



Orleans Housing Investment Program - GENTILLY



NEWSLETTER

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Residential Development



Commercial Revitalization



Land Stewardship

As the holiday season is in full swing and the year draws to a close, I find myself reflecting on NORA's many accomplishments and feeling thankful for the leadership of NORA's Board of Commissioners as well as the hard work of our dedicated staff. We recognized several significant milestones as an organization in 2019, including the beginning of our 51st year of operations. We recently closed on the largest scattered site affordable rental project (30 properties/60 units) in the history of the Lower Ninth Ward with development partner SBP USA as part of our ongoing Lower Ninth Ward Development Initiative. We have started designing storefront upgrades for the Alcee Fortier Boulevard Corridor in New Orleans East through the Façade RENEW Program. We have completed the first sixteen publicly funded residential stormwater management projects in the history of the City in Gentilly through the Community Adaptation Program. We also exceeded the 75% mark in the return of Road Home Program properties to commerce through our various disposition and development programs earlier this year. All of these achievements are the product of several years of planning and implementation and we look forward to building on them in 2020. Happy Holidays!

- Brenda M. Breaux, Executive Director

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Creating new affordable homeownership opportunities in the Lower 9th Ward

NORA recently held a program update and second phase groundbreaking ceremony for the **Orleans Housing Investment Program (OHIP) in the Lower 9th Ward**. NORA has partnered with developers to provide quality energy efficient homes to families that meet specific income requirements. In addition to providing the land for development, funds are also available to both the homebuyer and the developer to make the dream of homeownership a reality for families who might otherwise be unable to purchase a home.



Orleans Housing Investment Program Update and Phase II Groundbreaking - LOWER 9TH WARD

Ten single family homes (three bedroom - two bathroom) will be developed by four development partners along Andry Street near the new Martin Luther King, Jr. High School. Home by Hand, Lucas Construction, SBP, and UnCommon Construction have begun the predevelopment process and are prepared to start construction before the end of the year. The first homes are expected to be completed by the summer of 2020, just in time for families to be ready for the new school year.

For more information on NORA programs:

www.noraworks.org

Welcoming a new era for the Historic Bohn Motor Company building

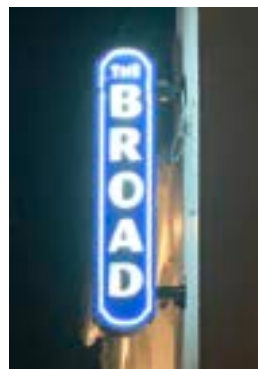
NORA provided a **\$500,000 Commercial Corridor Gap Financing** loan to assist with the historic rehabilitation of the former Bohn Motor Company automobile dealership located at 2700 South Broad Street. The renovations were completed in August 2019.



Newly renovated Bohn Motor Company building - BROADMOOR

Originally built in 1925 and vacant for the last two decades, the newly rehabilitated Bohn Motor building features administrative office space for Odyssey House Louisiana: a Federally Qualified Health Center (FQHC) delivering primary care, behavioral health, substance abuse, and in-patient treatment for lower-income and homeless New Orleanians. The building also contains over 4,000 square feet of leasable ground floor commercial space along South Broad Street.

Beautifying the North Broad Street Commercial Corridor



Broad Theater: exterior signage - MID-CITY

The Broad Theater at 636 North Broad Street is the latest historic building to benefit from NORA's **Façade RENEW** storefront improvement program. Interventions include a neon sign, LED lighting around the entrance canopy, graffiti resistant paint, and minor façade repairs.

Façade RENEW is a reimbursable grant program designed to incentivize commercial property

Reducing residential flooding across Gentilly

Since July 2019, 16 residential properties in the Gentilly Resilience District have been fitted with green infrastructure improvements as part of NORA's **Community Adaptation Program (CAP)**. Together, these completed projects are able to **manage almost 20,000 gallons of storm water**. Councilmember-At-Large Jason Williams applauded the program's impact during the recent 2020 Budget Hearings, stating that green infrastructure, "is the future of the City of New Orleans . . . Everybody's got to do [their] part, whether it's a small bioswale or a rain barrel on every house, that is how we can last another 300 [years]."



Community Adaptation Program participants with newly installed stormwater planter box and pervious pavement - GENTILLY

CAP provides income-qualified households with up to \$25,000 in funding for the design and installation of stormwater management improvements on their property. Improvements include the installation of rain gardens, pervious pavement, bioswales, and more.

and small business owners to revitalize their building façades. The program is designed to **eliminate blight and enhance the economic viability of commercial corridors** around the city, and it is currently being implemented on portions of North Broad Street, St. Bernard Avenue, Alcée Fortier Boulevard, and Basin Street.



Broad Theater: front façade - MID-CITY