MESSAGE FROM THE CEO:

We’ve had quite a year, and with the holidays upon us, I’d like to take this opportunity to thank you for the investment, partnership and support you have shown this agency in 2016. As the second largest housing agency in the country, we have a unique opportunity to demonstrate the impact innovative affordable housing initiatives can have on our communities. We are succeeding in our efforts, and as we learn from the past and strive to be a role model for the future, strategic partnerships have been an essential part in our success.

This year we’ve worked with nonprofits, city agencies, elected officials and countless stakeholders to bring unprecedented opportunity to CHA families and residents. We have successfully expanded the wide breadth of youth programing available to CHA’s youngest residents in this Year of the Youth. We have embarked on an innovative plan to combine library space and affordable housing. We’ve worked extensively with a number of partners to bring a new Mariano’s to the Bronzeville community that now employs nearly 100 CHA residents. And the list goes on.

At the beginning of 2016, the U.S. Department of Housing and Urban Development (HUD) awarded CHA with a ten-year Moving to Work (MTW) extension, which provides the CHA with the flexibility to implement local strategies that better serve our residents. The extension demonstrates HUD’s confidence in the work being carried out in Chicago, and it couldn’t happen without support from our partners. It has been my honor to foster the collaborative relationships required to deserve this MTW status, and at CHA, we are looking forward to continuing our momentum as we strive to expand the prospects of self-sufficiency for our residents in the coming years.

As always, thank you for your support as we look ahead to a promising 2017.

Sincerely, 
Eugene Jones, Jr.  
Chief Executive Officer
HISTORIC ROSENWALD COURTS REJUVENATED

Built in 1930 by former Sears, Roebuck & Co. President Julius Rosenwald, the historic Rosenwald Courts reopened this fall as an affordable apartment complex for seniors and families in the Bronzeville community. The $132 million project at 47th Street and Michigan Avenue involved the rehabilitation of 239 one- and two-bedroom units. 120 of the units are dedicated for CHA senior residents, 105 are rented at affordable rents, six are offered at market rates, and the remaining eight are reserved for onsite employees.

"After sitting vacant for more than 15 years, this important community asset and mixed-use redevelopment will create jobs for the community, provide opportunities for neighborhood businesses to grow, and create much needed affordable housing for community residents." – Alderman Pat Dowell (3rd)

ICKES HOMES IS ON ITS WAY

Thanks to the approval of the Chicago Housing Authority Board of Commissioners, Ickes Homes is on its way to becoming a vibrant mixed-income, mixed-use development with housing, retail and commercial space that will enhance the Near South Side. With the master developer predevelopment loan agreements approved, the planning for Phase I of the project is underway. The first phase of the new Ickes Homes will bring a total of 319 housing units to the community, including:

- 94 CHA units
- 58 affordable units
- 167 market rate units

Ickes Homes was built in 1955 and named for the former U.S. Secretary of the Interior. The former public housing site was demolished in 2010 to make way for a new mixed-income community. The developers expect construction on the first phase to get underway in the third quarter of 2017, with project completion targeted for 2019.
INNOVATIVE CHA AND CHICAGO PUBLIC LIBRARY PARTNERSHIP

CHA and Chicago Public Library recently announced a new interagency partnership that will provide three new mixed-income housing developments with co-located libraries. The city is coordinating a design competition that calls on architectural firms to bid on these projects and create a lasting legacy of public art in the new designs. The three developments are:

- West Ridge, 6800 N. Western Ave. - new housing and replacement of the Northtown branch library

- Irving Park, 4022 N. Elston Ave. - new housing and a new Independence branch library

- Near West Side, Taylor and Aberdeen Streets - new Roosevelt branch library with housing as a part of the continuing redevelopment of Roosevelt Square.

In addition, Mayor Emanuel announced in August a new stand-alone library will be built at Altgeld Gardens to serve residents and the larger Riverdale community.

"Chicago will be one of the first cities using this type of partnership between housing and libraries to benefit and beautify our neighborhoods. This model will create spaces everyone can enjoy, and I hope will be the next great civic projects here in Chicago." – Mayor Emanuel

NEW MARIANO’S OPENS IN BRONZEVILLE

Fresh and exciting options are now available in Bronzeville for residents looking for both fresh groceries and quality employment. In October, a new and highly anticipated Mariano’s grocery store opened its doors, and currently employs 97 CHA residents including CHAngemaker Armeker Wright, an Oakwood Shores resident who lives just one block from the new grocer and now works as a baker.

“In this down the block from my house, and I don’t have to worry about transportation. I don’t have to worry about my kids because I am right here,” says Wright. “This is a beautiful place to be, and I am so excited that Mariano’s chose me to be one of their bakers.”

Located at 3859 S. Dr. Martin Luther King Drive, the new store covers more than 74,000 square feet, featuring products from approximately 50 local suppliers and artwork from Chicago-based multi-disciplined artists.

Armeker Wright, Oakwood Shores resident and Mariano’s baker, celebrating the grocer’s ribbon cutting ceremony in Bronzeville with Mayor Emanuel, CHA CEO Eugene Jones Jr., Bob Mariano, Aldermen and Community members
HISTORIC LATHROP HOMES RECEIVES CONDITIONAL APPROVAL FOR HISTORIC TAX CREDIT

The National Park Service recently issued the conditional approval of the CHA's application for use of Historic Tax Credits at Lathrop Homes. This conditional approval will aid in the multi-year, multi-phase revitalization of this development situated between the Bucktown and Roscoe Village neighborhoods along the Chicago River. The Park Service's preliminary approval moves the project one step closer to bringing a new mixed-income, mixed-use community to the North Side of Chicago.

SPREADING HOLIDAY CHEER

A NEW HOME FOR THE HOLIDAYS

Susan Tovar recently became a first time homeowner, and she celebrated with a visit from Eugene Jones Jr., CEO of CHA and Ald. Michael Zalewski (22nd). Surrounded by friends and family, she proudly spoke of her participation in the CHA’s Choose to Own (CTO) program which allowed her to use a portion of her rent payments to accumulate equity and offset a portion of her mortgage to buy her home in the West Elsdon community. The mother of three was also among the recent CHA residents who purchased a new home as the agency’s CTO program, now in its 14th year, marked its 500th homeowner.

The CTO program allows qualified public housing families or those participating in the Housing Choice Voucher (HCV) program to use a portion of their rent payments to accumulate equity and offset a portion of their mortgage – the same way a voucher is used to offset a portion of rent.

Through a variety of community partnerships, participants are provided a comprehensive support network that includes financial assistance, homebuyer education, credit counseling and other services that help the families navigate the process and increase their chances of success as a homeowner.

“My little one gets home from school, and goes right out to the backyard and plays,” says Ms. Tovar. “I watch him through the window and that means so much to me.”

WATCH HOUSE WARMING VIDEO
OPERATION WARM

CHA partnered with the national non-profit Operation Warm for the ninth consecutive year to give away a total of 10,000 new winter coats to children this holiday season. 7,500 coats were received by youth living in Public Housing or participating in the HCV program, and 2,500 coats will be distributed by Catholic Charities to shelters and clients in Cook and Lake County. The event drew over 5,000 attendees, and along with coats, provided a resource fair that included nearly 40 organizations offering services and giveaways.

WATCH RECAP VIDEO

FILLING UP HOLIDAY PLATES

Strong partnerships enable CHA to work with likeminded organizations focused on making a difference in the lives of Chicago families. This year CHA joined with the Greater Chicago Food Depository (GCFD) to fill the plates and tables of hundreds of families and seniors in Chicago. GCFD generously donated over 800 holiday food packages to CHA seniors at three senior locations, and CHA employees coordinated an agency-wide push to collect more than 7,000 boxes and cans of food to distribute to families in need across the city.

BULLS PARTY WITH YOUTH FOR THE HOLIDAY

CHA youth celebrated the holiday season with the players of the Chicago Bulls basketball team. During a full day of fun, music, food, gifts and all-stars at the Museum of Science and Industry (MSI), hundreds of youth filled the museum to meet the talented players, pose for photos and explore the extensive exhibits MSI has to offer. The players helped youth pick out gifts to take home and congratulated them on their strong accomplishments throughout the year.

Chicago Bulls All-Star Jimmy Butler helps CHA youth pick out holiday gifts.
THANKS TO POPULAR DEMAND: SECOND YOUTH DOCUMENTARY FILM SCREENING

This summer 16 young ladies participated in the CHA Documentary Filmmaking program at DePaul University in the School of Cinematic Arts. After spending weeks selecting personal topics that included teen pregnancy, neighborhood violence, single vs. dual parent homes and bullying, then working with professional filmmakers to capture their stories, the girls presented their films to family and friends. Now, thanks to popular demand, the teens for a second time screened their films on December 1 for a larger audience of over 100 viewers. This inaugural six-week program was a huge success in this Year of the Youth at CHA, and the hope is to offer these types of opportunities for years to come. Watch documentaries

YOUTH RULE CHICAGO

Hosted by the 20 members of the inaugural Mikva CHA Youth Council, YOUTH Rule Chicago successfully brought together hundreds of Chicago teens on December 3 to address some of the challenges youth face in Chicago. This free youth summit - curated for youth, by youth - allowed teens to collaborate with peers, explore ideas on how to improve the city, and pitch those ideas to a panel of professionals. The top ideas have been selected to move forward and will receive funding to be implemented. In addition to organizing this summit, the youth council spent the last several months researching policies and programming that impact youth in Chicago. In August, they presented five recommendations to the CHA CEO Eugene Jones, Jr., and they will work to implement one of those proposals in the coming year.

YEAR OF THE YOUTH SUMMER HIGHLIGHTS

CHA's Summer Youth Program was a huge success this year. Check out the 2016 Summer Program Recap and these major highlights:

• Nearly 3,000 youth participants
• $2.9 million earned
• 200,000 hours of work
• 710,000 hours of 21st century skill development
• Over 340 unique work sites across the city

READ FULL SUMMER RECAP
CHICAGO AWARDED FEDERAL FUNDING TO SUPPORT HOMELESS VETERANS

CHA has been awarded $1.3 million in project-based VASH or Veterans Affairs Supportive Housing voucher subsidies for services to support the long-term affordability of housing for homeless veterans. This is the second-largest VASH award granted by HUD to housing agencies across the country, and provides CHA with 150 project-based vouchers for two proposed projects:

• Montclare Veterans Village near 110th and Eggleston streets in the Roseland community
• Roosevelt Road Veterans Project in the 2900 block of West Roosevelt Road in the North Lawndale community.

The additional vouchers increase the city’s total veteran voucher capacity, and will support long-term affordability, ensuring that the units remain affordable and available to veterans for years to come.

“No one who fights for our homeland should ever be without a home of their own, and so we welcome this support to expand housing units as we continue our work to end veteran homelessness.” - Mayor Rahm Emanuel

CHANGEMAKERS IN CHICAGO COMMUNITIES

Last month CHA launched the CHAngemaker blog that will regularly highlight Public Housing and HCV holders who make a difference in their community, impact the lives of those around them and strive for a brighter future. A recent profile spotlights Kenya Robertson, a CHA voucher holder who recently opened her own business, the FAM Entertainment Theater Company performing arts space.

Robertson is a Section 3 business owner who received a CHA grant to start her business in the Bronzeville community, and her mission is to inspire women, artists and youth while filling a gap for aspiring South Side actors and performers. Read more about these inspiring CHAngemakers on the blog, and stop back often to read additional profiles.

Kenya Robertson (center) celebrating at the open house for her FAM Entertainment Theater Company on Sept. 1
This fall, 35 residents graduated from the Family Self Sufficiency program that enables families to build assets while working toward their goals. Since 2012, nearly 500 FSS participants have graduated from the program, earning more than $3.6 million in escrow savings. This fall’s cohort collectively earned roughly $208,500 in escrow. One recent graduate, Christine Magee, was highlighted in the New York Times for building $7,765 in escrow and improving her credit score from 540 to 720 in just two years.

Originally, Magee joined the Family Self Sufficiency program simply to improve her credit score after racking up $22,000 in debt, but soon she discovered she could do so much more.

“I could have stayed on for another three years and continued to build escrow, but I thought, ‘You’ve accomplished your goal. Give someone else a chance. Anybody would be crazy not to take advantage of this program.’” - Christine Magee, FSS Graduate

CHA EXPANDS ONLINE RESOURCES

CHA’s Office of the Inspector General’s (OIG) quarterly reports are now available online, along with the addition of the Chicago Police Department’s (CPD) CLEARMAP database for Housing Choice Voucher (HCV) applicants to review as they search for a home. Aimed at maintaining a high level of transparency, these additions will ensure all CHA residents and stakeholders can make informed decisions about where they choose to live.
2016 Senior Gala - An afternoon of entertainment and fine dining for CHA seniors will be hosted at the Hyatt Regency Chicago December 10th. Comedian George Wallace will perform and the Gentlemen of Leisure Band will serenade hundreds of seniors throughout the evening.

Last chance to win in the CHA/Comcast Laptop Giveaway! To date CHA has given away 80 laptops in partnership with Comcast Intent Essentials. The final drawing will be held Dec. 19 just in time for the holiday season. In all, 100 laptops will be awarded by the end of December, allowing youth, seniors and families to access 21st century resources in the comfort of their own home.

In early January, CHA will welcome home nearly 150 public housing and Housing Choice Voucher (HCV) students attending 75 different schools across the country for winter break. These ambitious students were bid farewell as they went off to college for the first time this fall, and at the annual Take Flight: Staying the Course event, they’ll speak with mentors and prepare to finish their academic years with success.
WHAT OTHERS ARE SAYING

**Awards:**

- **2016 Partners in Innovation Awards**  
  CEO Eugene Jones Jr. and 13 partners were honored for development of 181 affordable family homes at Sterling Park Apartments in North Lawndale.

- **Holsten Human Capital Development’s Community Sustainability Award**  
  CEO Eugene Jones Jr. honored for directing work at CHA that supports sustainable community development.

- **2016 Child Safety Initiative Award**  
  Presented by the National Association of Child Window Safety for the installation of window safety screens at Altgeld Gardens and Phillip Murray Homes.

**In The News:**

- **Comcast Newsmakers: Job Growth With Eugene Jones**  
  Eugene Jones Jr., CHA CEO, visited with Comcast Newsmakers to discuss CHA’S focus on building vibrant communities with bold strategic initiatives.

- **Muhammad and Friends: Doing Right By Residents**  
  Eugene Jones Jr., CHA CEO, sat down with Muhammad and Friends to discuss the strategic initiatives CHA is focusing on to do right by CHA residents.

- **WBBM Radio: Single Mom Becomes First-Time Homeowner For The Holidays**  
  Thanks to assistance from a home ownership program at the Chicago Housing Authority Susan Tovar has a home for the Holidays.

- **Senior Housing News: How Creative Financing is Solving a Senior Living Puzzle**  
  To get affordable senior living projects off the ground, creativity in financing and function is the name of the innovation game, and it's happening in Chicago.

- **WBBM Radio: Young CHA Residents Become Documentary Filmmakers**  
  DePaul University has teamed up with the Chicago Housing Authority on a documentary film program for young filmmakers.

- **Next City: Chicago Housing Authority Gets New Affordable Housing Tool**  
  Now, CHA has a new way to put more project-based voucher units in strong Chicago housing markets like the Near North Side.

- **Chicago Tonight: New Mixed-Use Development Planto Combine Libraries With Housing**  
  New developments in three Chicago neighborhoods will put affordable housing options and libraries under the same roof.

- **New York Times: Millions in U.S. Climb Out of Poverty, at Long Last**  
  CHA resident Christine Magee, a participant in the CHA Family Self-Sufficiency (FSS) program was highlighted nationally for her success.