



# City of Fairburn Work Session Agenda

April 13, 2026  
6:00 PM

## *The Honorable Mayor Hattie Portis-Jones*

The Honorable Anatavia M. Benson  
The Honorable Fannie Mae Houser  
The Honorable Samuel Perry

Mr. Tony Phillips  
Mr. Rory Starkey  
Ms. Deannia Ray

The Honorable Linda J. Davis  
The Honorable Shanita Nichols  
The Honorable Ulysses J. Smallwood

City Administrator  
City Attorney  
City Clerk

- I. Meeting Called to Order: Hattie Portis-Jones, Mayor
- II. Roll Call: City Clerk
- III. Agenda Items:
  1. Fairburn Housing Authority Overview (**City Administrator's Office**)
- IV. Adjournment:

When an Executive Session is required, one will be called for the following Issues:  
**(1) Personnel (2) Real Estate or (3) Litigation**



**Presentation to Fairburn City Council**

**Monday, April 13, 2026, 6:00 PM**

**Michael Spann, Executive Director**



## **Mission:**

*To provide and encourage the development of quality affordable housing where families can achieve success and improve their quality of life.*

*Fairburn Housing Authority*

*88 Pine Street, Fairburn, GA, 30213*

*[www.fairburnha.org](http://www.fairburnha.org)*

## ▶ Structure and Governance

### ▶ Relationship with the City of Fairburn

- ▶ Independent Entity established under state law
- ▶ Commissioner appointments made by mayor
  - ▶ Managed by 5-member volunteer Board of Commissioners
  - ▶ Board responsibilities: Governance, Policy, Fiscal Oversight
  - ▶ FHA board meets monthly on 3<sup>rd</sup> Wednesday at City Hall

### ▶ Public Housing Ownership

- ▶ *Landlord* of twenty-four (24) public housing units
  - ▶ Scattered site housing units @ three (3) locations
- ▶ Funded by US Department of Housing & Urban Development (HUD)
- ▶ No Housing Choice Voucher program currently at FHA

- ▶ **Non-profit: Fairburn Community Development Corporation (established 2026)**
  - ▶ Access to various grants/funding and development opportunity expansion
  
- ▶ **Development and Revitalization**
  - ▶ Housing Authorities partnerships with private developers
    - ▶ Mixed-Income and leveraging of tax credits
  
- ▶ **Waiting List**
  - ▶ 357 families as of February 28, 2026
  - ▶ Select ~12 families
  - ▶ Last opened May 2022

# Portfolio

- ▶ **Twenty-four (24) scattered site housing units**
  - ▶ 2- 4BR units, 10 - 3BR units, 10 - 2BR units, 2-1BR units
  - ▶ Chestnut St, Clayton St, Grant St, Orchard St, Orme St, Pine St
- ▶ **Two vacant parcels (future development): Clayton & Bay Streets**
- ▶ **Oslo Apartments 7000 Renaissance Parkway, Fairburn, GA**
  - ▶ Residential Development comprised of 288 units
  - ▶ Private Enterprise Agreement with Post Real Estate Group (CA based)
- ▶ **Proximity to Landmark Christian School**

# City of Fairburn *Georgia Initiative for Community Housing (GICH)* Partner

- ▶ City of Fairburn GICH Alumni member
- ▶ Development benefits with GA Department of Community Affairs (DCA)

## Strategic Plan for FHA

- ▶ Partnership and Community Engagement
  - ▶ Synergies with City of Fairburn's Livable Centers Initiative (LCI)
  - ▶ Connectivity and Gateway support
- ▶ Leadership role in affordable and workforce housing
- ▶ Redevelopment of current housing stock
- ▶ Seek opportunities for new housing (rental & owned, affordable & market rate)

# Future Plans for FHA

- ▶ Issue Request for Qualifications (RFQ) for development partner (QII 2026)
- ▶ Fulfill Strategic Plan objectives
  - ▶ Renovate existing stock
  - ▶ Develop mixed-income housing via partnerships with City of Fairburn, developers, state agencies
    - ▶ Senior housing, multi-family housing, single family homes

# QUESTIONS?

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