



# Interfaith Housing Development Corporation

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## Pathfinders and Partners

Interfaith Housing Development Corporation (IHDC) is a non-sectarian, non-profit organization that creates long-term, locally generated solutions to homelessness by serving as pathfinder, technical assistance provider and partner to neighborhood groups and organizations seeking to provide stable long-term housing and related services for very low-income people who are homeless, or at risk of homelessness.

Because IHDC joins in partnership with neighborhood groups with deep roots in the neighborhood, helping them to fulfill their aspirations of creating supportive housing and other facilities for their clients and neighbors IHDC ensures that the development will be relevant to the needs of those it serves, and also an asset to the community.

Since 1992, IHDC has created 13 developments in a variety of communities, producing over 600 units of supportive housing that 700 men, women and children now call home. More than half are family units, most for large families, and all were created to affordably house those earning below the Area Median Income.

Half of IHDC's developments to date were the result of new construction while the other half were complete renovations of vacant and abandoned structures. IHDC has overseen the work of general contractors and architects who have successfully designed and constructed both types of developments.

IHDC staff oversees the operations of all of its developments through third party property managers. Currently, IHDC oversees the management of 600 units.

Upon completion of its developments, IHDC looks locally for the employees that operate its developments. IHDC's general contractors make every effort to hire locally and they attempt to make use of products and services that are locally-based.

IHDC only engages in developments on behalf of local community groups, typically social service agencies, local churches or other neighborhood organizations. IHDC never develops on its own in isolation of the local community.

In 2005, the Chicago Neighborhood Development Awards honored IHDC as the Non-Profit Neighborhood Development Group of the Year. The award was in recognition of our work in neighborhood development. IHDC was cited for its "courageous and successful vision for the most vulnerable in our society."

All of IHDC's buildings feature numerous green features such as; solar panels, wind turbines, geothermal heating and air conditioning systems. IHDC received Mayor Daley's GreenWorks Award for 2004 (Sanctuary Place) and for 2010 (Sankofa House) as well as the 2004 Global Conservation Award from the Institute of Real Estate Management celebrating Sanctuary Place's utilization of green strategies, energy efficiency, and natural light to create a high performance building at low cost.

In addition to these overtly "green" features; IHDC prides itself on developing buildings with energy efficient windows and insulation that provide a tight building envelope that significantly reduces building operating costs.



*Sankofa House, 4041 W. Roosevelt Rd. (2008) Fifty eight units of housing.*



*Coppin House, 333 E. 55th Place (2008) Fifty Four units of housing.*



*Casa Kirk, 3200 E. 92nd Street (2005) Twenty Nine units of housing.*



*Sanctuary Place, 642 N. Kedzie (2003) Sixty Nine units of housing.*

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