



CHATHAM COUNTY & CITY OF SAVANNAH
LAND BANK AUTHORITY

6600 Abercorn Street, Suite 100, P.O. Box 1027, Savannah, Georgia 31402

March 27, 2026

Martin Fretty, Director
Housing Services Department
City of Savannah
PO Box 1027
Savannah, GA 31402

RE: Request for Transfer of 635 W 48th Street (PIN: 20089 29032)

Dear Martin:

CHSA Development, Inc. (CHSA), an experienced local non-profit housing developer established with City support in 1991, has petitioned the Chatham County/City of Savannah Land Bank Authority (LBA) to request that the Mayor and Aldermen of the City of Savannah transfer title to the vacant property located at 635 W 48th Street, Savannah, Georgia to the LBA. The LBA, in turn, will sell the property to CHSA Development Inc. who will then construct a new home to be sold to a modest-income family.

If City Council approves this request and the property is transferred to the LBA and then sold to CHSA, CHSA anticipates that construction of the new home will be started and completed by the end of 2026. This action will assist the City initiative to provide affordable housing and expedite the redevelopment of a vacant property, allowing for the property to return to a productive use status.

The LBA will sell the property to CHSA for no more than the estimated fair market value. It will return 90% of the net sale proceeds to the City of Savannah and retain 10% of the net sale proceeds to reinvest in LBA activities that are beneficial to the City. If this transfer is approved by City Council, the LBA will work with the City Attorney to draft a transfer agreement and related documents. Thank you for all of your assistance.

Sincerely,

Alison Goldey
Director