



USI | URBAN STRATEGIES, INC.

Families at the Center of Results

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URBAN STRATEGIES, INC.

Financial and Social Impact

- \$3 million in predevelopment financing provided for Preservation Square project
- \$1,750,000 in predevelopment financing and \$800,000 in construction financing provided for Twin Rivers project

Urban Strategies, Inc. (USI) is a national nonprofit that assists over 30,000 low-to-moderate income families that live in assisted housing to become stable and thriving. We partner with community stakeholders to design and implement place-based economic and human capital development strategies in communities that are undergoing housing and neighborhood transformation.

USI's CDFI Loan Fund provides equitable and accessible capital, along with financial services and technical assistance, to Black, Brown, and Indigenous individuals and women- and minority-owned businesses. The Fund is used as a tool to propel entrepreneurs to prosperity and economic liberation through the creation of middle-income and wealth generating jobs and businesses.

CDFI Story – Preservation Square, St. Louis, MO

USI will loan approximately \$8 million in permanent funds to Preservation Square IIB of the Preservation Square project, a mixed-income housing development in the Near North Side neighborhood of St. Louis that, when completed, will offer 85 apartment homes for residents. Upon completion, Preservation Square will also have renovated community spaces and a fitness room, recreational and green spaces, and a swimming pool.

Phase IIB (85 units) is part of the broader Near North Side vision to build high quality housing and amenities for families and individuals and increase resident access to local services to ensure they are stable and thriving. USI plans to be a lender for all phases.

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