



Community Housing Services Agency, Inc.

www.chsainc.org

COMMUNITY HOUSING SERVICES AGENCY

Financial and Social Impact

- \$637 million invested in affordable housing
- 13,500+ low- and moderate-income families able to secure affordable housing through flexible financing and affordable housing investments
- 108 affordable family homes developed

Community Housing Services Agency, Inc. (CHSA) is a 501(c)(3) affordable housing organization that envisions communities in which safe and quality housing, neighborhoods, and living conditions are available and affordable to all. Since its establishment by the City of Savannah Georgia in 1989, CHSA has developed, financed, and implemented affordable housing opportunities that have benefited more than 3,000 low- to moderate-income households.

In 2012, CHSA expanded its role in affordable housing by assuming administration responsibilities for the City of Savannah's Affordable Housing Fund (SAHF). This innovative program provides financing for minor home repair, gap financing for infill construction of affordable homes, and down payment assistance to individuals and families earning less than 80% of the area median income. Further demonstrating its commitment to ensuring economic opportunity for all, CHSA obtained CDFI certification in 2017 and continues to build its role as Savannah's leading and most innovative, affordable housing, nonprofit lender.

CDFI Story - Savannah Gardens, Savannah, GA

One of CHSA's most successful financing initiatives has been to help its subsidiary, CHSA Development, Inc., leverage \$100 million to acquire and redevelop the 44-acre Savannah Gardens community. Over 13 years, CHSA has worked closely with nonprofit and government partners to provide flexible financing that transformed a blighted, crime-riddled neighborhood into a thriving affordable housing community with 534 apartments, 95 single-family homes, and several public parks.

St. Joseph's / Candler Hospital employee Sarah Burns bought her first home in Savannah Gardens in 2015 thanks to determination, an employer-assisted home purchase program, and funding from CHSA. After five years of steady payments, the down payment portion of the loan was forgiven in October 2020. She is now a volunteer mentor for CHSA Development.

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