

# Charlotte Housing Opportunity Investment Fund - 2025 Impact Update

## Bridging Housing Gaps, Boosting Economic Mobility

Since its launch in 2019, the Charlotte Housing Opportunity Investment Fund (CHOIF) has played a vital role in addressing Charlotte's affordable housing crisis and propelling economic mobility. With \$43 million from investors and funders, CHOIF has strategically leveraged public-private partnerships to drive \$343 million in total affordable housing development citywide.



**1,927 Units Created or Preserved**



**94% supporting households < 80% AMI**



**14 Housing Developments**



**1,500-unit goal surpassed by 30%**

## From Instability to Success: Housing That Transforms Lives



After years of instability, Kasi, a single mother, found safety and support at Lake Mist Apartments, an affordable housing community. Now, her son has his own room, she works from home, and she feels empowered to budget, save, and plan for homeownership.



Shera, a medical assistant and mother of three, found financial stability and a sense of belonging through affordable housing at Abbingdon at Mt. Holly. Once living paycheck to paycheck, she can now pay rent, save, and pursue her dream of becoming a nurse.

# CHOIF Enables Scalable Investment in Affordable Housing

## Streamlined Access to Capital

### \$85 Million

From public and private sources (\$42MM from the City's Housing Trust Fund\* and \$43MM from CHOIF)

\*\$7MM funded from Mecklenburg County

Collaboration with the City allows developers to secure both CHOIF and HTF funding through a single application, easing financing for complex projects

## Prioritization of Deeply Affordable Units

### 25% of Units are Deeply Affordable

491 units affordable to households making at or below \$31,800 annually

Partnerships with INLIVIAN and the Housing Impact Fund deepened affordability, preserving existing affordable housing units and preventing displacement

## Maximizing Impact & Public Dollars

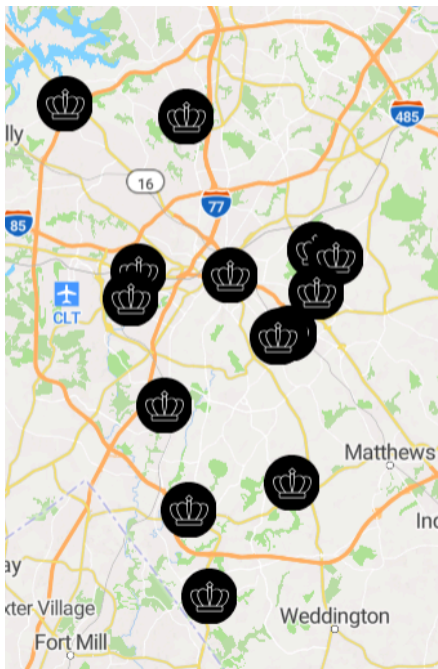
### \$343MM Total Development

\$43MM in CHOIF investments has been leveraged 7X total development costs

CHOIF maximized public and private funds, delivering scalable solutions for affordable housing

## Housing That Empowers, Communities That Thrive

Investments focus on areas near transit, healthcare, schools, and jobs, promoting mobility and diverse, inclusive neighborhoods that break segregation patterns.



Three of the projects are zoned for Myers Park High School, one of the **highest-ranking schools in the county**



Three of the projects are specifically reserved for **Seniors**



**1600+ laptops** delivered to CHOIF-funded communities with education resources/digital literacy training



**Community Health Workers** support residents with health concerns on site at CHOIF communities



**Moms Moving Forward Program** provides a **network of support for mothers reentering the workforce**