

# PRESS RELEASE



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## **Housing Authority of Baltimore City, Elected Officials & Community Partners Advance Next Phase of Perkins Transformation**

*Groundbreaking & demolition of Perkins II & III are part of \$1 billion dollar transformation of the PSO Community*

BALTIMORE – The Housing Authority of Baltimore City (HABC), Mayor Brandon Scott and other local officials, development partners and community organizations held a ceremony today to mark the next phase of the Perkins, Somerset, and Oldtown (PSO) Transformation development. The groundbreaking and demolition of the remaining building for Perkins Phases II & III pave the way for 156 mixed-income rental units in two four-story buildings and for townhome buildings.

The new units are part of the total 2,172 mixed-income homes being built across the 244-acre PSO transformation footprint. Approximately 60 percent of the new units being built across the three development sites are designated for low-income, affordable housing. The U.S. Department of Housing and Urban Development (HUD) recently awarded HABC a \$10 million Choice Neighborhood Implementation grant to support the PSO Transformation.

“We have successfully worked in partnership with the City of Baltimore and our many public and private partners from the outset of the PSO Transformation. The efforts by all of us have been recognized locally and nationally, helping us build modern and equitable housing for our residents,” said **Janet Abrahams, HABC’s President and CEO**.

“My number one priority is to continue to build on the progress we have made on the public safety front, so that every resident of Baltimore is safe. Inescapable from the public safety conversation is the complex issue of public housing,” said **Mayor Brandon M. Scott**. “It is the reason we partnered with the Housing Authority of Baltimore City and city and state elected officials on the PSO transformation. In concert, we are bringing an intensified focus on providing safe, habitable living conditions for public housing residents, while also promoting economic development, education, and affordable housing options throughout the city.”

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The housing development portion of the PSO is being built in nine phases. Perkins phases 1 and 2 and Somerset phases 2 and 3 are currently under construction. Somerset phase 1 is complete.

The PSO is a designated Choice Neighborhood, and the grants assist in the redevelopment of severely distressed HUD-assisted properties into mixed-income communities. Along with the redevelopment of distressed properties, the PSO also provides support to residents related to their health, education, and income, while simultaneously investing in neighborhood improvement projects which promote economic development and private investment.

"The State of Maryland is proud to be a partner in the ongoing revitalization of Perkins, Somerset, and Oldtown, which will significantly upgrade both the volume and quality of affordable rental housing in Baltimore," said **Maryland Department of Housing and Community Development Secretary Jake Day**. "The state has provided more than \$256 million so far to support this vital redevelopment project. This is a resounding testament to just how serious we believe elevating Baltimore is to accelerating Maryland's rise."

"We're thrilled to see the progress we've made on Perkins Homes Phases I, IIA, and IIB, and we couldn't have done it without the dedication and hard work of our partners," said **Richard Baron, co-founder and chairman of McCormack Baron Salazar**. "This groundbreaking event marks an important milestone in our efforts to revitalize the community and create a vibrant, mixed-income neighborhood. We can't wait to welcome residents back to Perkins Homes in early 2024 and look forward to continuing our work together to create a brighter future for Baltimore."

The transformation project is led by HABC with the City of Baltimore, and four development partners, including McCormack Baron Salazar, Beatty Development Group, Mission First, and the Henson Company. Urban Strategies Inc. is the project's human capital partner. Along with new housing opportunities, the project includes new commercial spaces, a new 21st century school, major grocer, and two new parks.

Visit the PSO Transformation [page](#) for more information and updates.







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### **About HABC**

HABC is the fifth largest public housing authority in the U.S., providing quality affordable housing for more than 23,000 households. The agency creates diverse and vibrant communities, provides opportunities for self-sufficiency, and builds pathways for strong partnerships.

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