



Westside
Future Fund

Transform Westside Summit

Convene | Communicate | Collaborate

Westside Future Fund
Friday, November 16, 2018



Agenda

7:15 – 7:20am

Welcome

John Ahmann
President & CEO
Westside Future Fund

7:20 – 7:35am

Opening Devotion

Reverend A.W. Motley
Senior Pastor
Lindsay Street Baptist Church

7:35 – 8:10am

Introductions & Announcements

John Ahmann
President & CEO
Westside Future Fund

8:10 – 8:50am

Featured Presentation:

Lisa Gordon
President & CEO
Atlanta Habitat for Humanity

8:50 – 9:00am

Q&A

All

9:00am

Meeting Adjourns



Transform Westside Summits are made possible through the generosity of the Chick-fil-A Foundation and The Gathering Spot

WIFI: TGS Guest | Password: tgsvisitor384



@westsidefuturefund



@WFFAtlanta



westsidefuturefund.org

Our Speakers

Reverend A.W. Motley

Senior Pastor, Lindsay Street Baptist Church

Reverend Motley comes from a deeply religious family from which the Lord has called many ministers. He received Christ at the age of eight and was called into the ministry when he was eighteen years of age. His father, Dr. D. L. Motley, Sr., the renowned and respected Pastor Emeritus of the Peace Baptist Church in Cincinnati, Ohio licensed and ordained him in 1971 and 1973, respectively.

Reverend Motley has served the following churches: Mt. Sinai Baptist Church, Tallapoosa, Georgia, Wares Grove Baptist Church, Cedartown, Georgia, and Flat Rock Baptist Church in Rome, Georgia; and accepted the pastorship of the Lindsay Street Baptist Church on September 7, 1980.

Pastor Motley is deeply involved in community activities seeking to improve the conditions of the socially and economically oppressed and the spiritually impoverished. He is active with many organizations which include the Concerned Black Clergy, the New Era State Convention of Georgia where he served as 1st Vice-President, the Progressive Baptist Convention, the American Baptist Convention, past President of Atlanta Baptist Minister Union, Chairman of the English Avenue Community Development Corporation, and Co-Chairman of Friends of English Avenue. He is also a former adjunct professor at Morris Brown College. Reverend Motley is much sought after as a speaker, lecturer, teacher, and preacher.

Lisa Y. Gordon, CPA

President and CEO, Atlanta Habitat for Humanity

Lisa Y. Gordon, CPA, is President and Chief Executive Officer of Atlanta Habitat for Humanity—one of the top 10 Habitat for Humanity International affiliates in the United States. She is a recognized leader in transformational redevelopment efforts for quality affordable housing and neighborhood revitalization.

Lisa joined Atlanta Habitat in July 2015 and set the nonprofit homebuilder on a new course to become a catalyst for holistic neighborhood revitalization. She developed and now guides the organization's new five-year strategic plan and new vision and mission—making an annual \$6 million economic impact on the city of Atlanta through new home constructions, renovations and critical repair projects.

As a leader in urban redevelopment and government service before joining Atlanta Habitat, Lisa was Vice President and Chief Operating Officer for the Atlanta BeltLine, Inc., cabinet member in former Atlanta Mayor Shirley Franklin's administration, City Manager of East Point, GA and Assistant City Manager of Austin, Texas. Prior to these roles, she worked in county government for 10 years.

She earned an undergraduate degree from Georgetown University and holds a Master's of Public Administration degree from the Maxwell School at Syracuse University and a Master's of Accounting degree from Nova Southeast University. She has been a licensed Certified Public Accountant in the state of Florida since 1999.

In 2016 Lisa was inducted as a Fellow of the National Academy of Public Administration. She is an Advisory Board member of the Urban Land Institute, a member of The Maxwell School Advisory Board, the U.S. Council Advocacy Committee for Habitat for Humanity International, International Women's Forum, Women's Affordable Housing Network, Leadership Atlanta (2008) and Commercial Real Estate Women (CREW). She is the recipient of several honors and awards including the Atlanta Business Chronicle's 2018 Women Who Mean Business, YWCA of Greater Atlanta 2017 Women of Achievement, WTS International's Woman of the Year in Transportation, Bisnow magazine's Top 40 most influential women in commercial real estate in 2014, and CREW (Commercial Real Estate Women) Network's 2013 Economic Impact Award.



**Westside
Future Fund**

VISION

A community Dr. King would be proud to call home.

MISSION

To advance a compassionate approach to neighborhood revitalization that creates a diverse, mixed-income community, improves the quality of life for current and future residents and elevates the Historic Westside's unique history and culture.

VALUES

Do with the Community, not to the Community
We know that residents are the real experts on the challenges in their community. Therefore, we learn from residents and involve them in all we do.

Be Compassionate
We meet residents where they are in a spirit of empathy and respect.

Have Integrity in Everything
We stand behind all we say and do. We are open, honest, and courageous.

Be Creative
We bring high energy and fresh ideas to tackling the long-standing challenges on the Westside. We're dedicated to trying different approaches to get different results.

Deliver Results
We're committed to driving transformation in the long term, with a focus on measurable outcomes today.



Westside Future Fund

OUR VISION: A COMMUNITY DR. KING WOULD BE PROUD TO CALL HOME.

Westside Future Fund is the nonprofit of Atlanta community leaders who believe in the future of Atlanta's Westside and are committed to helping four historic neighborhoods revitalize and develop into a community Dr. King would be proud to call home.

English Avenue • Vine City • Ashview Heights* • Atlanta University Center

Community Retention

- We're laser-focused on affordable housing.
- We risk losing residents as market forces take over as the area's fortunes improve.
- We want current residents to remain in their beloved neighborhoods for years to come, even as market forces raise housing and rental prices as well as taxes.
- We're raising funds as quickly as possible to buy real estate that will remain deeply affordable.
- So far, we have 119 units under control that will serve low-income residents, such as the working poor and seniors living on a fixed income, of which we are very proud.
- Much more is needed, we need everyone's help.

Role of the Westside Future Fund

With its grounding in community retention and its compassionate approach to revitalization, Westside Future Fund is focused on creating a diverse mixed-income community, improving quality of life, and elevating and celebrating the Historic Westside's unique history and culture. We are driving a collective effort focused on our four impact strategies with many different impact partners.

Impact Areas



SAFETY AND SECURITY



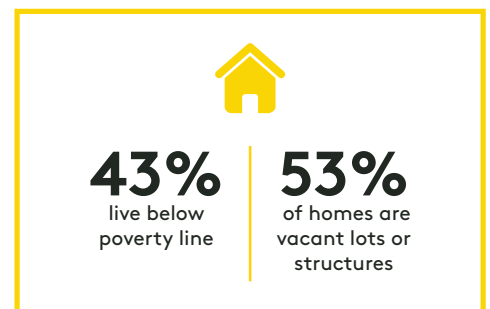
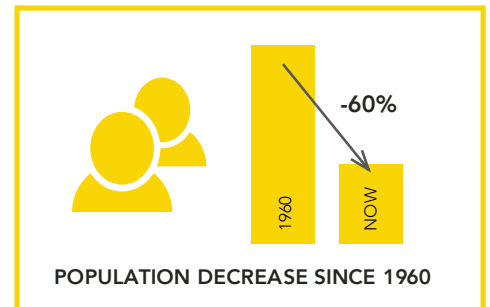
QUALITY, MIXED-INCOME
COMMUNITIES (COMMUNITY
RETENTION)



CRADLE-TO-CAREER
EDUCATION



COMMUNITY HEALTH
AND WELLNESS



* Just Us and Booker T. Washington

Our Impact

In addition to amplifying and accelerating the work of our impact partners, we also advance our mission through the development and implementation of several plans, programs and initiatives, including:

Anti-Displacement Tax Fund

An initiative that will pay qualifying homeowners' property tax increases in the English Avenue, Vine City, Ashview Heights and Atlanta University Center communities. The program is designed to help ensure that current homeowners are not displaced due to rising property taxes.

Land-Use Framework Plan

A design and implementation strategy — created in partnership with the City's Department of Planning & Community Development — to revitalize the Westside, building on the good work and extensive community feedback put into previous plans by city officials, partners and community residents.

Transform Westside Summit

Twice-monthly "town hall" meetings created to foster connection, collaboration and communication amongst community members around revitalization efforts.

Westside Neighborhoods Beautification Project

Pilot job training and placement program designed to help Westside residents carve out career paths while cleaning up and beautifying our four target neighborhoods.

Westside Volunteer Corps

Established to create opportunities for individuals from throughout Atlanta to join forces with Westside residents in the revitalization of the historic Westside. Through a variety of volunteer projects, the Corps works to strengthen community nonprofits and expand their impact with a consistent injection of human capital (i.e. volunteers).

Westside Community Data Dashboard

Dedicated to identifying and understanding the needs and opportunities that exist in WFF's four target neighborhoods. Site offers a baseline of community conditions and trends over the past 15 years against which WFF will track future progress.

How to Get Involved



LEARN

Check out our website to learn more.

westsidefuturefund.org



ENGAGE

Attend a Transform Westside Summit or join our Westside Volunteer Corps.

westsidefuturefund.org/volunteer-corps



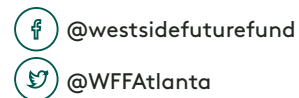
GIVE

Already convinced? Great! Donate to our efforts.

westsidefuturefund.org/donate



P.O. Box 92273, Atlanta, GA 30314
(404) 793-2670
WestsideFutureFund.org



@westsidefuturefund

@WFFAtlanta

Progress from the Collective Effort

KATHRYN JOHNSTON MEMORIAL PARK



The Kathryn Johnston Memorial Park is the third in a series of parks proposed in the Proctor Creek North Avenue Green Infrastructure Vision to address stormwater runoff.

The park is expected to help manage up to 3.5 million gallons of stormwater per year.

The Kathryn Johnston Memorial Park also preserves a powerful legacy in Atlanta's history of civil rights. In 2006, Kathryn Johnston, a 92-year-old grandmother, was tragically killed by members of the Atlanta Police Department in her English Avenue home.

The park will include a playground, fitness station, and open greenspace for pickup games of soccer or flying kites.

parkpride.org/a-park-at-the-heart-of-english-avenue/

WESTSIDE VOLUNTEER CORPS | NOVEMBER DAY OF SERVICE



The Westside Volunteer Corps' November Day of Service in support of the M. Agnes Jones Fall Festival was a huge success.

M. Agnes Jones Elementary School is Georgia's first STEM-certified school that provides personalized educational experiences that strengthen the skills, talents, and self-esteem of each individual student.

The annual festival, attended by over 400 students and their families and faculty boasted a day filled with face painting, games, food and fun.

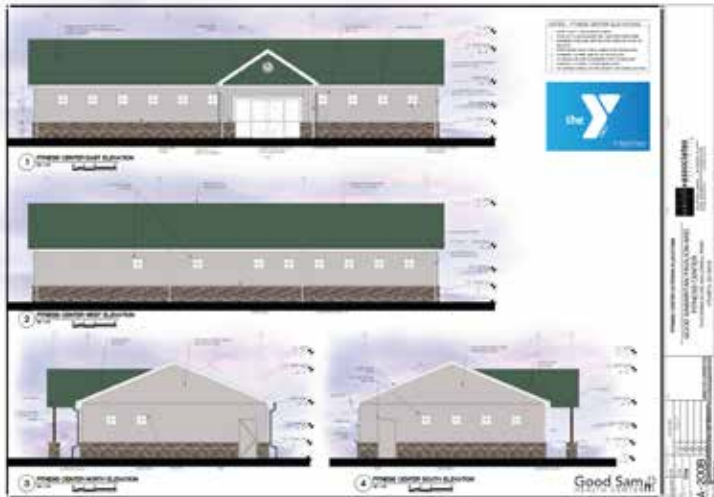
Dr. Margul Woolfork, principal of M. Agnes Jones Elementary, exclaimed, "The M. Agnes Jones Fall Festival was the BEST due to partnering with Westside Future Fund.....it requires a lot of people to support the many activities and the volunteers made the magic happen!"



atlantapublicschools.us/jones

Progress from the Collective Effort

GOOD SAMARITAN ATLANTA



On October 30th Good Sam broke ground on their Full Circle of Health Capital Campaign Expansion project! Concrete is moving so they can build a new fitness center (operated by the YMCA of Metro Atlanta), outdoor farmer's market & activity pavilion, and event space to benefit neighbors on Atlanta's Westside. Completion is expected by April of 2019. This project has been a long time coming, but they're thrilled to be at this point and eager to expand healthy eating/exercise programs to neighbors with heart disease, diabetes and other illnesses. The new amenities will be open to the surrounding community — you do not need to be an existing patient of Good Sam to benefit.

goodsamatlanta.org

ATLANTA HABITAT FOR HUMANITY



Westside Future Fund is excited to be sponsoring a Habitat build located in Ashview Heights!

Volunteers are the heart and soul of Atlanta Habitat for Humanity. By helping build quality, affordable houses in safe, vibrant neighborhoods, we are creating opportunities for working homebuyer families to thrive and to achieve many other dreams.

Volunteer days are available in November, December and January.

Give the gift of time by registering at wff.atlantahabitat.volunteerhub.com.

atlantahabitat.org



Announcements



Westside Future Fund is sponsoring a Habitat Build in the Ashview Heights Community. We need volunteers to help make this happen!

Registration for these builds are on the Habitat website at:

 wff.atlantahabitat.volunteerhub.com.

Habitat for Humanity Build – November 10th & 17th, December 1st & 8th and January 12th

Habitat for Humanity Requirements

- All volunteers are required to register online individually. Each volunteer will complete our Release and Waiver form during the registration process.
- Registered volunteers will receive automated confirmation and reminder emails with a link to the Volunteer Information Packet and directions to the build site.
- The minimum age required to volunteer is 16 years old. Volunteers ages 16 and 17 must print their Release and Waiver form and bring it to the build site with a parent or guardian signature.

QUESTIONS?

Please contact us at:

 volunteer@westsidefuturefund.org

 770-845-5642



ACCEPTING APPLICATIONS FOR 2019 ANTI-DISPLACEMENT TAX FUND PROGRAM

Westside Future Fund just completed the first full cycle of its innovative Anti-Displacement Tax Fund (ADTF) program with its first payments being made on September 21. **More than 70 homeowners have been approved for the ADTF program this year.**

The ADTF program was put in place to prevent the displacement of legacy homeowners in the English Avenue, Vine City, Atlanta University Center, Ashview Heights, Just Us, and Historic Booker T. Washington neighborhoods due to increases in property taxes.

The ADTF program pays for increases in homeowners' existing property tax bills for up to 20 years. The program operates as a grant to individuals and does NOT require participants to pay back any funds.

As part of its mission to ensure that current residents can stay in their communities for generations to come, the Westside Future Fund is providing all funding for the program, sourced from philanthropic contributions.

WFF is currently accepting applications for the 2019 tax cycle and will do so from October 2018 through March 2019. Applicants must meet specific income and residency requirements as well as live in English Avenue, Vine City, Atlanta University Center, Ashview Heights, Just Us, and Historic Booker T. Washington neighborhoods.

For details on the Anti-Displacement Tax Fund program, please:

 westsidefuturefund.org/news/tax-fund/

 info@westsidefuturefund.org

 678-902-7889



CHOICE NEIGHBORHOODS HERITAGE OWNER-OCCUPIED REHAB PROGRAM

Atlanta Housing Authority, Invest Atlanta and the City of Atlanta have launched a deferred forgivable loan program that provides up to \$60,000 in federal funds to eligible Ashview Heights and Atlanta University Center homeowners for health and safety repairs on their home. The loan will be for 10 years at a 0% interest rate with payments deferred and forgiven until the earlier of loan maturity, sale, transfer of ownership, or failure to maintain the property as the primary residence during the 10-year term.

The principal balance is reduced by 10% annually provided the eligible homeowner maintains primary residency. The prorated remaining balance is due and payable immediately if the home is sold, transferred, or no longer the primary residence within the 10-year term. A lien will be placed on the home.

The maximum loan amount per home is \$60,000, inclusive of all construction related costs and closing costs.

ELIGIBILITY GUIDELINES

- Homeowner must reside within the Choice Neighborhoods of Ashview Heights or Atlanta University Center.
- Must be a primary homeowner and existing resident as of September 30, 2015.
- Annual Household Income must not exceed 80% of area median income adjusted for household size. 1 Person Household (\$41,900) - 2 Person Household (\$47,900) - 3 Person Household (\$53,900) - 4 Person Household (\$59,850) - 5 Person Household (\$64,650) - 6 Person Household (\$69,450).
- Homeowners with 1st mortgage liens are permitted. Homes with other liens (2nd mortgages, tax liens, water liens without payment plans, recorded Fi Fas, etc.) are prohibited.

FOR MORE INFORMATION OR TO APPLY

Contact the Choice Neighborhoods Heritage Owner-Occupied Rehab Program Manager,
Meals on Wheels at info@mealsonwheelsatlanta.org or 404-351-3889



Atlanta Emergency Preparedness Institute **COMMUNITY PREPAREDNESS WORKSHOP**

OVERVIEW

This half-day intensive workshop is designed to fast-track a detailed review of community preparedness planning to help minimize harm and loss of life in the event of an incident, while enhancing business continuity and resiliency for the Westside communities of Atlanta. The program involves leadership-level instruction, conversations with trained professionals, and small-group discussions.

Saturday, November 17, 2018, 9am – 1pm
Clarion Inn & Suites Atlanta Downtown
186 Northside Drive, SW
Atlanta, GA 30313
**Breakfast and refreshments provided*

WORKSHOP HOSTS




WORKSHOP SPONSORS



WHO SHOULD ATTEND

This introductory session is intended for those who live, work, serve and/or worship on the Westside of Atlanta. This also includes anyone responsible for shaping and implementing emergency policies and procedures to ensure the health and sustainability of communities.

For additional information and to register, contact Zarat Boyd.

 **Contact**
770-283-1277

 **Email**
programs@verticalcityinc.com

 **Website**
<http://www.verticalatl.com/preparedness/>

Atlanta Fire Rescue Foundation, Inc. (AFRF), Atlanta Fire Rescue Department (AFRD), and the Mayor's Office of Emergency Preparedness are offering this community AEPI at NO COST to the Westside communities.

KEY OBJECTIVES

- Understand how hazards affect homes, workplaces, and neighborhoods
- Build and strengthen relationships with community partners
- Identify personal tools for emergency preparedness

KEY TOPICS

- Natural & Man made Disasters
- Personal Preparedness & Community Preparedness
- Active Shooter Simulation
- Resource Sharing & Community Mapping
- ACERT Training - <https://www.atlfrf.org/acert>

KEY FACILITATORS

Ria Aiken, Director of Emergency Preparedness,
Mayor's Office, City of Atlanta
Shirley Anne Smith, Executive Director, Atlanta
Fire Rescue Foundation

**Hurry!
Register
Online**
*space is limited



@empowered_readers



@empoweredreaders

JANUARY
19th
9am-12pm
@ TURNER FIELD

The MARCH to **20 HUNDRED THOUSAND BOOKS**

REGISTER
for FREE Today!
**JOIN the
MARCH!**
at
empoweredreaders.org

A CHILDRENS
MARCH for Literacy



Uniting Neighborhoods, Families, and Atlanta through Books!

www.empoweredreaders.org



The Y at Good Sam – Group Ex Schedule

WEDNESDAY:

4:30pm – Strength

SATURDAY:

10:00 am – Zumba® Gold

Please arrive 5-10 minutes before the start of class to sign in for the class. For morning classes you can enter through the lobby and for evening classes go through the side door, located to the left of the main entrance.

Strength – If you're looking for a total body strength training class, this is it! Various types of equipment will be used, including body-weight exercises, body bars and dumbbells. Lots of modifications are available so beginners to advanced are all welcome!

Zumba® Gold – Active older adults who are looking for a modified Zumba® class that recreates the original moves you love at a lower intensity.



See a Good Sam employee or YMCA instructor about the Fall into Fitness Challenge and to pick-up your punch card!

PAYMENT OPTIONS:

Pay by Day at \$5, cash or check.

Class Pass 10-pack at \$25, available through the Y at the desk in the main lobby.

YMCA Memberships are available which gives you access to the Y at Good Sam classes as well as our 18 facilities.



ymcaatlanta.org/schedules

sign up
TODAY! 

S I M P L E

COOKING & FITNESS

with
heart

s a v e t h e d a t e s

O C T O B E R 2 7

N O V E M B E R 3 / 1 0 / 1 7

all times 10AM to NOON

The Kitchen at Good Sam
1015 Donald Lee Hollowell Pkwy.
Atlanta, GA 30318

for more information:

goodsamatlanta.org/thekitchen



American
Heart
Association®

The
Kitchen
at Good Sam



Creating the Beloved Community



The end is reconciliation; the end is redemption; the end is the creation of the Beloved Community. It is this type of spirit and this type of love that can transform opponents into friends. It is this type of understanding goodwill that will transform the deep gloom of the old age into the exuberant gladness of the new age. It is this love which will bring about miracles in the hearts of men.

Martin Luther King, Jr. from "Facing the Challenge of a New Age," 1956

The coining of the term, "beloved community" is credited to Josiah Royce (1855–1916), a Harvard professor, theologian, and philosopher, who taught at Harvard from the 1880s to 1910s.

Josiah Royce deemed the beloved community the "principle of all principles" and spoke of the beloved community as an ideal, separate from ordinary life, a spiritual community where all those "fully dedicated to the cause of loyalty, truth, and reality itself" were joined. Speaking from a distinctly Christian perspective, he stated that religious communities at their core should embody "the mystery of loving membership in a community." This participation was enacted through deep loyalty to a personal cause that one serves with "all [one's] might and soul and strength."

Royce wrote, "Find your own cause, your interesting, fascinating, personally engrossing cause; serve it with all [one's] might and soul and strength; but so choose your cause and so serve it, that thereby you show forth your loyalty to loyalty, so that because of your choice and service to your cause, there is a maximum of increase of loyalty among your fellow [human beings]."

Since you cannot find the universal and beloved community, create it.

Josiah Royce (1913)

One of Royce's students in the 1890s was W.E.B. Du Bois, who arrived in Atlanta in 1897 to establish a sociology program at Atlanta University and develop the university's curriculum. It is possible W.E.B. Du Bois and others could have discussed the idea of the "beloved community" and its embodiment in the Atlanta University Center and Vine City neighborhoods as early as Du Bois' arrival in Atlanta. Since the late 1860s, white and black educators, black students, and working class white and black residents had been living in the historic Westside.

Dr. King's mentor, Howard Thurman, was also a student of Royce and colleague of W.E.B. Du Bois. He used the term "beloved community" as an inspirational lens "to perceive [in the world] a harmony that transcends all diversities and in which diversity finds its richness and significance." He broadened the concept from Royce's specifically Christian orientation and emphasized the importance of truly integrated communities beyond legal integration and emphasized the importance of a radically nonexclusionary community.

During Thurman's lifetime, the historic Westside served as a nerve center of civil rights activism even as the effects of legal segregation remained in the community.

Community cannot for long feed on itself. It can only flourish with the coming of others from beyond, their unknown and undiscovered brothers and sisters.

Howard Thurman 1971

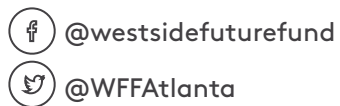
Dr. King takes the thinking of Royce and Thurman forward with his belief that we can "actualize the Beloved Community." Walter Fluker writes that the "beloved community" is Dr. King's "single, organizing principle of [his] life and thought."

Our goal is to create a beloved community, and this will require a qualitative change in our souls as well as a quantitative change in our lives.

Martin Luther King, Jr., 1966



P.O. Box 92273, Atlanta, GA 30314
(404) 793-2670
westsidefuturefund.org



For bulletin ideas and comments, please contact Sonia Dawson at sonia@westsidefuturefund.org.