

# HOUSING AUTHORITY CITY OF PITTSBURGH

*Providing a hand up and a higher quality of life  
for 20,000 Pittsburghers.*



2 0 1 7  
ANNUAL REPORT



## **OUR MISSION STATEMENT**

To be the flagship agency providing  
property management and  
real estate development services  
in the City of Pittsburgh,  
thereby creating environments that improve the  
quality of life of HACP customers.

## AGENCY OVERVIEW

Throughout 2017, the Housing Authority of the City of Pittsburgh (HACP) continued to work toward two major, long-term goals that we established during our participation in the Moving to Work program (MTW). These goals include:

- Repositioning HACP's housing stock in order to produce housing that is more competitive in the local housing market, is cost effective to operate, provides a positive living environment for HACP residents, and provides more variety and higher quality housing options available to low-income families
- Promoting independence for residents through programs and policies designed to promote employment, education, and self-sufficiency for those who are able; and promoting independent living for senior citizens and persons with disabilities.

*The Housing Authority of the  
City of Pittsburgh*

### BOARD MEMBERS

Valerie McDonald-Roberts, Chair

Janet Evans, Vice Chair

Peter R. Kaplan, Secretary

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Rev. Ricky Burgess

Richard Butler

Leroy Morgan

Since HACP launched the MTW initiative in 2001, a key component of our strategy has been to reposition our existing housing stock, both through the preservation of successful developments and the revitalization of distressed developments. Throughout our current and recent redevelopment efforts, we have strived to re-connect public housing communities to their surrounding neighborhoods and catalyzed additional public and private investments. The primary goal of these efforts is not just revitalizing public housing communities, but also reinvigorating entire Pittsburgh neighborhoods.

HACP made significant advancements toward these goals throughout 2017, while making every effort to realize our vision of creating vibrant, sustainable communities where family members of all ages can thrive and where life choices and opportunities are not limited.





A handwritten signature in blue ink, appearing to read 'W Peduto'.

**William Peduto**

*Mayor, City of Pittsburgh*

## A MESSAGE FROM THE MAYOR

As Mayor of Pittsburgh, one of my main goals is to make sure that our city is a city for all.

My administration has made it a priority to not only address the issues of today, but also lay the groundwork for a stronger Pittsburgh in the future. As our economy grows and our region prospers, we seek to implement policies that safeguard the diversity that gives Pittsburgh its character and makes it great. This means doing what it takes to protect, preserve, and expand affordable housing in the City of Pittsburgh.

During 2017, we worked to advance the recommendations put forward by the Affordable Housing Task Force: provide and expand resources, implement policies and programs to increase housing security for current city residents, and increase and improve opportunities for public housing residents.

Our city is successful when our neighborhoods are successful; we are who we are because of our strong and vibrant neighborhoods. I look forward to working with our city's residents, developers, non-profits, and many other stakeholders to strengthen our neighborhoods further. The city's partnership with the Housing Authority of the City of Pittsburgh has done a lot of good for a lot of families, and I'm excited to see what we can do together in the coming years.



## A MESSAGE FROM THE EXECUTIVE DIRECTOR

The Housing Authority of the City of Pittsburgh (HACP) has a commitment to the city and its residents: build better communities, improve the lives of the 20,000 Pittsburghers who rely on us for housing needs, and expand housing options for the many more who need housing assistance. We take that commitment very seriously and continue to work with community and government partners, to do everything we can to expand and improve affordable housing for Pittsburgh families.

Housing costs keep rising, and working families are finding it more difficult to pay rent. It is our responsibility to close the gap, and we seek to do so through a variety of mechanisms. Our goal is to ensure that as many eligible families and individuals as possible have access to our affordable housing units.

**Caster D. Binion**  
*Executive Director*

As the city grows and the demand for quality affordable housing increases, the HACP continues to expand our affordable housing portfolio to meet those needs. By working in collaboration with community stakeholders, dedicated to developing affordable housing and expanding opportunities for low-income and working families, we are taking steps to guarantee that Pittsburgh is a city for everyone.

The HACP and our partners completed significant progress on many of our development goals, making 2017 a very exciting and successful year. We made considerable progress on the Larimer/ East Liberty and Bedford Dwellings Choice Neighborhood Initiatives, working with community leaders to implement their vision of the future of their neighborhoods. Our Skyline Terrace development completed its third phase, Middle Hill, adding new affordable units to the city and moving the larger redevelopment forward.

Beyond our efforts to expand traditional public housing, the HACP is committed to programs and services that enrich communities and promote self-sufficiency. Our homeownership program continues to make the American dream attainable for many families. Our Resident Employment Program continues to expand employment opportunities for our residents. Combined with resident programming, the HACP is not just providing housing, but also creating an enriching environment for all residents.

Although we have made great progress in 2017, there is still much to be accomplished. The HACP will keep working to provide quality affordable housing and improve our residents' quality of life. There is a lot of work to do in the years ahead, but we will roll up our sleeves, confront the challenges we face, and do our part to build a Pittsburgh for everyone.

# REPOSITIONING OF HOUSING STOCK

*HACP is committed to providing the highest-quality housing possible for our residents and the City of Pittsburgh. As part of that commitment, we strive to continually expand and improve our housing stock in order to produce housing that is more competitive in the local housing market and more cost effective to operate. In doing so, we give our residents a positive living environment and give low-income individuals and families a variety of high-quality housing options.*

*In 2017, we made significant progress on our long-term goal of repositioning our housing stock. From completing the Middle Hill development to various financial closings, 2017 was a banner year for HACP and affordable housing in Pittsburgh. Moving forward, we will build on this positive momentum to continue to provide the highest-quality housing for our residents and make Pittsburgh a better city for everyone.*

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## DEVELOPMENT SPOTLIGHT: **Middle Hill**

HACP and its development partner, KBK Enterprises, completed Phase III of the Addison Terrace redevelopment, with lease-up beginning at the end of 2017. Now known as “Middle Hill,” Phase III added 52 mixed-income units, including 1, 2, and 3-bedroom townhomes, as well as six units that have been completed in adherence with Uniform Federal Accessibility Standards. Of the 52 units, only 15 will be market-rate; 37 units will be designated as affordable, creating a vibrant mixed-income community.

Addison Terrace was one of the oldest, most-distressed public housing communities in the nation, and the Middle Hill redevelopment was one of HACP’s largest and most significant efforts to date. Modernizing the housing stock and transforming it into the future of public housing was a group effort. We were proud to partner with KBK Enterprises, the US Department of Housing and Urban Development (HUD) and the Pennsylvania Housing Finance Agency.

The completion of Phase III marks substantial progress in the larger Addison Terrace redevelopment, a multi-phase, 400-unit development that includes plans for significant upgrades to local public utilities and streets. At \$160 million, the multi-phase Addison Terrace redevelopment is one of the largest affordable housing redevelopments in the City of Pittsburgh.

HACP Executive Director Caster D. Binion said, “The first two phases of activity have produced some of the very best affordable housing in the nation, and we’re extremely proud to continue this effort with the off-site housing located in the Middle Hill.”

Beyond creating new units for low-income families and individuals, the Middle Hill development gave back to the community by generating substantial economic activity, providing 34 Section 3 jobs for HACP residents and other qualified city residents.

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## DEVELOPMENT UPDATE: **Larimer/East Liberty**

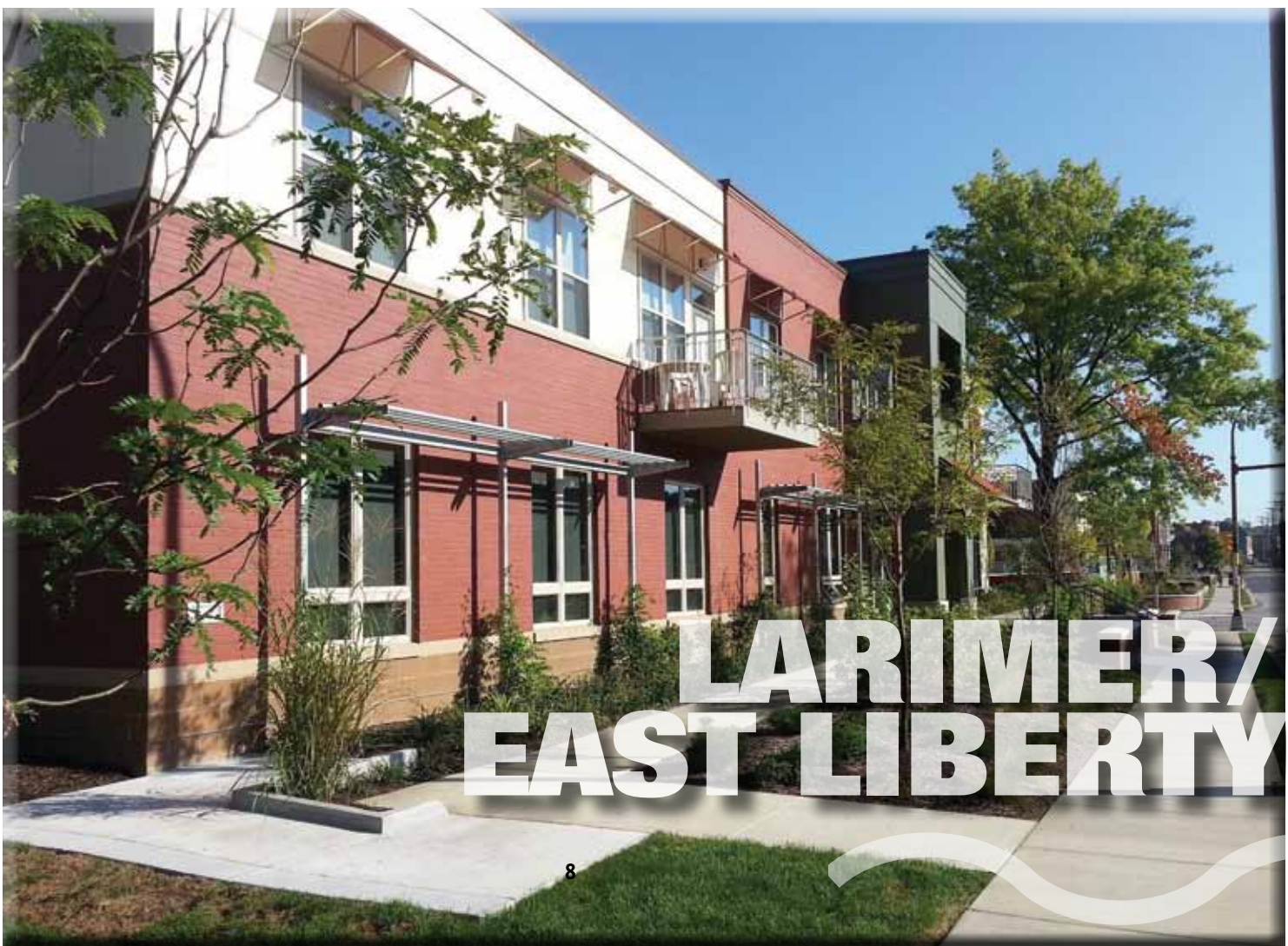
HACP has been working with East End community organizations and residents to implement the \$30 million Choice Neighborhood Implementation grant that HACP and the City of Pittsburgh received in 2014. The Choice Neighborhood Implementation program is a community-driven neighborhood revitalization; based on community plans, we will invest in affordable housing and neighborhood improvements such as a new community park.

Phase I, which was newly named Cornerstone Village, was completed in 2016. It consisted of 85 units, evenly split between Section 8 Project-Based Voucher Units, LIHTC affordable units, and market rate units. In addition to housing, the Cornerstone Village development included a

leasing office, community building, fitness center, computer room, and playground.

Along with our partners, HACP has made progress on Phase II of the Larimer/East Liberty Choice Neighborhood Implementation development in 2017. The Pennsylvania Housing Finance Agency approved LIHTC for the development and we completed financial closing. Demolition and construction both began and are expected to be completed by the end of 2019. Phase II will include 150 mixed-income units, including 75 replacement units. Once it is completed, Phase III will begin. In total, Phases I, II, and III of the Larimer/East Liberty Choice Neighborhood Implementation program will add 334 mixed-income units.

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## *Repositioning of Housing Stock continued*

In addition to moving forward with Phase II, HACP and our partners received permission from HUD for the construction of a new community park. The first phase of this park will be about 3.2 acres and will feature family-oriented activity areas, a public plaza, stormwater management demonstration, and community public art. Construction is expected to begin in late summer or early fall 2018.

HACP Executive Director Caster D. Binion said, “A lot of exciting things are happening in Larimer/East Liberty right now, and we’re honored to be working with the community there.”

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**City and HACP officials  
break ground on the  
Larimer/East Liberty  
Choice Neighborhood  
development.**



## DEVELOPMENT UPDATE: **Bedford Dwellings/Hill District**

During 2016 and 2017, HACP and our community partners collected information and data-generated ideas as part of the \$500,000 Choice Neighborhood Planning grant that HACP and its partners received in 2016. The goal was to develop a community-driven plan that revitalized distressed public/assisted housing; supported positive outcomes for residents' health, safety, employment, mobility, and education; and transformed the neighborhood into a viable, mixed-income neighborhood with access to services, public assets, and amenities.

HACP Executive Director Caster D. Binion said, "The Choice Neighborhood program is an excellent opportunity for a neighborhood to collaborate and plan for the community's future together. It's always an honor to be a part of that process."

During this time, planning partners and residents discussed concerns about and ideas for redevelopment, including

employment and safety issues, which will assist them moving forward as individuals, families, and as a community. New resident ideas and opportunities arose from the various meetings, such as a "SummerFest" community day with music, games, food, and fun for families. These meetings also highlighted older and emerging community leaders, as people came together to organize their neighbors and decide what they wanted the future of their neighborhood to look like. In all, over 300 Bedford Dwellings residents participated in the Choice Neighborhoods Planning process.

HACP and our community partners are excited to say that we submitted the Bedford Dwellings Choice Neighborhoods plan to HUD in 2017. The next step is predevelopment studies and activities for the first phase of the Choice Neighborhoods redevelopment, which will begin in 2018.

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## MOVING FORWARD: Future Plans

- **Allegheny Dwellings Redevelopment**

HACP plans to build 65 mixed-income units along Federal Street. In 2017, tax credits were granted and financial closing was completed. Construction is beginning and should be completed in early 2019

- **Crawford Square**

HACP is working with the City of Pittsburgh to preserve 188 affordable units at Crawford Square after the tax credits expire. Financial closing for the deal is expected to occur in mid-2018

- **Manchester**

HACP acquired the Manchester property in 2017 to preserve the affordable status of 86 units. The process of re-syndication will continue in 2018

- **Northview Heights Midrise**

HACP plans to construct an 87-unit replacement building on a vacant plot in the Northview Heights community. We submitted an LIHTC application in 2017 and plan for financial closing and construction to begin in 2018

### MODERNIZATION OF PUBLIC HOUSING STOCK

HACP maintains a number of quality public housing sites, including the family communities of Allegheny Dwellings, Arlington Heights, Bedford Dwellings, Glen Hazel, Homewood North and Northview Heights, as well as the senior citizen/disabled buildings of Caliguri Plaza, Carrick Regency, Finello Pavilion, Glen Hazel/Bernice Crawley Manor, Gualtieri Manor, Mazza Pavilion, Morse Gardens, Murray Towers, Northview Heights High Rise, Pennsylvania Bidwell, and Pressley Street High Rise. HACP also manages an inventory of 190 scattered sites, located throughout the city limits. We continue to pursue ongoing modernization efforts at each of our properties, in order to preserve them to the greatest extent feasible and to provide residents with quality living environments.

### STRATEGIC PLANNING

HACP's financing strategies adapt to meet both funding challenges and a growing demand for affordable housing.

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## **Moving Forward** *continued*

As funding opportunities and financing mechanisms change and creative approaches are devised, HACP will adopt the strategies that are most advantageous to the agency. These approaches include, but are not limited to, the following:

- Low-Income Housing Tax Credits;
- Federal, state, and local housing trust fund dollars, as available;
- Other federal, state, and local funds, such as CDBG, HOME, PA Department of Community and Economic Development Programs, and others as can be secured;
- HUD's new and evolving financing and transformation initiatives or other similar approaches;
- Converting up to 500 Housing Choice Vouchers to project-based vouchers.
- HACP's Step Up To Market Financing Program; and,
- Any and all other opportunities and mechanism that are available or can be identified that will assist HACP in furthering its goals under MTW and under the Low-Income Public Housing and Housing Choice Voucher programs.

## **Pursuit of Rental Assistance Demonstration Program (RAD)**

In order to secure the long-term viability of its existing housing stock, HACP continues to evaluate and pursue conversion of some public housing units to HUD contracts for multi-family housing rental assistance through the Rental Assistance Demonstration Program (RAD).

## **Veterans Affairs Supportive Housing (VASH)**

Since October 2014, HACP has been participating in a county-wide effort to end veteran homelessness through the HUD-VASH voucher program. HUD-VASH provides rental assistance and supportive services to formerly homeless veterans across our country.

HACP's first VASH vouchers were issued in November 2014. Since that time, HACP has successfully supported more than 60 veterans in the process of moving from the streets and local homeless shelters into safe and affordable housing. This would not have been possible without the help and

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## **Moving Forward** *continued*

support of many local landlords and an outpouring of support from the real estate community. Efforts to continue providing VASH assistance to veterans in need of housing will continue in 2018.

### **Operational Modifications to Housing Choice Voucher Program**

- The HCV program has successfully implemented Pre-Approval Inspection Certifications in multi-unit housing for units that are leased to an HCV program participant within 60 days of the pre-tenancy HQS inspection certification. HACP experienced modest gains in the early implementation phase. With the addition of the Landlord Advisory Council and the Landlord Outreach Specialist, more landlords are applying for the program. HACP expects increased participation in 2018 and beyond as benefits of the program are realized during unit turnover.
- The Preferred Owners Program promotes improved quality of properties and properties in quality neighborhoods,

with the aim of providing increased housing options for HACP voucher holders. It also aims to increase cost effectiveness, by reducing staff time spent on property inspections. Owners or property managers accepted into the program must adhere to a rigorous set of guidelines consistent with Housing Quality Standards (HQS) inspections, complete online and in-person training, and commit to leasing to more than one HCV voucher holder.

Through these combined efforts, HACP recruited numerous landlords in 2017, offering approximately 600 units of housing. HACP and the landlord outreach team remain committed to forging relationships within the community, recruiting new landlords to the HCV program, and providing greater selection to voucher holders.

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*Far left:* City and HACP officials attend a ribbon cutting ceremony for the Skyline Terrace Middle Hill Phase III development.

*This page:* We made significant progress on construction for the Skyline Terrace Middle Hill Phase III development during 2017.

# Housing Authority of the City of Pittsburgh

## STATEMENTS OF NET POSITION DECEMBER 31, 2017 AND 2016

	2017	2016
<b>ASSETS</b>		
Current assets:		
Cash and cash equivalents:		
Cash:		
Cash - unrestricted	\$ 98,598,791	\$ 91,552,327
Cash - restricted	34,553,425	48,309,750
<b>Total cash</b>	<b>133,152,216</b>	<b>139,862,077</b>
Investments (cash equivalents):		
Investments - unrestricted	1,758,712	1,750,950
Investments - restricted	5,791,134	7,168,367
Total investments (cash equivalents)	7,549,846	8,919,317
<b>Total cash and cash equivalents</b>	<b>140,702,062</b>	<b>148,781,394</b>
Accounts receivable, net of allowances for doubtful accounts:		
Accounts receivable - PHA projects	9,738	—
Accounts receivable - HUD other projects	8,253,859	9,000,507
Accounts receivable - miscellaneous	786,294	148,389
Accounts receivable - tenants - dwelling rents, net of allowance	226,546	239,942
Mixed finance notes receivable - current	2,490,937	1,893,561
Accrued interest receivable	7,611	9,567
Total accounts receivable, net of allowances for doubtful accounts	11,774,985	11,291,966
Prepaid expenses and other assets - current	39,528	46,766
Inventories, net of allowance	139,602	162,048
Assets held for sale	243,433	243,433
<b>Total current assets</b>	<b>152,899,610</b>	<b>160,525,607</b>
Noncurrent assets:		
Capital assets:		
Land	24,967,569	24,628,108
Buildings	285,928,386	278,855,766
Furniture, equipment, and machinery - administration	10,427,571	10,017,172
Accumulated depreciation	(249,784,033)	(238,744,222)
Construction in progress	4,348,150	7,891,997
<b>Total capital assets, net of accumulated depreciation</b>	<b>75,887,643</b>	<b>82,648,821</b>
Prepaid expenses and other assets - noncurrent	249,575	349,152
Mixed finance notes receivable - noncurrent	20,413,937	17,381,605
Other notes receivable - noncurrent	108,797	159,643
Investment in mixed finance development activities, net of accumulated amortization	148,121,019	147,941,551
Total noncurrent assets	244,780,971	248,480,772
<b>Total Assets</b>	<b>\$ 397,680,581</b>	<b>\$ 409,006,379</b>



# Housing Authority of the City of Pittsburgh *continued*

## STATEMENTS OF NET POSITION DECEMBER 31, 2017 AND 2016

	2017	2016
<b>LIABILITIES AND NET POSITION</b>		
Liabilities:		
Current liabilities:		
Accounts payable and other accrued liabilities	\$ 9,019,342	\$ 8,938,887
Accrued wage/payroll taxes payable	679,497	637,071
Accrued compensated absences - current	79,446	451,664
Accrued contingency liability	390,636	831,191
Accrued interest payable	17,007	20,965
Accounts payable - other government	242,707	33,098
Tenant security deposits	198,010	238,189
Unearned revenue	191,924	3,112,370
Current portion of capital lease liability	2,649,277	2,526,309
Other current liabilities	564,911	504,781
<b>Total current liabilities</b>	<b>14,032,757</b>	<b>17,294,525</b>
Noncurrent liabilities:		
Capital lease liability and notes payable - noncurrent	8,284,786	10,939,041
Accrued compensated absences - noncurrent	2,964,148	2,460,760
Other noncurrent liabilities	4,931,594	6,207,812
<b>Total noncurrent liabilities</b>	<b>16,180,528</b>	<b>19,607,613</b>
<b>Total Liabilities</b>	<b>30,213,285</b>	<b>36,902,138</b>
Net Position:		
Net investment in capital assets	57,698,706	65,391,365
Restricted for:		
Mixed financing activities	201,947,422	207,621,272
Guarantee corporation	5,000,000	5,000,000
Allegheny Dwellings site	—	921,706
Workers' compensation	733,496	729,463
Oak Hill site	400,000	500,000
Housing assistance payments	70,119	90,656
<b>Total restricted net position</b>	<b>208,151,037</b>	<b>214,863,097</b>
Unrestricted net position	101,617,553	91,849,779
<b>Total Net Position</b>	<b>367,467,296</b>	<b>372,104,241</b>
<b>Total Liabilities and Net Position</b>	<b>\$ 397,680,581</b>	<b>\$ 409,006,379</b>

# PROMOTING SELF-SUFFICIENCY AND INDEPENDENT LIVING

*HACP is committed to programs and policies that promote self-sufficiency for our residents. With a wide range of supportive services and programs, our Family Self-Sufficiency (FSS) program and Resident Employment Program (REP) assist residents in preparing for, seeking, finding, and retaining employment.*

## **Family Self-Sufficiency Program (FSS)**

Through our Family Self-Sufficiency Program (FSS), HACP gives residents the opportunity to achieve personal self-sufficiency goals. We have a strong commitment to helping all able-bodied residents, aged 62 and under, improve their lives through education, training, and employment. FSS is the core of our social services initiatives, providing a strong foundation for programs and services that benefit residents. In 2017, 69 residents completed the FSS program, and 450 are currently enrolled.

The FSS Program has been proven to be successful. Families who participate in the program report higher average household income, are more likely to achieve homeownership,

and are less likely to be evicted for lease violations.

Consistently throughout HACP's Low-Income Housing (LIPH) population, FSS families report both a higher average income and employment rate. Over the past five years, over 1,000 people have participated in the FSS program, and almost 400 people received homeownership referrals. We are determined to continue that momentum.

## **Section 3/Resident Employment Program (REP)**

Many individuals face barriers that can prevent them from achieving their full potential; HACP is dedicated to providing residents with accessible, achievable opportunities to overcome those barriers. The focus of the Section 3 Resident Employment Program is to encourage residents to achieve self-sufficiency by giving them the skills, knowledge, and confidence they need to succeed in the modern work force. Some of the services offered by Section 3/REP include, but are not limited to:

- Job search assistance
- Resume building
- Interview assistance

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## *Promoting Self-sufficiency and Independent Living* continued

- Soft Skills training programs
- Driver's education programs
- Digital literacy education

In 2017, 72 people were employed with Section 3, and 44 people are currently employed. We are excited to continue offering our residents the opportunity to succeed and be their best selves.

### **Homeownership**

We've made homeownership an agency-wide priority since 2004. Since that time, HACP's Homeownership Program has assisted families in making the leap from public housing to homeownership. To date, 150 HACP families, including both Housing Choice Voucher Program and Low-Income Public Housing residents, have utilized the program to become first-time homeowners. "Homeownership is still an attainable American Dream," said HACP Executive Director Caster D. Binion. "Our homeownership program has guided 150 families through the home buying process, and we are ready and willing to help many, many more families to realize their dreams."

HACP's Homeownership Program helps qualified low- to moderate-income families overcome obstacles such as poor

credit and inability to save by partnering with the Urban League of Greater Pittsburgh to provide home buyer education workshops and pre-purchase counseling. Participants in the program are also eligible to receive up to \$8,000 in closing cost assistance, which can also be coordinated with additional closing cost and/or down payment assistance from organizations including but not limited to The Bartko Foundation, The Urban Redevelopment Authority, the FHLB First Front Door Grant Program, The PNC Grant, and Dollar Bank's 3-2-1 Match Program.

The Homeownership Program maintains an ongoing relationship with a variety of local lenders including Dollar Bank, First Commonwealth Bank, PNC Bank, and many others who have provided low interest, fixed-rate mortgages to program participants. In addition to obtaining an affordable first mortgage from these local lenders, participants may be eligible to receive a second deferred mortgage of up to \$52,000 from HACP. This second deferred mortgage is provided at a 0% interest rate with no payment provision, and is forgiven at a rate of 10% each year for a period of 10 years. Numerous families have already been able to achieve homeownership thanks to this program, and we're excited to help many more.

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***Far left:*** Residents learned about job opportunities and engaged with potential employers at our Job Fair.

***This page:*** A resident signs a lease as part of our Homeownership Program, taking the last step in homeownership.



### **Community Outreach and Youth Programming**

HACP is dedicated to providing our residents and our communities with programming that enriches the community, promotes educational advancement, and improves quality of life. With a wide range of programs and events, we are doing everything we can to facilitate a positive environment for our residents.

### **The Creative Arts Corner Program (CAC)**

Launched in 2006, the Creative Arts Corner has two primary goals: to provide a sanctuary for positive activities, where both after-school students and adult residents can have an outlet to express themselves creatively; and to provide audio and visual professionals on site to train and mentor any residents interested in the audio-visual arts, either as a hobby or as a career. With two locations, at Northview Heights and the Bedford Hope Center, the CAC is a great opportunity for residents.

In April, the CAC program doubled its hours at the Northview Heights location. Previously open two days a week, the program expanded to four days a week. This extension will continue indefinitely, making the program even more available to residents and giving them even more opportunity to experiment with the audio-visual arts.

The CAC program has been a resounding success. Beyond serving as an outlet for creative expression, an important

function itself, the CAC has also served as a springboard for residents looking to pursue careers in the audio-visual arts. After participating in the CAC program and internships gained through the CAC experience, students have gone on to careers in arts and entertainment. In 2017, one resident started an internship with Cut'N'Run Studios, a full-service video production and photography studio in the South Hills, beginning his career in the art world.

### **New Early Learning Center**

HACP is excited to announce that we are partnering with ABK Learning and Development Center and Duquesne University's School of Education to open a new childcare center in the Bedford Hope Community Center. The goal of the collaboration is to provide accessible, affordable childcare for HACP residents. By working with both ABK and Duquesne, we will be able to provide innovative and enriching childcare. The Duquesne School of Education's Early Childhood Education program will provide activities and a curriculum that focuses on the use of manipulatives to educate students in science, technology, mathematics, and language arts.

We understand that good early childhood education can make a world of difference in a child's life. This new childcare center will improve education outcomes for three- to five-year olds in HACP properties, establishing a successful model of a public-private early education program and providing affordable, quality childcare.

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**Students jam out  
and make music at  
the Creative Arts Corner.**

## *Promoting Self-sufficiency and Independent Living continued*

The Center Director, Lesely Crawford, grew up in the Hill District. She is committed to serving the residents of the Hill and understands the difference a childcare center can make in a community. "Our goal is to make people feel a sense of community and to treat families as whole."

### **Family PlayShop at Northview Heights**

HACP partnered with the Carnegie Library to add the Family PlayShop to Northview Heights' repertoire of on-site programs to promote the caregiver's role as a child's first and most important teacher. Through this program, Carnegie Library of Pittsburgh creates a space where children can learn and grow through play and bonding with their adult caregivers. A supportive environment is created, and a Child Development Specialist is invited to the program to answer questions from parents about their children's development.

In addition to offering library programs, Carnegie Library of Pittsburgh will create a Library Corner in a designated space within Northview Heights. The Library Corner will include a collection of books for youth and families in the community to access at their convenience. Early childhood literacy information and resources will also accompany the collections, to ensure that young children and caregivers have opportunities to strengthen literacy skills and support their healthy development.

### **Community Days**

HACP Tenant Councils across the city hosted community days this summer. Residents were invited to join their neighbors for a day of fun in the sun, with music, food, and activities for children. The events included things like a Health and Wellness Fair, face painting, and cookout food. Community Days are part of our ongoing efforts to encourage active and vibrant communities across the City of Pittsburgh, bringing neighbors together and fostering a sense of togetherness.



**The new Family PlayShop gives residents and children the chance to bond over playing and early childhood education.**

# HACP COMMUNITIES



## FAMILIES

Allegheny Dwellings  
Arlington Heights  
Bedford Dwellings  
Glen Hazel  
Hamilton-Larimer  
Homewood North  
Northview Heights Estates



## SENIOR CITIZENS

Caliguiri Plaza  
Carrick Regency  
Finello Pavilion  
Glen Hazel/Bernice Crawley Manor  
Gualtieri Manor  
Mazza Pavilion  
Morse Gardens  
Murray Towers  
Northview Heights High Rise  
Pennsylvania Bidwell  
Pressley Street High Rise



## PRIVATELY MANAGED

Bedford Hill  
Commons at North Aiken  
Fairmont Apartments  
Garfield Commons  
The Legacy  
Manchester Apartments  
Oak Hill  
Silver Lake Commons  
Skyline Terrace



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