



Housing Authority of the Birmingham District

ANNUAL REPORT 2023

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Birmingham, AL 35233

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LETTER FROM THE CEO



Dontrelle Young Foster
President and Chief Executive Officer

In the past year and my first year as President/CEO, we've strategically positioned our agency to be a catalyst of opportunity for our residents and economic and community development for the City of Birmingham. We've made incredible progress with a Mission-Focused, Service-Driven mindset, staying true to our mission of providing the highest standard of affordable housing while fostering vibrant, inclusive communities. Together, we are reimagining the future of affordable housing.

HABD serves more than 23,000 residents across all programs, and enriching our communities with the housing and wraparound services our families deserve is one of my top priorities. In 2023, we collaborated with local and national partners to advocate for more robust programming and funding. We were awarded over \$60 million to redevelop properties that will transcend to new, livable, vibrant communities and expand resident services for self-sufficiency. Internally, we surveyed residents and partners

and held more than 30 community meetings and roundtable discussions to understand the needs of those we serve. Beyond wraparound services and to enhance our communities' infrastructure, we committed approximately \$5 million to capital improvements for property upgrades and more robust safety measures.

As President and CEO, I remain committed to keeping our people first and moving our properties forward. It's an exciting time for the Housing Authority of the Birmingham District, and I hope you'll enjoy taking a closer look at what the agency has accomplished in the last year, emphasizing new initiatives and programs and sharing our plans for the future of affordable housing in Birmingham.

“ We've made incredible progress with a **Mission-Focused, Service-Driven mindset**, staying true to **our mission of providing the highest standard of affordable housing** while fostering vibrant, inclusive communities. ”

Dontrelle Young Foster | President and Chief Executive Officer



LETTER FROM THE CHAIRMAN



D.G. Pantazis, Jr.
Chairman

As Chairman of the HABD Board of Commissioners, I am proud of all we have accomplished this year. In 2023, our agency has secured historic awards and forged new partnerships to support stronger, more sustainable communities for our residents and ignited a wave of unprecedented revitalization across our 14 traditional public housing communities and beyond. One very important redevelopment is our former Southtown Court public housing community. Originally built in 1941, Southtown Court sat on 22 acres in the heart of Birmingham's southside. The community was constituted of dated and distressed 1-5-bedroom apartment homes that no longer met the need of our residents or aligned with HABD's future.

In April, we broke ground on the \$60M mixed-used redevelopment of Southtown Court named Edgehill at Southtown. The new community, while remaining true to the history of Southtown Court and a reflection of the generations who have called it home, will feature modernized apartment homes for families and seniors, greenspaces, retail, hospitality and commercial spaces.

Another remarkable sign of progress this year, and quite possibly the most impressive in our agency's history, is that HABD was named one of eight Choice Neighborhoods Implementation (CNI) grant recipients nationwide. On July 26, U.S. Department of Housing and Urban Development (HUD) Secretary Marcia L. Fudge presented HABD with this award personally.

We are proud to have the City of Birmingham as our co-applicant as we work with over 50 partners to leverage the \$50 million award into more than \$242 million for the revitalization of the Smithfield, College Hills, and Graymont neighborhoods. I am proud that HABD is jumpstarting historic investment and development on Birmingham's west side and leading the way as the first, but not the last CNI recipient in the state of Alabama.

In addition to the \$50 million CNI grant, HABD received \$5 million from HUD in new funding for our Housing Choice Voucher program, \$1.5 million from the U.S. Department of Labor to spearhead Birmingham's YouthBuild program, \$511,500 from HUD for the Resident Opportunity and Self Sufficiency Program, and \$262,397 from the Federal Communications Commission to help connect more residents to affordable, in-home internet service.

HABD's impact as the leading provider of affordable housing in Birmingham and the state of Alabama cannot be overemphasized. Though we have made tremendous strides this year, there is still much work to be done. I know we have the team in place to accomplish our lofty goals, and I look forward to working with our community partners to continue implementing creative and powerful ways to better the lives of our residents and the City of Birmingham as a whole. On behalf of the Board of Commissioners and the HABD team, thank you for your support as we work together to build stronger communities for Birmingham families.

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WHO WE ARE

The Housing Authority of the Birmingham District was established in 1937 to address the housing needs of low-income Birmingham residents. Since that time, HABD has grown to be the largest housing authority in Alabama and the 17th largest in the country. Currently, HABD has more than 4,000 units of public housing and more than 6,000 Housing Choice Vouchers.

OUR MISSION

The mission of the Housing Authority of the Birmingham District is to provide the highest standard of affordable housing while fostering vibrant, inclusive communities and serving as a catalyst for opportunity.

DEPARTMENTS AND DIVISIONS

- Client Services
- Executive
- Finance and Accounting
- Human Resources
- Information Technology
- Procurement
- Property Operations
- Public Relations
- Public Safety
- Real Estate Development
- Rental Assistance Programs
- Strategic Initiatives
- Workforce Development



D.G. Pantazis, Jr.
Chairman



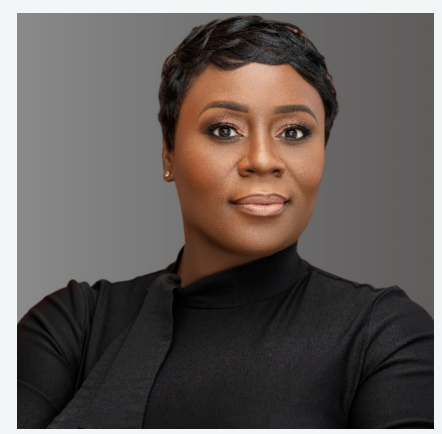
DeJuana L. Thompson
Vice-Chair

BOARD OF COMMISSIONERS

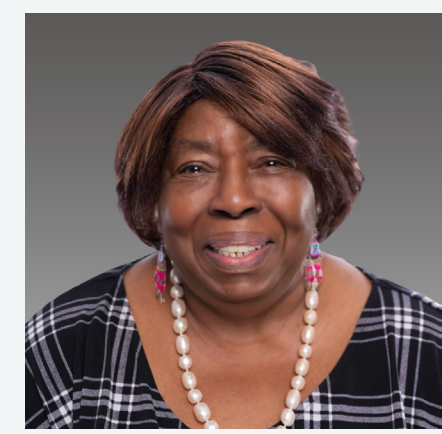
The Board of Commissioners, appointed by the Mayor, provides agency oversight and governance to the Housing Authority of the Birmingham District. Our Board is deeply committed to the communities we serve and value the continuous effort of providing safe, quality and affordable housing to residents. With vast knowledge and expertise to contribute, we are honored to benefit from their leadership.



Dr. Anthony C. Hood
Commissioner



Abra A. Barnes
Commissioner



Willie J. Lewis
Commissioner
*Retired May 2023

* Picture above left to right: U.S. Congresswoman Terri Sewell, HABD President Dontrelle Young Foster, and Secretary of HUD Marcia L. Fudge.

COUNCIL PRESIDENT ADVISORY BOARD

SITE	PRESIDENT
Collegeville Center	O'jore Tamper
Elyton Village	Willine Body
Freedom Manor	Willie Jean Lewis
Harris Homes	Barbara Merchant
Kimbrough Homes	Mary Hawkins
Marks Village	Cassidy Moore
North Birmingham Homes	Nosayamwen Idemudia
Roosevelt/Ben Greene	Lina Norris
Smithfield Court	Shemika Minter
Southtown Court	Jaquice Reynolds
Rev. Dr. Morrell Todd Homes	Eldridge Knighton
Tom Brown Village	Barbara Sturdivant



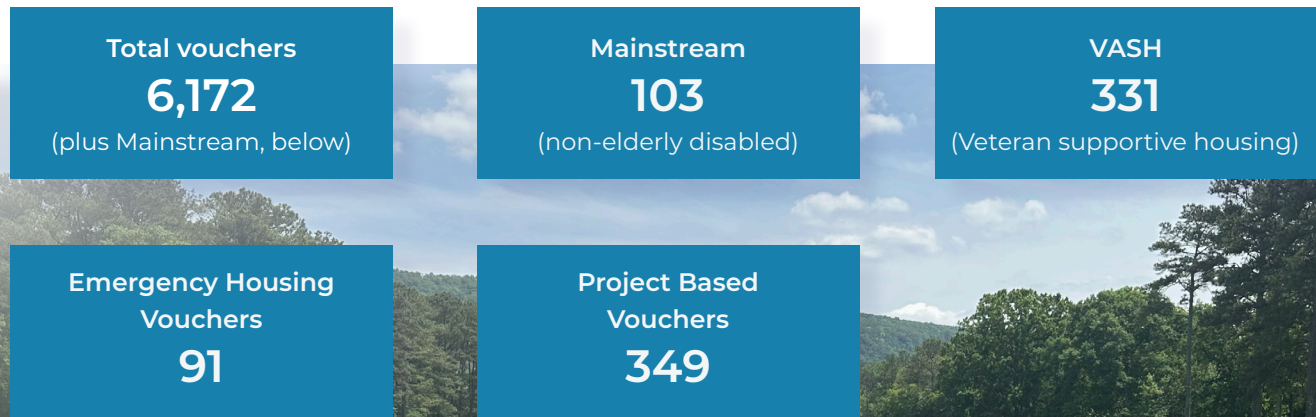
OUR PROGRAMS

The Vision of the Housing Authority of the Birmingham District is to be a premier agency through excellence.

Public housing: HABD began with the development of traditional public housing funded and built under the 1937 Housing Act. Housing units owned and managed by HABD serve low-income families who pay 30% of their monthly adjusted income for rent. Today, HABD not only continues to provide property management and maintenance services for traditional public housing but also offers a plethora of supportive and self-sufficiency services in site-based community centers as well as through partnerships with community-wide service providers.

14 communities
managed by HABD
5,107 Units

Housing Choice Voucher: The HCV program provides eligible participants with the ability to locate a privately owned housing unit of their choice throughout the City of Birmingham. Families pay 30% of their monthly adjusted income towards the rent and HABD pays the balance of rent directly to the landlord. Available vouchers are limited based on funding availability from HUD. HABD also administers a wide array of special vouchers including Project Based Vouchers, Veterans Vouchers, Emergency and Mainstream Vouchers.

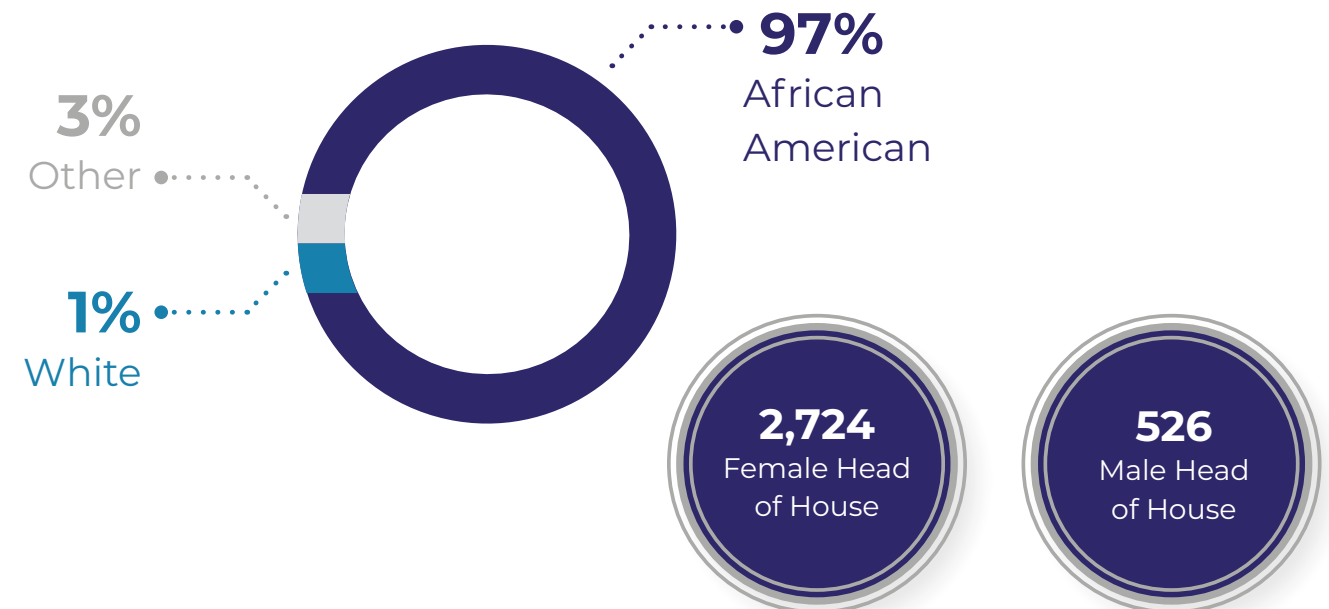


	AVERAGE HOUSEHOLD SIZE	TOTAL PEOPLE IN HOUSEHOLDS SERVED	AVERAGE ANNUAL HOUSEHOLD INCOME	PERCENT DISABLED PERSONS	PERCENT ELDERLY, HEAD OF HOUSEHOLDS
Public Housing	2.3	7,564	\$11,930	16	20
Housing Choice Voucher	2.6	14,342	\$14,013	16	15

PROPERTY MANAGEMENT

HABD's currently manages a diverse real estate portfolio that includes traditional public housing communities and new mixed finance communities developed under the Low-Income Housing Tax Credit program. As HABD repositions its real estate portfolio under the Thrive 2035 plan, traditional public housing communities will be redeveloped utilizing creative financing methods to secure private capital. HABD is focused on increasing internal capacity to provide improved property management and maintenance services to all newly developed forms of affordable housing.

RESIDENT DEMOGRAPHICS





1,638

Residents residents
over the age of 62

The program-wide operating
budget for public housing is

\$37,657,806

HABD
responded to
17,610
work orders

Number of new
admissions

560

95.61%

Occupancy
Rate

and

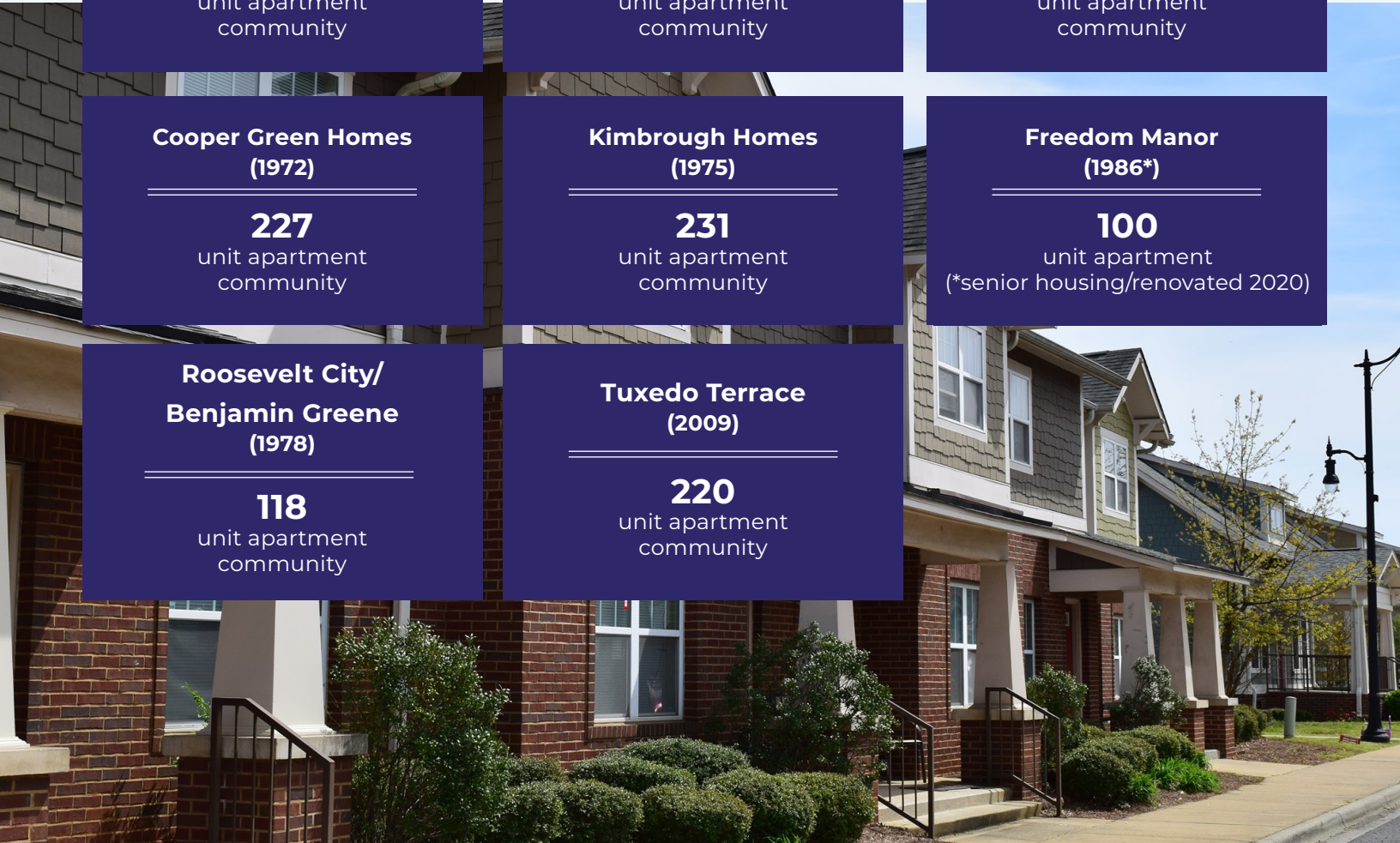
4.39%

Vacancy Rate at End
of Fiscal Year
(June 30, 2023)

HABD has approximately **51%** active contracts that are
MBE/WBE with total expenses of **\$3,829,978**

REAL ESTATE PORTFOLIO

<p>Elyton Village (1940)</p> <hr/> <p>478 unit apartment community</p>	<p>Southtown Court (1941)</p> <hr/> <p>88 unit apartment community</p>	<p>Marks Village (1952)</p> <hr/> <p>258 unit apartment community</p>
<p>Smithfield Court (1938)</p> <hr/> <p>456 unit apartment community</p>	<p>Tom Brown Village (1961)</p> <hr/> <p>225 unit apartment community</p>	<p>Rev. Dr. Morrell Todd Homes (1960)</p> <hr/> <p>455 unit apartment community</p>
<p>Collegeville Center (1964)</p> <hr/> <p>394 unit apartment community</p>	<p>Harris Homes (1968)</p> <hr/> <p>188 unit apartment community</p>	<p>North Birmingham Homes (1972)</p> <hr/> <p>271 unit apartment community</p>
<p>Cooper Green Homes (1972)</p> <hr/> <p>227 unit apartment community</p>	<p>Kimbrough Homes (1975)</p> <hr/> <p>231 unit apartment community</p>	<p>Freedom Manor (1986*)</p> <hr/> <p>100 unit apartment (*senior housing/renovated 2020)</p>
<p>Roosevelt City/ Benjamin Greene (1978)</p> <hr/> <p>118 unit apartment community</p>	<p>Tuxedo Terrace (2009)</p> <hr/> <p>220 unit apartment community</p>	



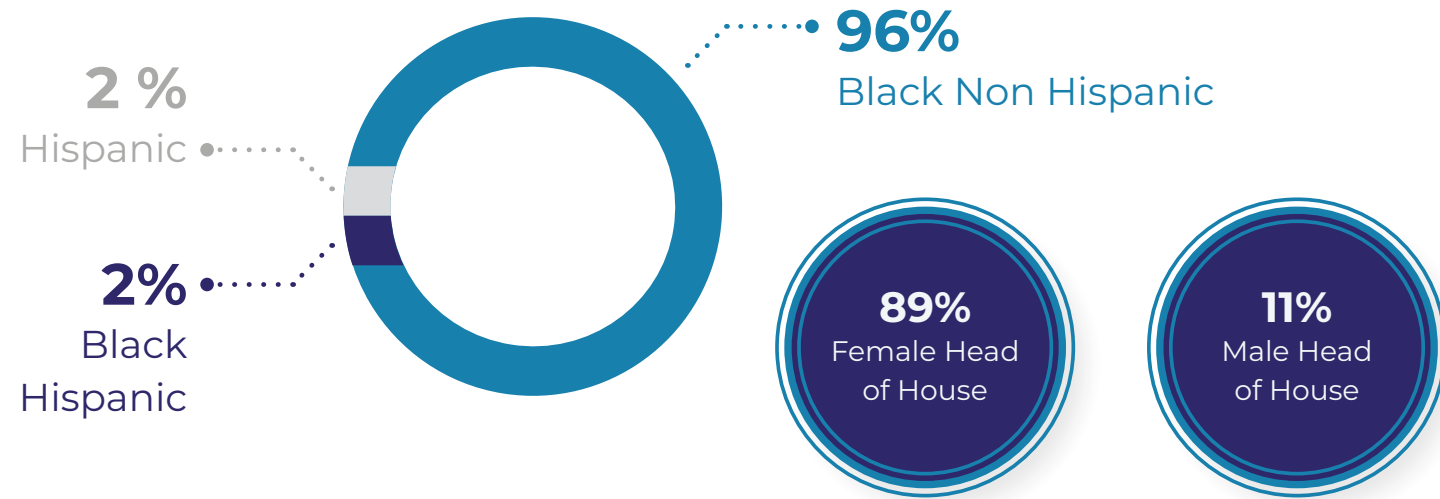
OTHER AFFORDABLE HOUSING

- Glenbrook at Oxmoor Valley is a 100-unit mixed-finance development.
- Tuxedo Terrace is a mixed income 239 unit, property with public housing, LIHTC and Homeownership units.
- Park Place is a 471-unit mixed-income apartment community comprising market rate, tax credit, and public housing homes. It was developed through the Hope VI initiative.
- Villas at Titusville (formerly Loveman Village) is a 164 affordable Low Income Tax Credit development for families.
- The Park at Sydney Drive is a 120-unit, off-site, mixed-finance phase.
- Freedom Manor is a 100 unit senior RAD development.
- Farrington Manor is a 104 PBRA project with 22 RAD TOA units.



HOUSING CHOICE VOUCHER

There are a total of **13,464** people served by housing assistance on the Housing Choice Voucher Program, representing approximately **5,630** families.



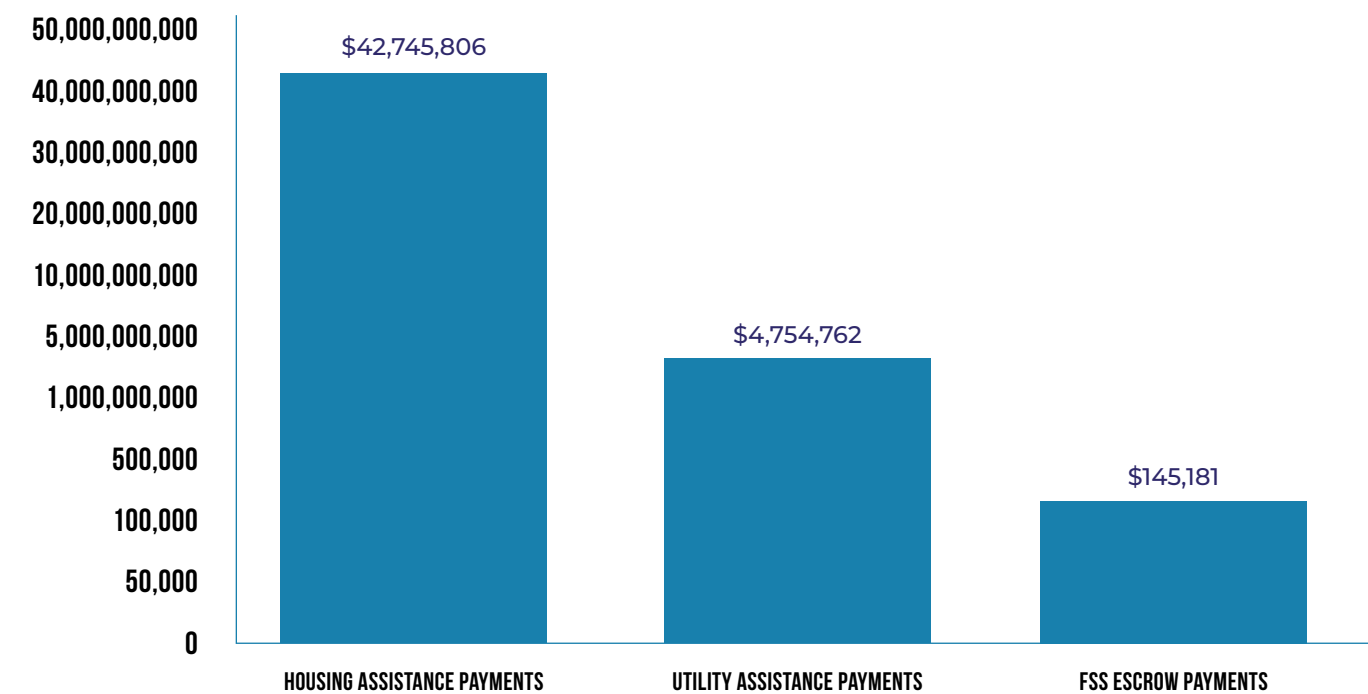
There were a total of **453** new families admitted to the Housing Choice Voucher Program for fiscal year 2023.

Approximately **2,250** families are reported as disabled households on the Housing Choice Voucher Program, which is about **40%** of assisted households.

INCOME STATISTICS

SEX	HCV PROGRAM AVG. INCOME	HOMEOWNERSHIP AVG. INCOME	PROJECT BASED VOUCHER PROPERTY AVG. INCOME
Male	\$12,656	\$47,038	\$12,742
Female	\$16,064	\$30,563	\$17,012

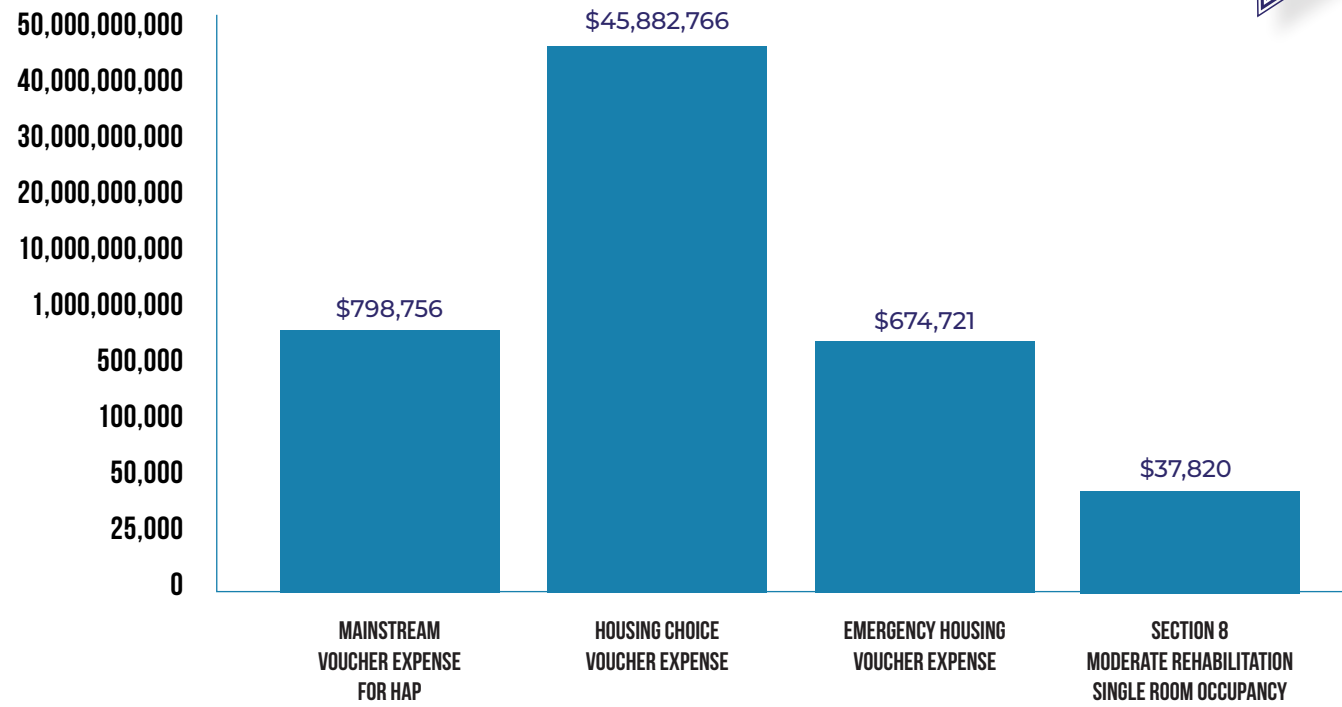
TOTAL SUBSIDIES PAID FOR FY 2023



A total of **\$33,088** has been paid to assist families housed under the Emergency Housing Voucher Program for utility arrears, utility deposits, security deposits, housing application fees, reservation fees, and moving expenses.

\$47,393,957 | Total Expended in Housing Assistant Payments under the Voucher Program

ASSISTANCE EXPENSE



HOUSING CHOICE VOUCHER PROGRAMS

In addition to voucher programs, Housing Choice Voucher participants have the opportunity to participate in the HABD Homeownership program and Foster Youth to Independence Program, a partnership between HABD, Alabama Department of Human Resources and Department of Housing and Urban Development.



SPECIAL VOUCHER PROGRAMS

PROGRAM	NUMBER OF VOUCHERS
Emergency Housing Voucher Program	991
Mainstream Voucher Program	103
HUD Veteran Affairs Supportive Housing (VASH) Program	331

PROJECT BASED VOUCHER PROPERTIES

PROPERTY	TYPE	UNITS
The Park at Sydney Drive	RAD PBV	120
The Villas at Titusville	RAD PBV	100
The Villas at Titusville II	PBV	62
MI/MR	PBV	30
YWCA	PBV	37

* MI(Mental Illness) / MR(Mental Retardation)
*RAD: Rental Assistance Demonstration



GRANT FUNDING

YOUTH BUILD **\$1.5 million**

(Initiated May 2022, first year of implementation 2023)

YouthBuild grants prepare young adults not enrolled in school or participating in the labor market for jobs in construction and other in-demand industries through apprenticeship and other career pathways, especially jobs that support clean energy technologies.

YOUR HOME, YOUR INTERNET **\$262,937** (FCC Affordable Connectivity Program)

HABD was awarded this grant to spearhead a pilot program of the FCC's Affordable Connectivity Outreach Program, a benefit providing a discount of up to \$30 per month toward internet service for eligible households.

FAMILY SELF-SUFFICIENCY COORDINATORS **\$232,878**

(Renewal, 1 year)

FSS Coordinators directly assist public housing and HCV families as they work towards self-sufficiency. HABD and an adult member of each participating family execute a Contract of Participation, generally for five years with a possible two-year extension for good cause, incorporating the specific training and services plan for the family. Participating families are provided with an interest-bearing escrow account comprised of the difference of the rent the family pays when entering the program and the increased rent that would be charged as the family's earned income increases. On completion of the FSS contract, a family may claim its escrow account if certain goals are met.

RESIDENT OPPORTUNITY AND SELF-SUFFICIENCY GRANT PROGRAM **\$511,500** (Renewal, 3 year)

Service Coordinators assess the needs of residents of Public Housing and coordinate available resources in the community to meet those needs. This program promotes the development of local strategies to coordinate the use of assistance under the Public Housing program, with public and private resources for supportive services and resident empowerment activities. These services enable participating families to increase earned income, reduce or eliminate the need for welfare assistance, make progress toward achieving economic independence and housing self-sufficiency, and, in the case of elderly or disabled residents, help improve living conditions and allow residents to age-in-place.



OUR CLIENT SERVICES

FAMILY SELF-SUFFICIENCY PROGRAM

For over two decades, the Family Self-Sufficiency (FSS) Program of the Housing Authority of the Birmingham District has been aiding participants in achieving their aspirations. This year, thirteen (13) participants accomplished their goals and graduated from the program, receiving a total of \$70,647.64 in escrow disbursements.

To bolster the efforts of participants in fulfilling their objectives in employment, education, finance, and homeownership, the Housing Authority organized a series of monthly meetings and workshops focused on credit repair, and an Employment and Community Resource Fair. These monthly conversations covered a diverse array of subjects, encompassing financial stability, job training and placement, domestic violence prevention and awareness, and insights into homeownership.

The Family Self-Sufficiency Program persists in delivering vital support and counsel to its members, empowering them on their journey toward financial resilience and economic self-reliance.

RESIDENT OPPORTUNITY AND SELF-SUFFICIENCY (ROSS)

The HABD ROSS Service Coordinator program is designed to fund the hiring and ongoing support of Service Coordinators. Their primary role is to evaluate the requirements of conventional Public Housing or Indian housing residents and link them with relevant resources in the community. By forging local strategies, the program aims to integrate Public Housing assistance with both public and private sector resources. This collaboration focuses on offering supportive

services and initiatives that empower residents. The ultimate goals are to help families bolster their income, diminish or remove the reliance on welfare, progress towards financial autonomy and housing self-reliance, and for the elderly or disabled, enhance living standards and support aging in a familiar environment.

HOMEOWNERSHIP

HABD has an active homeownership program to identify and assist Public Housing Residents, FSS, and Section 8 families that may qualify for homeownership opportunities. The minimum yearly income required for participation in the program is \$15,000.

HABD has 33 single-family homes in the Fountain Heights, Mason City, and Tuxedo (Ensley) communities for sale to those who participate in the Homeownership program.



PUBLIC SAFETY

HABD and the Birmingham Police Department's agreement allows to provide such services as BPD Community Safety Partners Agreement, community policing, and crime enforcement efforts on HABD properties.

HABD continues to pursue safety and crime prevention related to domestic violence by working with other departments and public housing sites to comply with the Violence against Women Act (VAWA) and to provide security as needed for programs and events.

HABD partners with Birmingham Police Department, Jefferson County Department of Human Resources (DHR), and other partners to bring domestic violence prevention programs to HABD sites. These programs are held at least once every year, including an agency wide program for residents and staff in the month of October to honor Domestic Violence Awareness Month.

CHANGE IN CRIME RATES

CRIME TYPE	CHANGE
Auto Theft	8.3%
Burglary	15.2%
Theft	13%
Total Property	13.1%
Agg. Assaults	-24.4%
Murder	-62.5%
Rape	-100%
Robbery	0%
Total Violent	-27.8%
Total	-9.5%

CONVERSATIONS OVER PIZZA

The Housing Authority of the Birmingham District (HABD) is proud to introduce the Conversations Over Pizza Program, a pioneering initiative aimed at fostering stronger relationships between the Birmingham Police Department, public housing residents, and the broader community. This program facilitates open dialogues in a relaxed atmosphere. Participants come together to discuss a range of pivotal topics, from community policing strategies to debunking stereotypes and enhancing community safety. These conversations aim to humanize each participant, breaking down barriers and forging bonds of trust and mutual understanding.

WORKFORCE DEVELOPMENT

HABD's Workforce Development Program thrives on its robust network of partnerships with local businesses, educational institutions, non-profits, and other organizations. These collaborations

ensure that residents are provided with the best opportunities and resources available.

The Client Services Department places a significant emphasis on building a sense of community. Through regular meetings, feedback sessions, and community events, residents are encouraged to voice their opinions, share their stories, and play an active role in shaping HABD's initiatives.





The Cooper Green Homes community is slated to begin an \$81 million renovation in late Summer 2024.

ON THE HORIZON

THRIVE 2035

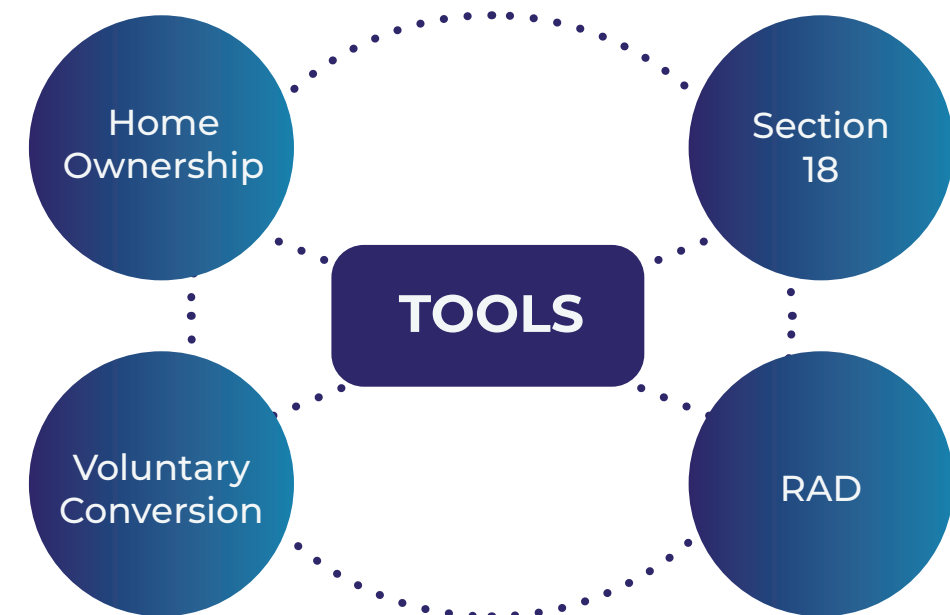
Through the Thrive 2035 initiative, HABD will reposition its real estate portfolio to address the backlog of unfunded capital needs through access to private capital utilizing tools made available by HUD including the Rental Assistance Demonstration Program, Section 18 Disposition and Demolition, Homeownership and Voluntary Conversion.

Thrive 2035 is the strategic framework through which the Housing Authority of the Birmingham District will reposition our Public Housing portfolio and create new affordable housing in the City of Birmingham through the creation of public/private partnerships utilizing private capital. Conversion tools provided by HUD will result in the transition of our Public Housing developments to other affordable housing platforms.

Thrive 2035 is the culmination of months of planning in which Public Housing properties have been assessed to determine continued viability. Based on physical and financial assessments, properties will be repositioned utilizing various redevelopment methods including moderate and substantial rehabilitation; disposition and demolition; and new construction of replacement units. Our real estate repositioning strategy will improve the quality of affordable housing and assure that there is no loss of any affordable housing units in our community. Under Thrive 2035, 3,175 units will be demolished and new constructions of replacement units put in their place (70%), 729 units will undergo major rehab (16%), and 604 units will undergo moderate rehab (13%).



LEAD THE WAY – REPOSITIONING ASSETS



OUR IMPACT

Through the **Thrive 2035** plan, over the next twelve years, HABD will facilitate an investment of over \$800 million dollars in preserving and expanding affordable housing through public/private partnerships. This investment will improve the quality, and increase the supply, of affordable housing, while also creating a significant contribution to the local economy and expanding opportunities for minority, women and small businesses.

In 2024, HABD will develop a total of 414 new affordable housing units and another 227 units will be preserved and over \$210 million will be infused into the local economy.

- \$23.6 million for construction of 60 new units at the Southtown Family development.
- \$41.1 million for the construction of 143 senior units at the Southtown Senior development.
- \$81.9 million in the renovations of 227 units at the Cooper Green public housing community.
- \$28.9 million for Phase I of the Smithfield-College Hills-Graymont Choice Neighborhood Initiative through conversion of the former JCCEO headquarters into an intergenerational housing community with new Pre-K classrooms and 101 senior housing units.
- \$35.6 million to construct 110 units under Phase I of the Collegeville RAD transfer of assistance conversion project at the former Ensley High School site.

CHOICE NEIGHBORHOOD

The Housing Authority of the Birmingham District (HABD) and the City of Birmingham were awarded a \$50 million Choice Neighborhood Implementation grant from the U.S. Department of Housing and Urban Development (HUD) in July 2023.

The Choice Neighborhoods program leverages significant public and private dollars to support locally driven strategies that address struggling neighborhoods with distressed public or HUD-assisted housing through a comprehensive approach to neighborhood transformation.

Choice Neighborhoods is focused on three core goals:

- 1. Housing:** Replace severely distressed public and assisted housing with high-quality mixed-income housing that is well-managed and responsive to the needs of the surrounding neighborhood.
- 2. People:** Improve outcomes of households living in the target housing related to income and employment, health, and education.
- 3. Neighborhood:** Create the conditions necessary for public and private investment in distressed neighborhoods to offer the kinds of amenities and assets, including safety, good schools, and commercial activity, that are important to families' choices about their community.

Over the next 8 years, the Smithfield-College Hills Graymont (SCG) Choice Neighborhood Initiatives will contribute a total of \$308.5M in social and physical investments that HABD and the City leveraged in collaboration with local and regional partners.

The transformation of SCG is once-in-a-generation opportunity to align Choice Neighborhoods with the

NEIGHBORHOOD

- Attract and deploy private and public capital for a variety of housing types and economic investment
- Focus on safety, early childhood education and connecting people with living wage jobs
- Plan for pedestrian and bicycle-oriented systems and bus networks
- Create shared spaces for the community to gather

HOUSING

- Create climate resilient communities providing housing opportunities to a mix of incomes
- Incorporate supportive programs and wellness into housing communities
- Connect housing to multi-modal transit and neighborhood assets
- Provide construction job opportunities to residents to ensure economic impact benefits all

PEOPLE/EDUCATION

- Prepare students for post-secondary education and global competition
- Form public/private partnerships with businesses to train individuals for future industries
- Improve the physical and mental health and well-being of seniors, children and families
- Bridge the digital divide

following key public/private Birmingham initiatives:

- \$253.3M for 920 family and senior mixed-income/mixed-use climate-resilient apartments.
- \$10.8M The Good Jobs Challenge grant, awarded by the U.S. Department of Commerce Economic Development Administration to the City of Birmingham.
- \$29.6M for Neighborhood projects including the

- University of Alabama at Birmingham's (UAB) Blazer Core 'City as Classroom', Live Health Smart Alabama expansion area programs, 60 new for sale homes planned by Growth, a new transit hub and bus rider experience upgrades.
- \$25.6M committed for Smithfield Court resident wrap-around services, from 20 community partners.

"This investment represents HUD's commitment to creating new housing for Birmingham residents and communities across the country."

-HUD Secretary Marcia L. Fudge



EMPLOYEE ENGAGEMENT

OUR VALUES

- Customer Service
- Accountability
- Perseverance
- Efficiency

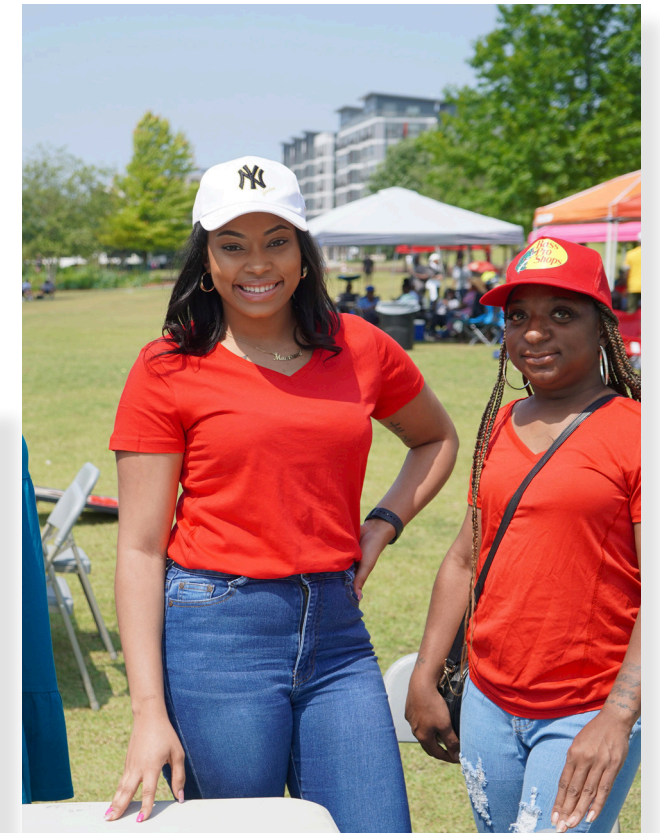
EMPLOYEE EXCELLENCE AWARDS/ EMPLOYEE APPRECIATION

In our continued effort to promote and recognize excellent customer service, leadership abilities, and management excellence, the Housing Authority of Birmingham District conducts an annual Employee Service and Appreciation award program. The award program is aimed at showing employees appreciation. HABD employees are recognized and awarded to validate and acknowledge their hard work. In addition to the HABD awards program, HABD provides various incentives and recognition to show employees the Agency's appreciation for their dedication and commitment. 2023 marked the Agency's 30th Employee Recognition and Service Award program.



TEAM BUILDING

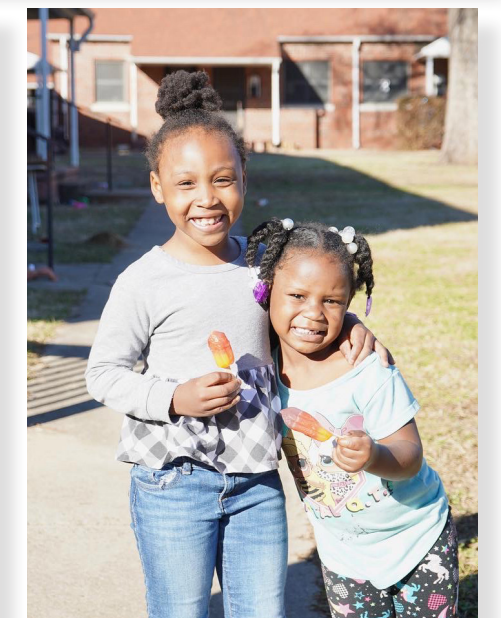
HABD's Team Building event is a way the Agency brings the team together to work cohesively towards the same goals in providing quality services to the residents and to the workers themselves. The agency-wide picnic brings the employees together who may have not had a chance to meet and greet. The event creates an opportunity for conversations and introductions, which assist with sharing ideas for collaboration. HABD's goal is to create a strong team by forming bonds and connections through team building, which is beneficial to the business and Agency.



FINANCIAL BREAKDOWN

FISCAL YEAR 2023: JULY 1, 2022 - JUNE 30, 2023

INCOME/EXPENSE SUMMARY	FY 2023
Public Housing Capital Grants	
HABD Public Housing Capital Grants	\$2,115,792
HUD Public Housing Operating Subsidy	\$2,573,410
Other Current Revenue and HUD Grants	\$1,286,705
HABD Public Housing Income	
HUD Operating Subsidy	\$27,301,443
Tenant Rents	\$5,867,542
Total PH Income and Grant Funding	\$39,144,892
HABD Public Housing Operating Cost	
Administration Cost	\$8,809,798
HABD Public Housing Operations & Maintenance	\$27,436,380
Energy Performance Contract Financing Cost	\$157,071
Total Public Housing Operating Cost	\$36,403,249
Housing Choice Voucher Program Income	
Housing Assistance Income	\$51,307,637
Interest Income	\$42,340
Total Public Housing Operating Cost	\$51,349,977
Housing Choice Voucher Program Cost	
Housing Administration Cost	\$3,960,875
Housing Assistance Payments	\$47,496,815
Total Public Housing Operating Cost	\$51,457,690





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WEBSITE

www.habd.org

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