

The PARTNER

A NEWSLETTER *from*
CHARLOTTE MECKLENBURG HOUSING PARTNERSHIP

Fall 2005

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Grand Opening of Tyvola Crossing



Entrance to Tyvola Crossing

"It's easy to build a neighborhood, but not easy to build a community," said Mayor Pro Tem Patrick Cannon at groundbreaking ceremonies for Tyvola Crossing Apartments in June. "This is where Charlotte-Mecklenburg Housing Partnership makes a tremendous difference. Public/private ventures such as this one are what Charlotte is all about."

Elected officials, government officials, financial partners and community members gathered under the summer sun to celebrate the special grand opening and ribbon cutting of Tyvola Crossing, which is just one example of CMHP's commitment to revitalization along the West Boulevard Corridor.

Tyvola Crossing is located near the corner of West Tyvola Road and Richard Street and spans four buildings which have a mix of two and three-bedroom apartments. It is a six-acre, \$6.5 million tax credit-financed development which

brings 80 beautiful yet affordable new apartments to the area and includes a residents' community room with computers, a playground and other outdoor amenities. It will be affordable to families earning less than 50% of the area median income which is currently \$32,050 for a family of four. This income range commonly includes entry-level professionals, administrative support staff, beginning teachers and industrial workers.

"Affordability doesn't have to look cheap," remarked Steve Culnon, Director of Rental Investments for the NC Housing Finance Agency. "Residents should feel good to live here. They should feel safe. They should feel like home."

Harriette Mahony, Reid Park Community President, called the opening a 'grand occasion' and told the crowd that Tyvola Crossing was the 'first of many steps to a viable community.'

CMHP Helps Katrina Victims Find A Home



LySandra Paul with children

New Board Chair Welcomed



Priscilla Wills, new CMHP Chair

CMHP officially welcomes Priscilla Wills as the new chair of the Board of Directors while saying goodbye and expressing great gratitude to Wachovia's Mike Rizer who stepped down after serving in this capacity since 2000.

Ms. Wills has been a member of the CMHP board since 2000. A senior executive with Bank of America, she is National Business Manager for the Retail Sales Team in the Consumer Real Estate Department. She previously held positions in the bank's mortgage company including account executive, sales training manager, telemortgage supervisor and regional coordinator. She brings immense experience and insight to CMHP. She is active in many social and community organizations. A Raleigh native, Ms. Wills is a graduate of North Carolina Central University.

The Paul family evacuated Slidell, Louisiana just ahead of Hurricane Katrina, spending several nights in Natchez, Mississippi before heading for North Carolina where friends put them in contact with CMHP for housing assistance. They are one of 19 displaced families who received emergency help from CMHP. Aid included waiving apartment application fees and security deposits and providing free rent and utilities (electricity, gas and water) through at least the end of October. In addition, CMHP matched each family with a group willing to provide furniture and other necessary household goods to help the families in starting over in their new homes.

"Watching the news with the weather models of Katrina, it was apparent that the hurricane was going to be very bad," says LySandra Kenion-Paul, the mother of nine-week-old twins and a toddler. Her husband, a Louisiana state trooper, stayed behind to assist with relief efforts.

"I didn't want to leave,

but we had been through this once before when our older child was an infant and we knew we needed to act fast to avoid getting stuck in a dangerous situation," she adds.

News footage showing broken pieces of the bridge near their home ran non-stop on the television for days, and the "Oprah" show broadcast live from Slidell (LA).

While the Paul's home was not completely destroyed, the roof is severely damaged making it uninhabitable. A long road of recovery lies ahead.

Katrina was not the only storm to ravage LySandra's life this summer. Her mother, a resident of CMHP's Rosedale Apartments, died of cancer in July. Her father, other relatives and friends, along with CMHP, have rallied to help make this transition a positive one. Charlotte will likely become a permanent home for the Paul family. "Everyone has been so nice and so helpful," LySandra says. "The children are happy, and we feel truly blessed."

A special thanks to the organizations and individuals that contributed to CMHP's effort to assist these families.

- Providence United Methodist Church
- Candlewyck Baptist Church
- Covenant Presbyterian Church
- Myers Park United Methodist Church
- Park Road Baptist Church
- Greater Salem Church
- Wesleyan United Methodist Church
- Impact Congregation
- Kiwanis Club – University Branch
- North Mecklenburg H.S. Key Club
- Crosland Properties
- Davidson United Methodist Church
- Hollis Nixon and friends
- Stephen and Joann Schemmel
- Greater Charlotte Area Chapter of the Legal Support Staff of North Carolina
- Sharon United Methodist Church
- CMHP staff and S.L. Nusbaum management and staff

Residents Leadership Council Holds Conference

Inspired by a national leadership conference they attended last spring in Miami, Florida, local community representatives returned to Charlotte and shared what they learned in a local leadership conference sponsored by funding from NeighborWorks® America and CMHP on September 24, 2005. The event was called 'BUILDING BRIDGES: Getting and Keeping People Involved in our Communities' and it gave participants the information necessary to increase awareness in their communities, encourage development, and find solutions for neighborhood concerns while learning from the experience of others.



Afternoon panel discussion at conference

"After attending the larger conference in Miami, the members of our Residents Leadership Council came back eager to share all that they had learned and heard. They had a vision of increasing the capacity of their neighborhood leadership. CMHP was more than happy to support their vision," said David Howard, Vice President of Community Affairs for CMHP who led in planning the well-attended, one-day conference. The event included breakfast, lunch, several workshop sessions and a panel discussion and was held at the beautiful new Harris Conference Center at CPCC's West Campus

The guest luncheon speaker was Henry Moore who was assistant city manager of Savannah, Georgia, from 1981-1998 where he developed a program to identify and organize neighborhood leaders, to sustain resident leadership development and to strengthen community pride, all of which helped revitalized targeted neighborhoods.



Anita Stroud Senior Complex Nearly Completed

Exterior of new senior building

Anita Stroud devoted her life to improving the lives of area children. A beloved fixture in the old Fairview Homes neighborhood in the 1950's through 1980's, the legacy of her wisdom and guidance created a ripple effect that will endure for generations. That's why CMHP and Charlotte-Mecklenburg Senior Centers, Inc. chose to honor her when they received major funding from The U.S. Department of Housing and Urban Development in 2003 to build housing for low-income elderly residents.

Fast forward two years to 2005 and there is

a now \$7.2 million, 83-unit three-story apartment building for seniors that bears her name in the beautifully redeveloped Park at Oaklawn neighborhood. The building will feature an activity room, library, lounge, storage, a community room and other special amenities. The project site is part of the redevelopment of the old Fairview Homes public housing site. CMHP and the Senior Centers served as the sponsor developer for the project, and Crosland Contractors handled construction.

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Home Giveaway Contest Recognized Nationally

Mayors and real estate professionals across the nation recently recognized the Charlotte Regional Realtors® Association (CRRRA), CMHP and the City of Charlotte for promoting homeownership and affordable housing through the annual Home Giveaway Program.

CMHP President Pat Garrett received a certificate of recognition from representatives of the United States Conference of Mayors and the National Association of Realtors® (NAR) at a special breakfast held by CRRRA. Guests from the National Association of Realtors were so

impressed with the local program, which is in its third year, that they are encouraging other associations to adopt it. The 2005 winner of a beautiful, 1,320 square-foot Craftsman-style home built by Saussy Burbank in The Park at Oaklawn was Brenda Williamson, a high school teacher in Charlotte. She enrolled in CMHP's Homeownership Education Program in 2004 to learn how to create and maintain financial well-being while becoming a homeowner.



CMHP President Patricia Garrett receives certificate from Dave Gatton with the US Conference of Mayors & 2005 NAR President Al Mansell.

Charlotte-Mecklenburg Housing Partnership, Inc. is a broad-based, private, non-profit housing development and finance corporation organized to expand affordable and well-maintained housing within stable neighborhoods for low and moderate income families in Charlotte and Mecklenburg County with a continuing interest in the ability of occupants to more fully enter the economic mainstream.

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