



**ABILITY
HOUSING**

building flourishing
communities where
everyone has a home



**ABILITY
HOUSING**

JACKSONVILLE HOUSING &
COMMUNITY DEVELOPMENT
COMMISSION

MISSION | VISION

MISSION

To build flourishing communities where everyone has a home

VISION

A society where housing is a right, not a privilege; and all individuals have safe, affordable housing in vibrant communities

OUR PORTFOLIO



Portfolio

Northeast Florida



Dozier Apartments

14 units
2 studios; 8 1-bedroom;
4 2-bedroom

6 @ 50% AMI
2 @ 80% AMI
6 @ 120% AMI



Mayfair Village

83-units, all 2-bedroom

42 @ 30% AMI
41 @ 50% AMI



Oakland Terrace

60 units
20 2-bedroom; 30 3-bedroom;
10 4-bedroom

100% HUD assisted

Portfolio

Northeast Florida



Park Place

12-units; all 1-bedroom

NOAH

Before



After



Renaissance Village

52-units;
16 2-bedroom; 36 3-bedroom

All units at 50% AMI



Riverton Senior Tower

120 units;
23 studios; 64 1-bedroom; 30
2-bedroom

NOAH



Portfolio

Northeast Florida



Village at Hyde Park

80-units

43 1-bedroom; 23 2-bedroom;

14 3-bedroom

8 @ 22% AMI

8 @ 33% AMI

64 @ 60% AMI



Village on Wiley

43 units; all 1-bedroom

30 @ 30% AMI

13 @ 50% AMI

Portfolio

Central Florida



Gannet Point

80-units

32 1-bedroom; 32 2-bedroom;

16 3-bedroom

12 @ 40% AMI

68 @ 60% AMI



Village on Mercy

166 units

43 studios; 43 1-bedroom;

50 2-bedroom; 30 3-bedroom

25 @ 40% AMI

141 @ 60% AMI



Wayne Densch Apartments

75 units

26 studios; 49 2-bedroom

16 @ 50% AMI

16 @ 60% AMI

45 @ 80% AMI

OUR PROGRAMS



PERMANENT SUPPORTIVE HOUSING

Housing + Services

Supportive housing is affordable rental housing with access to voluntary supportive services that help vulnerable persons establish and maintain housing stability and include access to activities of daily living and community-based services.

**GOLD
Certified**

Housing Principles

- Considered "permanent"
- Housed as quickly as possible; low barrier; few or no preconditions; (Housing First)
- Integrated into the community
- Tenant is offered choices
- Tenant has a standard lease, not required to participate in a program as a condition of housing

Services Principles

- Voluntary participation
- Community-based or provided on site
- Tailored to each tenant's needs so that he or she can live independently in the community
- Trauma Informed
- Harm Reduction

97% Housing Stability Rate

RESIDENT EMPOWERMENT

As a nonprofit, Ability Housing is focused on the outcomes of the residents; our goal is for the housing we provide to be a springboard for the residents achieving their goals for their families. To that end, we provide many services, for residents and the community.

Among the services and programming provided are:

- Free Montessori-like preschool
- Onsite satellite health clinic and services
- Accessing benefits
- After school tutoring and activities
- Summer youth camp
- Youth mentoring
- Workforce/career development
- Homeownership assistance
- Crime prevention and neighborhood watch
- Adult and youth literacy
- Budgeting, credit and financial literacy
- Tax preparation assistance
- Food assistance
- Leadership development

RESIDENT EMPOWERMENT

Following are some of the formal partnerships and collaborations in which Ability Housing participates:

- ACE Agency For Community Empowerment – Targeted Case Management
- Bezos Academy – free Montessori-like preschool
- CareerSource - employment training
- Catholic Charities Bureau - employment training
- Community Health Center – on site health and wellness programming
- Duval County Department of Health - health related workshops, including HIV education and testing
- Duval County Extension Services - life skills workshops
- Family Foundations - financial literacy training; life skills workshops
- Gateway Community Services STAR Program - in home substance abuse recovery therapy and peer support services
- Goodwill Services – employment, career services
- Habitat for Humanity - first time homebuyer workshops
- Hubbard House- Family conflict resolution, self-awareness and anger management workshops for Adults.
- Jacksonville Fire and Rescue Department - life safety
- Jacksonville Sheriff’s Office - life safety classes
- Jacksonville Urban League – employment, career services
- Morgan Ministries – afterschool and mentoring
- Operation New Hope – educational training, employment
- Presbyterian Social Ministries - case management for chronically homeless residents
- Real Sense - financial literacy training, tax preparation assistance
- Regions Bank- first time homebuyer’s workshops, financial literacy
- RRHS Intact Program - community outreach for persons living with HIV/AIDS
- Second Harvest of Central Florida – food assistance
- Soyini Circles – mentoring and STEM education programs for young girls
- TD Bank - first time homebuyer workshops
- Urban Bank - financial literacy training
- United Health Group – rental assistance, support services for medically vulnerable persons
- The VA Center – veteran services, medical, financial classes
- Wells Fargo - financial literacy training

COMING SOON



ABILITY
HOUSING

PIPELINE

Village of New Augustine

- St. Johns County
- 92 units
- Commenced January 2024

Vincentian Village

- St. Petersburg
- 73 units
- Commences February 2024

Village at Cedar Hill

- Jacksonville
- 90 units
- Commences March 2024

Village at Lake Forest

- Jacksonville
- 120 units
- Commences April 2024



Thank You!



abilityhousing.org

