Established in 1991, Atlanta Neighborhood Development Partnership (ANDP) is a leading advocate for the development and preservation of affordable housing in the greater metropolitan Atlanta region. The ANDP Loan Fund (Previously known as Community Redevelopment Loan & Investment Fund) provides financing to nonprofit and for-profit housing developers that create affordable housing, mixed income, and mixed-use projects. Since inception, the ANDP Loan Fund has loaned over $36 million to help finance nearly 5,000 units of affordable or mixed-income single-family and multi-family housing. The majority of funded units target families earning below 80 percent of Area Median Income, providing a tremendous opportunity to uplift low- and moderate-income families. We currently prioritize projects related to foreclosure redevelopment and neighborhood stabilization in the 10-county metropolitan Atlanta region. To meet these community development capital needs, the ANDP Loan Fund currently offers predevelopment, acquisition, construction and bridge financing.

**Financial and Social Impact**
- Affordable housing financing provided: $37 million
- Affordable housing units financed: 4,997
- Total non-equity financing leveraged due to financing: $37 million
- Total project values $269 million

**Success Story: Tina Lowe, President, Mercy Housing Southeast, Atlanta, Georgia**

Older adults are a growing segment of Atlanta’s inner city neighborhoods. Mercy Housing has developed over 600 homes for seniors in metro Atlanta and sought to deliver another 70 units. In 2015, the ANDP Loan Fund provided $275,000 in construction financing for Mercy’s development in the Reynoldstown community. “Our focus is to strategically locate senior housing near transportation, healthcare and food centers. The average income of our seniors is between $12-19,000 a year. Financing from groups like the ANDP Loan Fund makes it possible for our elderly neighbors to remain stable and independent,” said Tina Lowe, President, Mercy Housing Southeast.