

Community Housing Network Affordable Housing Development Timeline

2001–2003

Community Housing Network, in partnership with Springhill Housing Corporation, rehabilitated 67 rental units throughout Macomb County for individuals with disabilities by using funds from the Department of Housing and Urban Development's (HUD) Section 811 program.

2002

Community Housing Network is contracted by Springhill to rehabilitate 21 homes for people with disabilities throughout Macomb County utilizing HOME grant funds. CHN and Springhill completed six of these grants totaling \$2,844,359.



2002–2010

Working together with Springhill, Community Housing Network rehabilitated 16 homes (54 units) throughout Oakland County that were available for purchase by first-time home buyers who have a disability or by families with a member who has a disability. These developments were possible through combined grants from Oakland County HOME funds totaling \$1,807,604 and additional funding from the Federal Home Loan Bank of Indianapolis.

2006

CHN was awarded \$458,000 from the Michigan State Housing Development Authority (MSHDA) to acquire and rehabilitate three homes in Waterford Township and Madison Heights.



2007

CHN was awarded a HUD Section 811 grant to acquire and rehabilitate four scattered site homes (eight units) in Southfield and Farmington, which became the Independent Supportive Housing I (ISHO-I) development.



2008

CHN was awarded another HUD Section 811 grant, which was used to construct the Independent Supportive Housing II (ISHO-II) development. CHN built four new homes (12 units) in Hazel Park and Ferndale.



2010

CHN was awarded another HUD Section 811 grant to construct the Independent Supportive Housing III (ISHO-III) development. Five homes (15 units) are constructed at sites scattered throughout Oakland County in Rochester, Auburn Hills, and Southfield.

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2011

CHN received a \$5.7 million Housing Tax Credit to develop the 24-unit Palmer Pointe Townhomes. The property, bought in a tax-foreclosure sale, was transformed to match the neighboring townhomes, stabilizing the area. Construction began in February 2012 and was completed in September 2013, with nine of the units offering supportive housing.



2011

Through the Neighborhood Stabilization Program 2, a partnership with Venture Housing to address foreclosed and abandoned homes, empty lots, and plummeting home values in Pontiac, 12 new homes were developed for purchase by low-income individuals and families. Construction began in the Unity Park neighborhood in November 2011, and all homes were completed, sold, and occupied by March 2013.



2012

Construction began on Liberty Hill III, CHN's first partnership in a housing development in Wayne County. Liberty Hill III utilizes a HUD Section 811 grant to build four homes: one each in Van Buren Township, Northville Township, Garden City and Livonia.



2013–present

Development of Unity Park Rentals, an investment of \$22.7 million to develop 79 units, funded through Low Income Housing Tax Credits. The single-family, lease-to-purchase home development offers 38 Permanent Supportive Housing units, 11 of which are fully accessible units. An additional phase, adding 15 more Permanent Supportive Housing units (including 2 fully accessible), will break ground in October 2023.



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2015

Development of Grafton Townhomes, located in Eastpointe, MI. With a total investment of \$11.5 million, Grafton Townhomes consists of 48 townhome units, community space, a community garden, and a playground for residents. All 48 units are energy efficient, with 12 being Permanent Supportive Housing.



2017

Development of Jefferson Oaks located in Oak Park, MI. With a total investment of \$17.9 million, Jefferson Oaks features the adaptive reuse of the vacant Thomas Jefferson School building, including 20 apartment units and community space. The community also includes an additional 40 townhome units, playscapes for the residents, and a privately funded Community Revitalization Coordinator. 21 of the homes are Permanent Supportive Housing units.



2020

Development of Erin Park located in Eastpointe, MI. The Deerfield School property was demolished and transformed into a mixed-income development. With a total investment of \$16.1 million, Erin Park consists of 52 duplex-style units with a community center and playground for the residents. CHN secured Section 811 and MSHDA rental assistance for 25 of the units. 17 units provide Permanent Supportive Housing. All units are long-term lease to purchase.



2022

Garfield Landing is a mixed-income development consisting of 36 high-quality, studio, one and two-bedroom rental apartments. The development will combine the adaptive re-use of the historic Garfield School, creating 14 units, with 20 new construction units built on the site. The community is located in Sault Ste. Marie. Construction is expected to begin winter of 2023 with completion expected in fall 2023.

