



SAVANNAH

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2026 ONE YEAR ACTION PLAN



**An Annual Component of the City of Savannah's Five-Year
Consolidated Housing and Community Development Plan**



2026 ONE YEAR ACTION PLAN

PROPOSED BUDGET

2026 One Year Action Plan - Proposed Revenue and Expenditures Summary			
REVENUE	2025 Actual	2026 Projected	\$ Difference
Program Income Revenue			
Estimated CDBG Program Income	\$ 317,344	\$ 365,943	\$ 48,599
Estimated HOME Program Income	\$ 780,000	\$ 780,000	\$ -
Total Estimated Program Income	\$ 1,097,344	\$ 1,145,943	\$ 48,599
Federal Entitlement Grants Revenue			
Community Development Block Grant Allocation	\$ 2,212,947	\$ 2,212,947	\$ -
HOME Investment Partnership Grant Allocation	\$ 756,025.06	\$ 756,025.06	\$ -
Emergency Solutions Grant Allocation	\$ 195,829	\$ 195,829	\$ -
Total Estimated Grant Revenue	\$3,164,801.06	\$3,164,801.06	\$ -
Total Estimated Revenue	4,262,145.06	4,310,744.06	\$ 48,599
EXPENDITURES	2025 Actual	2026 Projected	\$ Difference
Community Development Block Grant - Public Services			
Public Service Programs	\$ 223,398	\$ 236,942	\$ 13,544
Special Purpose Programs	\$ 108,544	\$ 95,000	\$ (13,544)
Total CDBG - Public Service Programs	\$ 331,942	\$ 331,942	\$ -
Community Development Block Grant - Major Programs			
Housing	\$ 1,352,595	\$ 1,352,595	\$ -
Economic Development	\$ 302,844	\$ 351,443	\$ 48,599
Total CDBG - Major Programs	\$ 1,655,439	\$ 1,704,038	\$ 48,599
Community Development Block Grant - Other			
Planning & Grants Administration (20% Cap)	\$ 506,058	\$ 515,778	\$ 9,720
Contingency Funds	\$ 36,852	\$ 27,132	\$ (9,720)
Total - CDBG Other	\$ 542,910	\$ 542,910	\$ -
HOME Investment Partnership Grant			
Total HOME - Housing Programs	\$ 1,536,025.06	\$ 1,536,025.06	\$ -
Emergency Solutions Grant			
Total ESG - Homeless Programs	\$ 195,829	\$ 195,829	\$ -
Total Estimated Expenditures	\$ 4,262,145.06	\$ 4,310,744.06	\$ 48,599

2026 One Year Action Plan -Proposed Program Allocations Summary		
Community Development Block Grant - Public Service Programs		
Moses Jackson Advancement Center - Emerge Job Training Programs	\$	149,168
Pennsylvania Avenue Resource Center - Emerge Job Training Programs	\$	70,774
The Salvation Army - Education and Workforce Development Program	\$	17,000
Total Proposed funding for Public Service Programs	\$	236,942
Community Development Block Grant - Special Purpose Programs		
Union Mission: CoC City 54 (Case Management)	\$	95,000
Total Proposed funding for Special Purpose Programs	\$	95,000
Community Development Block Grant - Housing Development Programs		
City: Loan Processing	\$	32,600
City: Owner-Occupied Property Improvements	\$	384,531
> Reallocation of Estimated Program Income	\$	180,000
City: Direct Housing Project Delivery Costs	\$	755,464
Total Proposed Funding for Housing Development Programs	\$	1,352,595
Community Development Block Grant - Economic Development Programs		
Small Business Assistance Corporation: Lending Program / Operating Budget	\$	165,500
> Reallocation of Estimated Loan Program Income	\$	185,943
Total Proposed Funding for Economic Development Programs	\$	351,443
Community Development Block Grant - Planning & Grants Administration		
Planning & Entitlement Grants Administration	\$	515,778
Total Proposed Funding for Planning & Grants Administration	\$	515,778
Community Development Block Grant - Contingency		
Contingency Funds - cost over-runs	\$	27,132
Total Proposed Funding for Contingency	\$	27,132

2026 One Year Action Plan -Proposed Program Allocations Summary		
HOME Investment Partnership Grant - Housing Development		
City: Dream Maker Home Ownership Program	\$	400,000
> Reallocation of Estimated Program Income	\$	300,000
City: Vacant Infill Housing Program	\$	86,762.06
> Reallocation of Estimated Program Income	\$	400,000
City: Non-profit Housing Development	\$	41,225
> Reallocation of Estimated Program Income	\$	50,000
Community Housing Development Organization: Operations	\$	37,800
Community Housing Development Organization: Development Projects	\$	113,404
City: HOME Program Administration	\$	76,834
> Reallocation of Estimated Program Income	\$	30,000
Total HOME Proposed for Housing Development	\$	1,536,025.06
Emergency Solutions Grant - Homeless & Homeless Prevention Services		
Homeless Prevention: Family Promise of the Coastal Empire	\$	44,465
Shelter: Inner City Night Shelter	\$	33,997
Shelter: The Salvation Army	\$	51,000
Shelter: Union Mission - Homeless shelter for Men	\$	13,750
Shelter: Union Mission - Homeless shelter for Women	\$	13,750
Shelter: Park Place Outreach (Youth 11-17)	\$	5,000
HMIS: Chatham-Savannah Authority for the Homeless	\$	19,180
City: ESG Program Administration	\$	14,687
Total ESG Proposed for Homeless Services	\$	195,829
TOTAL 2026 ONE YEAR ACTION PLAN BUDGET	\$	4,310,744.06

2026 One Year Action Plan - Proposed Budget Recommendations by Category			
Community Development Block Grant (CDBG) - Public Service Programs			
Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
Moses Jackson Advancement Center - Emerge Job Training Program: Scholarships for income eligible residents to earn industry-recognized job certifications that enhance employment opportunities and support career advancement.	\$ 56,000	\$ 149,168	\$ 149,168
Pennsylvania Avenue Resource Center - Emerge Job Training Program: Scholarships for income eligible residents to earn industry-recognized job certifications that enhance employment opportunities and support career advancement.	\$ 132,672	\$ 70,774	\$ 70,774
The Salvation Army -Education and Workforce Development Program provides soft skills training, and career and employability skills training for persons experiencing homelessness.	\$ 17,000	\$ 50,000	\$ 17,000
Total Proposed CDBG for Public Service Programs	\$ 188,672	\$ 219,942	\$ 219,942

Proposed Budget Recommendations by Category			
Community Development Block Grant (CDBG) - Special Purpose Programs			
Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
Chatham Savannah Authority for the Homeless: Provides permanent housing and support services for persons experiencing homelessness with disabilities. The agency will provide supportive services case management to persons identified as homeless or chronic homeless with a mental illness, substance use disorder, or HIV diagnosis and those who are dually diagnosed. RFP issued for Continuum of Care (CoC) City 54 Program; Agency did not apply for the CoC funding which provides the rent/utilities subsidy component for the program.	\$ 95,107	\$ 121,181	\$ -
Union Mission: Provides permanent housing and support services for persons experiencing homelessness with disabilities. The agency will provide supportive services case management to persons identified as homeless or chronic homeless with a mental illness, substance abuse, or HIV diagnosis and those who are dually diagnosed.	\$ -	\$ 95,000	\$ 95,000
Family Promise of the Coastal Empire: The Navigating HOPE Outreach Program uses a mobile van to reach underserved neighborhoods and hard-to-reach populations to engage with individuals and families who may not have access to traditional service delivery points. Outreach will include informational material about available resources and services, initial assessment of client needs, and referral to appropriate services and programs. Agency did not apply for FY2026 funds.	\$ 13,437	\$ -	\$ -
Total Proposed CDBG for Special Purpose Programs	\$ 95,107	\$ 121,181	\$ 95,000

Proposed Budget Recommendations by Category

Community Development Block Grant (CDBG) - Housing Programs

Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
City HSG: Loan Processing - Direct costs associated with processing and servicing loans and grants.	\$ 32,600	\$ 32,600	\$ 32,600
City HSG: Owner-Occupied Property Improvements (formerly known as Volunteer and Special Purpose Improvements) - Grants and loans that enable eligible homeowners to make basic code compliance, building envelope, and building system improvements to their properties.	\$ 384,531	\$ 384,531	\$ 384,531
>>Reallocation of Estimated Program Income	\$ 180,000	\$ 180,000	\$ 180,000
City HSG: Direct Housing Project Delivery - Housing Rehabilitation, Home Improvement, and Loan Program personnel who directly deliver services to low-moderate income persons.	\$ 755,464	\$ 755,464	\$ 755,464
Total Proposed CDBG for Housing Activity Programs	\$ 1,352,595	\$ 1,352,595	\$ 1,352,595

Community Development Block Grant (CDBG) - Economic Development Programs

Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
Small Business Assistance Corporation (SBAC) Small Business Lending Program: The agency manages the City's small business loan programs per HUD-approved underwriting criteria; assists with low-moderate income job creation and retention.	\$ 165,500	\$ 165,500	\$ 165,500
>>Reallocation of Estimated Program Income	\$ 137,344	\$ 185,943	\$ 185,943
Total Proposed CDBG for Economic Development Programs	\$ 302,844	\$ 351,443	\$ 351,443

Community Development Block Grant (CDBG) - Planning & Program Administration

Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
Planning & Entitlement Program Administration - Personnel who manage Federal grants; monitoring and reporting; planning activities; and resident assistance programs.	\$ 506,058	\$ 515,778	\$ 515,778
Total Proposed CDBG for Program Administration	\$ 506,058	\$ 515,778	\$ 515,778

Community Development Block Grant (CDBG) - Contingency

Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
CDBG: Contingency funds	\$ 36,852	\$ 27,132	\$ 27,132
Total Proposed CDBG for cost over-runs	\$ 36,852	\$ 27,132	\$ 27,132

Proposed Budget Recommendations by Category			
Proposed HOME Investment Partnership (HOME) - Housing Programs			
Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
City: Dream Maker Home Ownership Program - Grants and/or loans for down payment assistance or gap financing for home acquisition.	\$ 400,000	\$ 400,000	\$ 400,000
>>Reallocation of Estimated Program Income	\$ 300,000	\$ 300,000	\$ 300,000
City: Vacant/Infill Housing Development -Financing for acquisition, construction, rehabilitation and sale of single family housing.	\$ 86,762.06	\$ 86,762.06	\$ 86,762.06
>>Reallocation of Estimated Program Income	\$ 400,000	\$ 400,000	\$ 400,000
City: Non-Profit Housing Development Funding for rehabilitation or new construction of single family homes by nonprofits.	\$ 41,225	\$ 41,225	\$ 41,225
>>Reallocation of Estimated Program Income	\$ 50,000	\$ 50,000	\$ 50,000
Community Housing Development Organizations (CHDO) Operations - Supports operating costs of Community Housing Development Organizations under contract to carry out housing development.	\$ 37,800	\$ 37,800	\$ 37,800
Community Housing Development Organizations (CHDO) Development Projects: Housing projects managed by certified Community Housing Development Organizations.	\$ 113,404	\$ 113,404	\$ 113,404
City HSG: HOME Program Administration - Administration of the HOME Program by the City's Housing Department.	\$ 76,834	\$ 76,834	\$ 76,834
>>Reallocation of Estimated Program Income	\$ 30,000	\$ 30,000	\$ 30,000
Total Proposed Funding for Housing Programs	\$1,536,025.06	\$1,536,025.06	\$1,536,025.06

Proposed Budget Recommendations by Category			
Emergency Solutions Grant - Homeless Services Programs			
Agency Name/Program Description	2025 Actual Funding	2026 Requested Funding	2026 Proposed Funding
HOMELESSNESS PREVENTION - No Funding Cap per HUD Regulations			
Family Promise of the Coastal Empire - Homelessness prevention case management and financial assistance to eligible participants to alleviate eviction proceedings and utility cutoffs resulting in immediate crisis.	\$ -	\$ 100,000	\$ 44,465
Wesley Community Centers of Savannah - program serves persons experiencing homelessness or are at-risk of homelessness, helping to prevent individuals and families from becoming homeless providing rent/utility assistance, and housing relocation and stabilization services. Other services include financial literacy classes and in-depth case management.	\$ 44,465	\$ 45,000	\$ -
HOMELESS SHELTER and STREET OUTREACH- Sixty Percent (60%) Funding Allocation Cap			
Inner City Night Shelter - Homeless shelter for men and women with chronic substance abuse or mental illness.	\$ 34,812	\$ 45,000	\$ 33,997
The Salvation Army: Emergency Shelter Program - Emergency shelter, substance abuse services, financial assistance, case management, housing search/outreach, and supportive services for women, men and children experiencing homelessness.	\$ 51,350	\$ 75,000	\$ 51,000
Union Mission, Inc.: Emergency Shelter Program (Grace House for Men) - Homeless shelter for men. Provides case management, access to mental health counseling, employment referrals and meals.	\$ 11,112	\$ 25,000	\$ 13,750
Union Mission, Inc.: Emergency Shelter Program (Parker House for Women) - Homeless shelter for women. Provides case management, access to mental health counseling, employment referrals and meals.	\$ 11,112	\$ 25,000	\$ 13,750
Park Place Outreach: Emergency Shelter Program (Youth 11-17) - Youth Emergency Shelter serves runaway or homeless youth ages 11-17 in a safe, secure, and loving home-like environment, providing hot and healthy meals, counseling, tutoring, life skills, overall well-being, and experiential learning opportunities.	\$ 9,111	\$ 23,000	\$ 5,000
HMIS: Chatham-Savannah Authority for the Homeless - Eligible costs for HMIS participants to collect client data on the provision of housing and other services to individuals and families experiencing homelessness and persons at risk of homelessness.	\$ 19,180	\$ 19,180	\$ 19,180
ESG ADMINISTRATION - Seven Percent (7.5%) Funding Allocation Cap			
ESG Program Administration - Grants administration, program monitoring, reporting and planning activities.	\$ 14,687	\$ 14,687	\$ 14,687
Total Proposed Funding for Homeless Services	\$ 195,829	\$ 371,867	\$ 195,829

CDBG APPLICATION NOT RECOMMENDED FOR FUNDING			
Agency	Chatham-Savannah Authority for the Homeless	Amount Requested	\$ 121,180
Program	City 54 Supportive Services	Amount Recommended	\$ -
Program Description: The Continuum of Care (CoC) City 54 program provides permanent supportive housing for persons experiencing homelessness with disabilities including rental/utilities assistance and CDBG-funded case management and supportive services.			
Staff Rationale for Non-Recommendation: A Request for Proposals was issued for a project sponsor to manage the CoC City 54 Program, which is partially funded with CDBG dollars. However, the agency did not respond to the Request for Proposals to manage the City 54 program, therefore City staff is unable to recommend City 54 program funding to the agency.			
ESG APPLICATIONS NOT RECOMMENDED FOR FUNDING			
Agency	Park Place Outreach	Amount Requested	\$ 20,000
Program	Emergency Shelter (Transitional 18-21)	Amount Recommended	\$ -
Program Description: Park Place Outreach Transitional Living (TLP) program will provide immediate safe and secure shelter for males ages 18-21.			
Staff Rationale for Non-Recommendation: ESG shelter and outreach funding is capped at 60%, and available funds are insufficient for a viable award. Granting funds would impose disproportionate administrative burdens due to federal reporting requirements. However, the Agency submitted three applications, and funding is awarded to the Emergency Shelter for youth ages 11-17.			
Agency	Park Place Outreach	Amount Requested	\$ 25,000
Program	Outreach (Youth 11-21)	Amount Recommended	\$ -
Program Description: Street Outreach for youth ages 11-21, to identify and connect with homeless youth or youth-at-risk of experiencing homelessness.			
Staff Rationale for Non-Recommendation: ESG funding for shelter and outreach is capped at 60%, and the City currently funds outreach services Monday–Saturday, 9 AM–9 PM. Available funds are insufficient for a meaningful award and would create an undue administrative burden on the agency due to federal reporting requirements.			
Agency	Wesley Community Centers of Savannah	Amount Requested	\$ 45,000
Program	Homelessness Prevention	Amount Recommended	\$ -
Program Description: Program serves persons experiencing homelessness or are at-risk of homelessness, helping to prevent individuals and families from becoming homeless providing rent/utility assistance, and housing relocation and stabilization services. Other services include financial literacy classes and in-depth case management.			
Staff Rationale for Non-Recommendation: The percentage of funds available for Homelessness Prevention is not sufficient to make a difference and will impose an administrative burden on agency due to federal reporting requirements. Two agencies submitted applications; one agency is recommended for funding.			