



ALLEN CHAPEL AME CHURCH

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# Press Release

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## **ALLEN CHAPEL AME AND COMMUNITY DEVELOPMENT TEAM BREAK GROUND FOR SENIOR LIVING FACILITY**

Washington, DC November 7, 2011: On the second Sunday in November, members and friends of Allen Chapel AME Church who will begin their morning with songs of praise and a rousing sermon will complete their worship experience by joining with their supporters and neighbors in the Woodland Terrace neighborhood to break ground on the new 91-unit affordable senior living facility. Across Alabama Avenue from the church, the Alabama Avenue Affordable Housing, LP, (a joint venture between Allen Chapel AME Church, Vision of Victory CDC (VOV), The NHP Foundation (NHPF), and District Development Group LLC (DDG) will break ground on the new facility along Alabama Avenue, SE near 25<sup>th</sup> Street, SE. The ceremony, scheduled to follow the church service on November 13, 2011 will commence with the Pastor of Allen Chapel AME Church, Chair of the Board of VOV, Dr. Michael Bell, Thomas Carr, Chair of the Board of NHPF, and Phinis Jones, Managing Partner of DDG processing across the street to break ground for the new senior living facility.

The public-private venture valued at more than \$16 Million was made possible through support from Enterprise Community Partners, Deputy Mayor's Office on Planning and Economic Development, District Department of Housing and Community Development, DC Housing Finance Agency, PNC, Freddie Mac, Bank of America Merrill Lynch, VOV, DDG, and NHPF. The apartment units will be made available to qualified low- to moderate-income seniors with incomes 60 percent or less than Washington, DC average median income. This new facility will include 91 spacious apartment homes including 80 one bedroom and 11 two bedroom flats with an amenity package to include: health center, beauty shop, arts and craft room, coffee and ice cream bar, computer lab, library, game room and spacious 2 story meeting room and lobby. *"The development of the Alabama Avenue Affordable Housing Initiative exemplifies the ambitious mission of our companies to 1) build quality affordable housing opportunities, 2) neighborhood revitalization, and 3) job creation and government coordination", added LaRuby May, Executive Director of VOV, the SE-based community development corporation leading the development of the new senior units. DDG principal Andy Botticello said the anticipated development will be built over the next twelve to fifteen months and leasing expected to begin mid 2013. Dr. Bell added, "We are so very blessed to shepherd this trailblazing faith-based initiative that leads development in this section of the Ward."*

*"As a longtime resident, small business advocate, and business owner in the Ward 8 community, it was important for my team and me to assist Allen Chapel and VOV to see this project through while guaranteeing local small business participation and job creation for District residents", added Phinis Jones, Managing Partner of DDG. Hamel Builders will serve as*

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the general contractor and the team commits to exceed the 35% contracting goals of all construction contracts to Certified Business Enterprises (CBEs).

Richard Burns, CEO of The NHP Foundation went on to say *“We at The NHP Foundation are very excited to embark on this new venture with VOV. NHPF has an expanding and valuable role to play in strengthening the affordable housing field in this country. The opportunity for NHPF to magnify our vision in Washington, DC with the Alabama Avenue Senior Housing project is a milestone.”*

**Allen Chapel AME Church** When the Civil War started in 1861, the future of Allen Chapel A.M.E. Church had already recorded at least a decade of service to free Blacks in the community of “Good Hope”, the earliest settlement in the “Anacostia” area of Washington, D.C. Following the war, Allen Chapel became the focal point and center of activity for a growing congregation. It attracted many former slaves who purchased small plots of land and settled around Good Hope Hill. Rev. A.W. Wayman and later Rev. J.H. Shorter of Israel A.M.E. Church (now C.M.E.) provided early leadership, and by 1860, the church was organized and firmly established on Hampton Road, which was renamed Alabama Ave. in 1924. The sturdy “little white church” served the congregation from the 1920’s until the Rev. James Williamson led them into the new brick sanctuary in 1963 located at 2498 Alabama Ave. S.E., Washington, D.C. In 1989 the church completed construction on the present multipurpose building, which is used continuously for church activities and community events. In 1991 the Church proudly dedicated the newly reconstructed sanctuary that we use today. The current Pastor is Dr. Michael E. Bell Sr. who with his outstanding dedication to the Lord and dynamic preaching, teaching, community commitment, and vision has led Allen to a higher level. Since coming to Allen, Pastor Bell has established new ministries and commissions. Several of the new ministries focus on the spiritual and physical development of the community.

**District Development Group, LLC (DDG)** offers a full range of services to corporate and institutional real estate owners, including asset management, property management, marketing/leasing, development/redevelopment, acquisition/disposition, finance/accounting and engineering. The firm works closely with each client to identify current needs and create innovative solutions to reach short and long-term investment goals.

**The NHP Foundation** Headquartered in New York City with an office in Washington, DC, NHPF was launched on January 30, 1989, with \$6 million in contributions from 24 major corporations as a publicly supported 501(c)(3) nonprofit corporation dedicated to preserve and create affordable multifamily rental housing for low- to moderate-income families and seniors. NHPF also has a robust resident services program. By building partnerships with major financial institutions, the public sector, and other nonprofit entities, The NHP Foundation currently owns 22 properties in ten states, comprised of approximately 4,300 units serving over 18,000 residents. These properties are located in Connecticut, Florida, Louisiana, Massachusetts, Missouri, New Jersey, Ohio, Pennsylvania, Texas, and Virginia.

**Vision of Victory Community Development Corporation** has been providing services to the Washington, DC community for decades. With a mission of service and community revitalization, Vision serves over 100 children and families through a child development center, over 100 adults in its Workforce development programs and has multiple economic development projects in process. Although the primary focus of Vision is on the needs of residents in Southeast DC, Vision's commitment to the under-resourced and under-represented extends to every District resident.

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