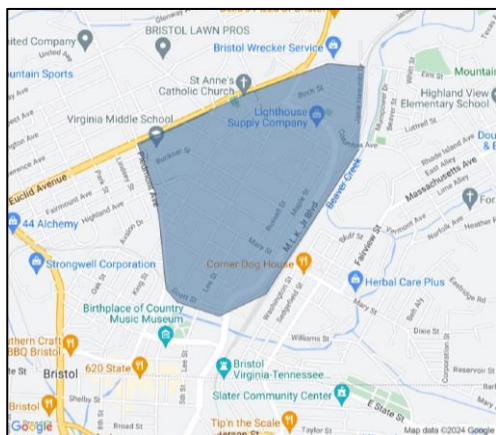
**Target Public Housing Project:** Rev. Dr. Morrell Todd Community

**Target Neighborhood:** Kingston-Woodlawn

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The Kingston-Woodlawn neighborhood represents the interconnection of two diverse communities coming together for collective action to create a Choice Neighborhood for all. Located in the northeastern part of

Birmingham, this neighborhood presents multiple opportunities yet faces significant challenges such as disinvestment, safety concerns and blight. It is home to the Rev. Dr. Morrell Todd Community, which includes 456 physically and functionally obsolete family public housing units. The Housing Authority of the Birmingham District is committed to engaging residents and stakeholders of this passionate community to develop a shared vision through learning together, aligning, and integrating actionable strategies to achieve the highest levels of social equity and economic mobility in Kingston-Woodlawn. The planning process will include over 40 committed partners. With the \$500,000 Choice Neighborhoods Planning Grant, the Housing Authority of the Birmingham District will have the resources to develop a thoughtful Transformation Plan that is resident-centered with a focus on building neighborhood trust, community capacity and social cohesion.



## Bristol, VA

**Choice Neighborhoods Lead Grantee:** Bristol Redevelopment and Housing Authority

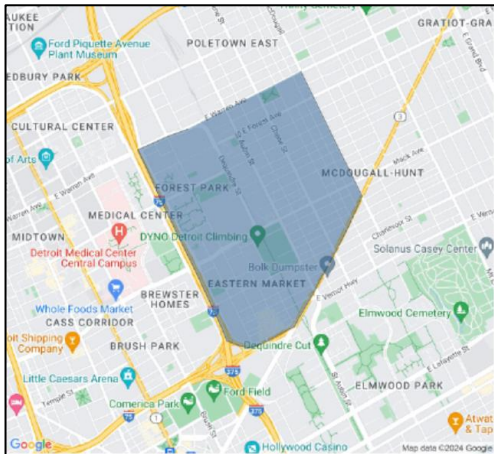
**Target Public Housing Project:** Rice Terrace, Johnson Court, Jones Manor, and Mosby Homes

**Target Neighborhood:** Virginia Hills

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** Virginia Hills, once a premier community in the City of Bristol, VA, was known for its numerous large two-story Victorian homes. Today, most of these homes have been converted into apartments that receive minimal attention from

their owners. The neighborhood contains four severely distressed public housing developments similarly in need of reinvestment. The neighborhood is also within a city-designated rental inspection district to help improve safety and living conditions. The community is marred with boarded-up homes and abandoned buildings including the former Virginia Intermont College, a premier, all-women’s college built in 1891, that now stands as a vacant eyesore atop the highest hill at the center of the neighborhood. Despite these factors, there is a strong educational and childcare focus in the community, and a commitment from community stakeholders to work collaboratively to revitalize the neighborhood. The neighborhood has public and private schools, as well as childcare and early learning centers, and a senior center. The \$500,000 Choice Neighborhoods Planning Grant will support the Bristol Redevelopment and Housing Authority’s revitalization efforts to emerge as not only “a good place to live” in keeping with Bristol’s slogan, but a great place to live for generations to come.



## Detroit, MI

**Choice Neighborhoods Lead Grantee:** City of Detroit

**Choice Neighborhoods Co-Grantee:** Detroit Housing Commission

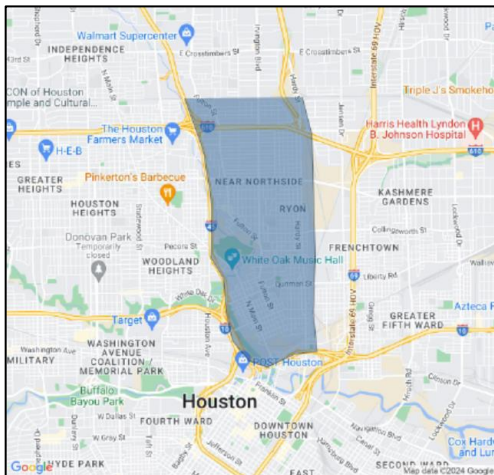
**Target Public Housing Project:** Diggs Homes/Forest Park Apartments

**Target Neighborhood:** Greater Forest Park/ Eastern Market

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** Located just east of Detroit’s up-and-coming Midtown, Greater Forest Park/Eastern Market is a neighborhood that has two realities: it is the home of longstanding institutions and has benefitted from recent economic growth while also being

the home to two public housing developments that are underrepresented and have endured decades of disinvestment. One of the neighborhood’s strongest assets is the Eastern Market, a world-renowned open-air farmers market. Despite the presence of the Market and other cultural and economic centers, the neighborhood suffers from poor housing quality, widespread vacancy, and high poverty for residents in the public housing communities. Further, the public housing sites of Diggs Homes and Forest Park, totaling 201 units, need significant investment to be rehabilitated and transformed into housing that can help residents thrive. With a \$500,000 Choice Neighborhoods grant, the City of Detroit and the Detroit Housing Commission hope to undertake a planning process that reflects the needs and vision of the residents while also leveraging existing assets in the community.



## Houston, TX

**Choice Neighborhoods Lead Grantee:** Houston Housing Authority

**Choice Neighborhoods Co-Grantee:** City of Houston

**Target Public Housing Project:** Irvinton Village

**Target Neighborhood:** Near Northside

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The Near Northside is a richly cultural neighborhood adjacent to Houston’s downtown central business district. It is home to most of the University of Houston – Downtown, which is an Hispanic Serving Institution that focuses on equity in teaching and driving socioeconomic mobility for students and the Near Northside community. The neighborhood

has multiple schools, community and health centers, grocery stores, connected greenways, and significant redevelopment opportunities. There are also several challenges that impact the Near Northside’s ability to fully blossom into a neighborhood where residents choose to live including disinvestment, high rates of poverty, poor school performance, and high rates of crime. Centered in this neighborhood is the 308-unit distressed 83-year-old Irvinton Village public housing site. The Houston Housing Authority has over 20 key partner commitments and is focused on collaboratively working with residents and community stakeholders to ensure investment and development in the neighborhood planning process are strategic for the greatest equitable and inclusive impact possible. With the \$500,000 Choice Neighborhoods Planning Grant, the Houston Housing Authority will be able to develop a transformation plan that actualizes the existing potential of the Near Northside and transforms it into an inclusive, thriving community that benefits all.



CHOICE NEIGHBORHOODS

Johnstown, PA



**Choice Neighborhoods Lead Grantee:** Johnstown Housing Authority

**Choice Neighborhoods Co-Grantee:** Cambria County Planning Commission

**Target Public Housing Project:** Coopersdale Homes

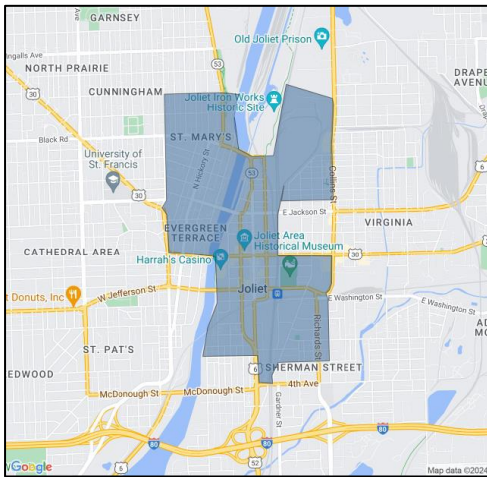
**Target Neighborhood:** West End

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** Once the leading steel producer in the United States, Johnstown has a long history as a major manufacturing center. Unfortunately perpetual flooding and the loss of manufacturing caused a steady decline in population. Today Johnstown and the West End neighborhood face significant

challenges related to poverty, job loss, environmental decontamination, and crime. The target housing site, Coopersdale Homes, is one of many low-income housing sites in the neighborhood. Located near the historic West End neighborhood and Downtown Johnstown, the West End neighborhood serves as a northern gateway into the City of Johnstown. The West End is situated along the Conemaugh River, and features rolling hills, historic homes, and small neighborhood parks. With a \$500,000 Choice Neighborhoods grant, Johnstown hopes to capitalize upon these assets and develop a community-based, bottom-up planning approach that empowers residents to envision a new future for the neighborhood.

Joliet, IL



**Choice Neighborhoods Lead Grantee:** City of Joliet

**Choice Neighborhoods Co-Grantee:** Housing Authority of Joliet

**Target Public and HUD-Assisted Housing Project:** Heritage Place Apartments and Riverwalk Homes

**Target Neighborhood:** Bicentennial Bluffs

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The City of Joliet, located on the outskirts of the greater Chicagoland, is a mid-sized city with the third largest population in Illinois. Bicentennial Bluffs, the target neighborhood, is comprised of the Evergreen Terrace, St. Mary’s, and St. Pat’s neighborhoods alongside Downtown Joliet. The

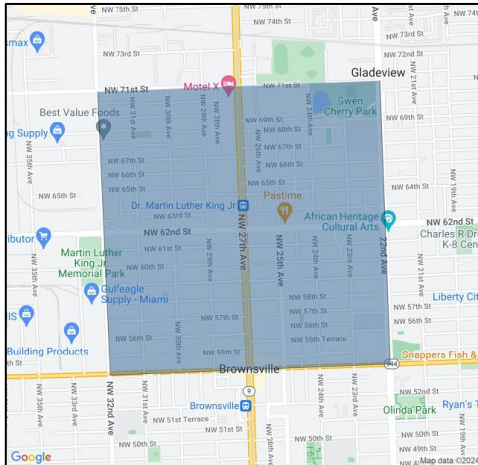
neighborhood includes a public housing site, Heritage Place Apartments, and a HUD-Assisted site, Riverwalk Homes. Bicentennial Bluffs has numerous hurdles to tackle including social, economic, and physical challenges that include abandoned industrial sites, shuttered commercial storefronts, and diminished foot traffic. Additionally, the properties suffer from aging infrastructure and accessibility issues, disrepair, high crime rates, isolation, poverty, and significant vacancy and turnover. Despite these challenges, the Joliet Choice Neighborhoods Team is committed to building on several existing community assets. The neighborhood has several public and private schools, several parks, a transit center, a public library, a theatre, and a museum. The \$500,000 Choice Neighborhoods Planning Grant will allow the City of Joliet to accomplish their vision to cultivate a planning and engagement process that embodies inclusivity and equity for all residents.





CHOICE NEIGHBORHOODS

Miami, FL

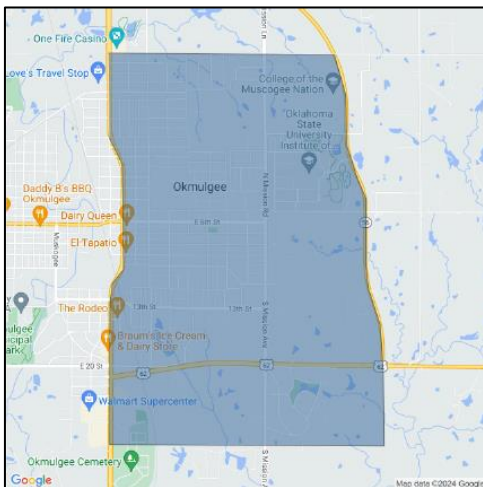


**Choice Neighborhoods Lead Grantee:** Miami-Dade County  
**Target Public Housing Project:** Annie Coleman 16  
**Target Neighborhood:** Dr. Martin Luther King Jr. Station  
**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The Dr. Martin Luther King Jr. Station neighborhood is located four miles northwest of Downtown Miami in unincorporated Miami-Dade County. The neighborhood has excellent public transportation and is a central location for access to job centers and Miami’s Health District. However, the MLK Station neighborhood exemplifies the housing crisis, with median rent far exceeding median household income, making the housing

market completely unaffordable for residents. The neighborhood is a primarily Black and Hispanic working-class community, which has been combatting crime, low-performing schools, and a lack of opportunity for decades. The Annie Coleman target housing site is almost entirely vacant which further serves as a blighting influence on the community. The \$500,000 Choice Neighborhoods Planning Grant provides Miami-Dade County an opportunity to engage relocated Annie Coleman residents and other community members, neighborhood-based groups, and local partners in creating a vision and plan to address the needs of the community.

Okmulgee, OK



**Choice Neighborhoods Lead Grantee:** Muscogee (Creek) Nation  
**Target Indian Housing Project:** Crutchmer Apartments  
**Target Neighborhood:** College Heights  
**Choice Neighborhoods Grant Amount:** \$500,000

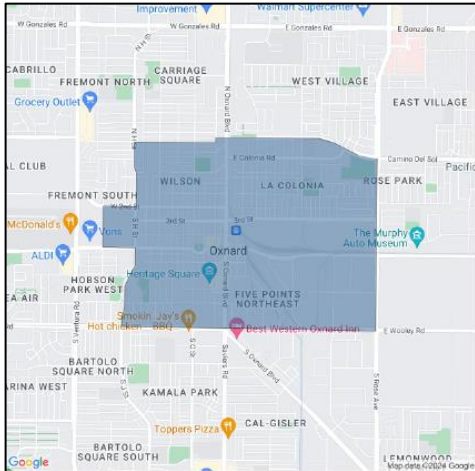
**Project Summary:** Okmulgee, Oklahoma is the county seat of Okmulgee County and the headquarters of the Muscogee (Creek) Nation. The Muscogee Nation’s rich history is evident in Okmulgee’s historic buildings and sites, which celebrate Native American heritage and the early 20th-century oil boom. The College Heights neighborhood is economically diverse and has a significant historical and cultural presence. There are many assets in the neighborhood, including three higher learning institutions, the MCN Hospital and

Mental Health Center, the YMCA, and various faith institutions. Despite these assets, the Crutchmer Apartments are severely distressed, and the community suffers from economic and social segregation. Notably, the housing site was used as a location for the filming of the television show "Reservation Dogs," a series about the struggles of Indigenous youth in distressed communities. The Muscogee Nation faces several challenges, including high poverty rates and high unemployment rates, which are often exacerbated by systemic inequities and historical marginalization. The Muscogee Nation is committed to a collaborative approach that centers their community and integrates cultural practices throughout the planning process. The first Tribal applicant to receive a Choice Neighborhoods grant, the Muscogee Nation will honor their past, empower the present, and ensure a prosperous future for all residents of Okmulgee, especially Tribal citizens.



CHOICE NEIGHBORHOODS

Oxnard, CA

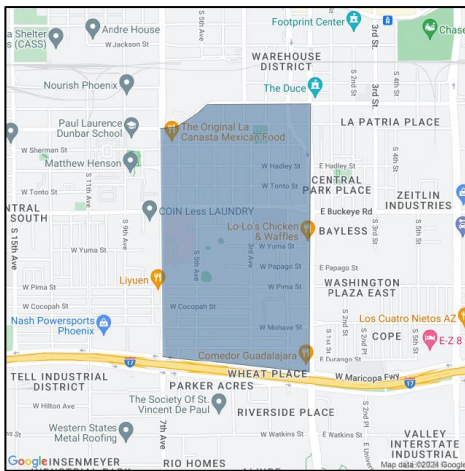


**Choice Neighborhoods Lead Grantee:** Oxnard Housing Authority  
**Choice Neighborhoods Co-Grantee:** City of Oxnard  
**Target Public Housing Project:** Colonia Village, "Felicia Court" and "Colonia Road"  
**Target Neighborhood:** La Colonia & Central Oxnard  
**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** Oxnard, an industrial agriculture hub situated halfway between Los Angeles and Santa Barbara, is a city with a history as rich as its soil. 125 years ago, the Oxnard Brothers built a sugar processing facility that attracted many Chinese, Japanese, and Mexican workers to the La Colonia neighborhood where the

two public housing sites, Felicia Court (100 units) and Colonia Road (70 units), are located. Due to La Colonia and Central Oxnard's ties to migrant laborers, the neighborhood has its roots in farmworker organizing and was briefly home to labor rights leader Cesar Chavez. Today, the neighborhood's residents are largely of Mexican descent and have economic ties to the agricultural sector in Oxnard. Although the target neighborhood is rich in history, it has been ignored and has suffered steady decline and disinvestment as it is largely cut off from the economic growth of nearby downtown Oxnard. With a \$500,000 Choice Neighborhoods Planning Grant, the Oxnard Housing Authority and the City of Oxnard hope to spearhead a planning process to reposition the neighborhood for more investment, economic diversity, and affordable housing.

Phoenix, AZ



**Choice Neighborhoods Lead Grantee:** City of Phoenix  
**Target Public Housing Project:** Marcos de Niza  
**Target Neighborhood:** Marcos de Niza-Grant Park  
**Choice Neighborhoods Grant Amount:** \$500,000

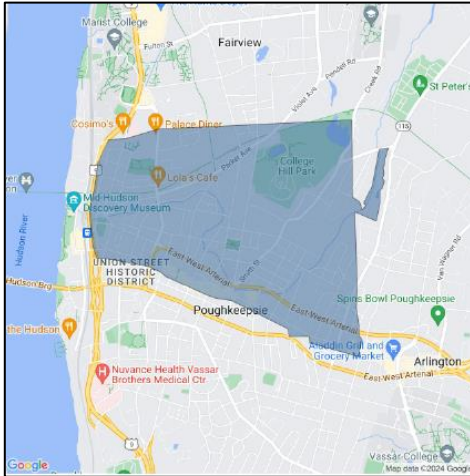
**Project Summary:** The Marcos de Niza-Grant Park neighborhood, located just south of downtown Phoenix, is an historically significant area facing modern challenges of disinvestment and development pressure. The neighborhood features a diverse population with a strong Latino heritage and includes the severely distressed Marcos de Niza Apartments. The \$500,000 Choice Neighborhoods Planning Grant will enable the City of Phoenix to

develop a plan that builds on existing community assets—such as schools, parks, and local businesses—while addressing the risks of displacement posed by the upcoming South Central light rail extension. The planning process will focus on protecting vulnerable residents and ensuring equitable development that benefits the entire community. This effort will also engage local stakeholders through advisory committees to create a sustainable and inclusive vision for the neighborhood's future. The transformation plan will prioritize long-term affordability and improved living conditions for residents.



CHOICE NEIGHBORHOODS

Poughkeepsie, NY

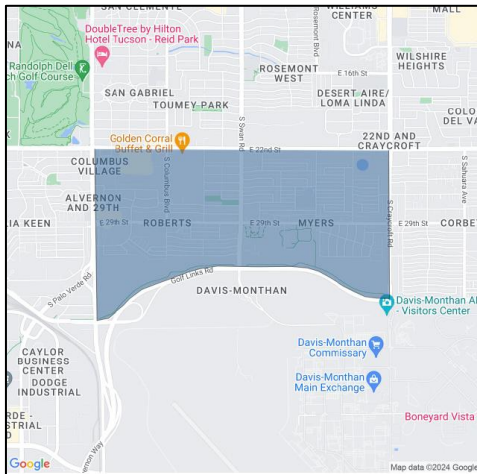


**Choice Neighborhoods Lead Grantee:** City of Poughkeepsie  
**Target Public Housing Project:** Thurgood Marshall Terrace and Martin Luther King, Jr. Garden Apartments  
**Target Neighborhood:** The Northside  
**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The City of Poughkeepsie is a post-industrial city and is home to a population of 31,577 residents. Located at the end of the New York commuter train line, it is also home to a major tourist attraction along the Hudson River Valley, The Walkway, which attracts 600,000 tourists annually and the Northside neighborhood. The Northside is surrounded by many opportunities but is also plagued by challenges including intergenerational

poverty. The City’s Northside and Southside are divided by Main Street, an arterial system that sliced the City in two and delineates the City’s striking racial/socioeconomic division. The Northside neighborhood includes the distressed target housing, Thurgood Marshall Terrace (47 units) and Martin Luther King Jr. Garden Apartments (70 units). The City of Poughkeepsie has a dynamic coalition of stakeholders and is focused on ensuring a unified planning process that will comprehensively address systemic barriers to social and economic mobility for Northside residents. The \$500,000 Choice Neighborhoods Planning Grant will enable the City, target residents, and key stakeholders to develop a transformation plan that will ensure the Northside becomes a neighborhood of choice for all residents, and a welcoming neighborhood for visitors from around the world.

Tucson, AZ



**Choice Neighborhoods Lead Grantee:** City of Tucson  
**Target HUD-Assisted Housing Project:** Catalunya Apartments  
**Target Neighborhood:** 29th Street Thrive Zone  
**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The 29<sup>th</sup> Street Thrive Zone, the Choice Neighborhoods target neighborhood, is often overlooked, tucked above the Davis Monthan Air Force Base in Tucson. The neighborhood is four miles away from downtown Tucson and is centered around community amenities that include schools, parks, and a library. The 29<sup>th</sup> Street Thrive Zone faces significant challenges due to decades of crime and concentrated poverty. The

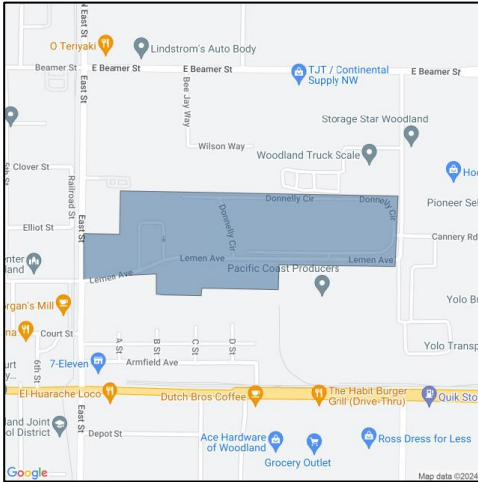
neighborhood struggles with higher levels of children in poverty, lower household incomes, more people without college degrees, and some of the highest vulnerability and violent crime in the city. Further, the HUD-Assisted Catalunya Apartments in the neighborhood is severely distressed. Tucson’s Mayor and City Council desire to expand the city’s successful *Thrive in the 05* approach to comprehensive community-driven reinvestment and build upon existing community and educational resources. The neighborhood has two public schools, a Boys & Girls Club, an adult learning center, multiple charter schools, a public library, two parks, and a recreation center. The \$500,000 Choice Neighborhoods Planning Grant will allow the City of Tucson to partner with residents and community members to develop a shared vision for change across the grant’s housing, neighborhood, and people goals.





CHOICE NEIGHBORHOODS

Woodland, CA



**Choice Neighborhoods Lead Grantee:** Housing Authority of the County of Yolo

**Target Public Housing Project:** Yolano Village and Donnelly Circle

**Target Neighborhood:** Yolano Village and Donnelly Neighborhood

**Choice Neighborhoods Grant Amount:** \$500,000

**Project Summary:** The Yolano Donnelly neighborhood, which encompasses the Yolano Donnelly Residences, is a unique neighborhood located near the heart of historic downtown Woodland, California. In many ways, the neighborhood is a wonderful representation of the rural and farming communities that make Yolo County a thriving cultural and agricultural region.

Woodland experienced a population boom following the gold rush when 49ers dispersed throughout the state looking for their next adventure. The arrival of the railroad in 1869 along Main Street, just south of the Yolano Donnelly neighborhood, put Woodland on the map. Over the next century, Woodland would expand significantly while the neighborhood surrounding Yolano Donnelly has become underutilized, under resourced, and vacant lots have become more frequent. The Yolano Donnelly Residences, encompassing Yolano Village and Donnelly Circle, has become a distressed 132-unit family public housing development located just East of downtown Woodland and North of Main Street. These 60-70 year-old buildings have surpassed their design life and are deficient in many critical areas. Nevertheless, the neighborhood has a rich history, and the residents are proud to live there, and committed to seeing their community grow, thrive, and be revitalized. The \$500,000 Choice Neighborhoods Planning Grant will allow the Housing Authority of the County of Yolo to significantly enhance the transformation of the Yolano Donnelly Neighborhood into a thriving and inclusive community that attracts residents from diverse backgrounds.