



Lancaster County

City Of Lancaster

Project Name

113 1/2 S QUEEN STREET

Occ Type: General

Total Units: 1

113 1/2 S Queen St

Legal Owner Entity: Enhanz, Inc.

Lancaster, PA 17603-5317

Primary Funding LIHTC

Owner Representative

Enhanz Inc

285 Willow Dale Ln

Leola, PA 17540-0000

(717) 656-6335 Fax: () - 0

Ms Patricia Gail Bustaque

128 S QUEEN STREET

Occ Type: General

Total Units: 7

128 S Queen St

Legal Owner Entity: Progressive Investments, Inc.

Lancaster, PA 17603-5380

Primary Funding LIHTC

Owner Representative

City Limits Realty

221 E Mifflin St

Lancaster, PA 17602-3521

(717) 299-1312 Fax: (717) 393-5910

Mr Bradley A Gearhart

Management Agent

City Limits Realty

221 E Mifflin St

Lancaster, PA 17602-3521

(717) 299-1312 Fax: (717) 393-5910

Mr Bradley A Gearhart

134-142 S QUEEN STREET

Occ Type: General

Total Units: 17

134-142 S Queen St

Legal Owner Entity: Progressive Investments, Inc.

Lancaster, PA 17603-5318

Primary Funding LIHTC

Owner Representative

City Limits Realty

221 E Mifflin St

Lancaster, PA 17602-3521

(717) 299-1312 Fax: (717) 393-5910

Mr Bradley A Gearhart

Management Agent

City Limits Realty

221 E Mifflin St

Lancaster, PA 17602-3521

(717) 299-1312 Fax: (717) 393-5910

Mr Bradley A Gearhart

141 SOUTH QUEEN STREET APARTME

Occ Type: General

Total Units: 21

141 S Queen St

Legal Owner Entity: 141 South Queen Street Associates

Lancaster, PA 17603-5317

Primary Funding LIHTC

Owner Representative

The Salvation Army

131 S Queen St

Lancaster, PA 17603-0000

(717) 397-7565 Fax: (717) 397-6255

Major B Bryan Smith

Management Agent

The Salvation Army

131 S Queen St

Lancaster, PA 17603-0000

(717) 397-7565 Fax: (717) 397-6255

Major Timothy Lyle

City Of Lancaster

Project Name

209-211 W KING Occ Type: General Total Units: 5
209-211 W King St Legal Owner Entity: J. Gary Neff/Terry M. Baltoger
Lancaster, PA 17603-3720 Primary Funding LIHTC

Owner Representative	Management Agent
City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1311 Fax: (717) 393-5910 Mr J Gary Neff	City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1312 Fax: (717) 393-5910 Mr Bradley A Gearhart

224-228 LOCUST STREET Occ Type: General Total Units: 3
224-228 Locust St Legal Owner Entity: J.Neff/T. Baltozer/M. Costigan
Lancaster, PA 17602-4220 Primary Funding LIHTC

Owner Representative	Management Agent
City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1311 Fax: (717) 393-5910 Mr J Gary Neff	City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1311 Fax: (717) 393-5910 Mr J Gary Neff

245 JUNIATA STREET Occ Type: General Total Units: 3
134 Juniata St Legal Owner Entity: Enhanz, Inc.
Lancaster, PA 17602-4475 Primary Funding LIHTC

Owner Representative
Enhanz Inc
285 Willow Dale Ln
Leola, PA 17540-0000
(717) 656-6335 Fax: () - 0
Ms Patricia Gail Bustaque

319 BEAVER STREET Occ Type: General Total Units: 1
319 Beaver St Legal Owner Entity: Nu Haus, Inc.
Lancaster, PA 17603-5337 Primary Funding LIHTC

Owner Representative	Management Agent
City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1311 Fax: (717) 393-5910 Mr J Gary Neff	City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1312 Fax: (717) 393-5910 Mr Bradley A Gearhart

325 BEAVER STREET Occ Type: General Total Units: 2
325 Beaver St Legal Owner Entity: Enhanz, Inc.
Lancaster, PA 17603-5337 Primary Funding LIHTC

Owner Representative
Enhanz Inc
285 Willow Dale Ln
Leola, PA 17540-0000
(717) 656-6335 Fax: () - 0
Ms Patricia Gail Bustaque

City Of Lancaster**Project Name****435 HOWARD AVENUE****Occ Type:** General**Total Units:** 1

435 Howard Ave

Legal Owner Entity: Enhanz, Inc.

Lancaster, PA 17602-4419

Primary Funding LIHTC**Owner Representative**

Enhanz Inc

285 Willow Dale Ln

Leola, PA 17540-0000

(717) 656-6335 **Fax:** () - 0

Ms Patricia Gail Bustaque

439 E KING STREET PARTNERSHIP (AKA Tabor Place)**Occ Type:** General**Total Units:** 26

439 E King St

Legal Owner Entity: 439 E King St Partnership

Lancaster, PA 17602-3004

Primary Funding LIHTC**Owner Representative**

Tabor Community Services Inc

308 E King St Ste 1

Lancaster, PA 17602

(717) 397-5182 **Fax:** (717) 399-4127

Mr D Michael Weaver

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 293-1334 **Fax:** (717) 299-9819

Ms Lilly Torres, Senior Community Manager

uwa@hdcweb.com

APARTMENTS AT MULBERRY CORNERS**Occ Type:** Elderly**Total Units:** 25

301 W James St

Legal Owner Entity: The Apts at Mulberry Corners Assoc

Lancaster, PA 17603-2960

Primary Funding LIHTC**Owner Representative**

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036 **Fax:** (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036 **Fax:** (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

DIAL APARTMENTS**Occ Type:** General**Total Units:** 40

510 2nd St

Legal Owner Entity: Dial Housing LP

Lancaster, PA 17603-5195

Primary Funding PennHOMES LIHTC**Owner Representative**

S & A Homes

2121 Old Gatesburg Rd Ste 200

State College, PA 16803-0000

(814) 272-8907 **Fax:** (814) 272-8816

Mr Andrew S Haines, Vice President

ash100@sahomebuilder.com

Management Agent

NDC Real Estate Management Inc

321 Spruce St 3rd Fl

Bank Towers

Scranton, PA 18503-0000

(570) 344-5999 **Fax:** (570) 344-7097

Mr Richard A Kropa, Property Manager

richkropa@ndcrealestate.com

Contractor Representative

S & A Homes

2121 Old Gatesburg Rd Ste 200

State College, PA 16803-0000

(717) 854-0951 **Fax:** (717) 845-3420

Ms Mary Kay Eckenrode, Development Director

meckenrode@sandahomes.com

City Of Lancaster**Project Name**

DUKE MANOR APTS**Occ Type:** General**Total Units:** 80

716 Rockland St

Legal Owner Entity: Duke Manor Associates

Lancaster, PA 17602-4536

Primary Funding Contract Administration**Owner Representative**

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8031

Fax: (717) 291-0987

Shawn Allmond, District Manager

sallmond@hdcweb.com

EAST KING STREET APARTMENTS**Occ Type:** General**Total Units:** 24

301-303, 313-315 E King St

Legal Owner Entity: East King Street Apartments Assoc

Lancaster, PA 17602-2902

Primary Funding LIHTC**Owner Representative**

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8025

Fax: (717) 291-0987

Ms Sharlene Woodruff, Controller

sharlene@hdcweb.com

GARDEN COURT (AKA Bamboo Shoots)**Occ Type:** General**Total Units:** 264

520 E End Ave

Legal Owner Entity: Bamboo Shoots LP

Lancaster, PA 17602-3789

Primary Funding**Owner Representative**

Evergreen Partners

707 Sable Oaks Dr Ste 350

South Portland, ME 04106-3290

(207) 774-6989

Fax: () - 0

Mr Brian Poulin, Developer

bpoulin@evergreenpartnershousing.com

Management Agent

Preservation Management Inc

707 Sable Oaks Dr

South Portland, ME 04106-6954

(207) 774-0501

Fax: (207) 879-0901

Ms Sheila Malynowski, President

smalynowski@presgmt.com

GARDEN COURT APARTMENTS**Occ Type:** General**Total Units:** 264

100 S Marshall St

Legal Owner Entity: Garden Court Associates

Lancaster, PA 17602-3768

Primary Funding Contract Administration**Owner Representative**

Security Properties

1201 Third Ave Ste 5400

Seattle, WA 98101-0000

(206) 622-9900

Fax: (206) 628-8031

Mr Roy Lee III

Management Agent

Preservation Management Inc

707 Sable Oaks Dr

South Portland, ME 04106-6954

(207) 774-0501

Fax: (207) 879-0901

Ms Michele Folino, Regional Operations Manager

mfolino@presgmt.com

City Of Lancaster

Project Name

GAUDENZIA VANTAGE II

Occ Type: General

Total Units: 5

206 E King St

Legal Owner Entity: GAUDENZIA VANTAGE INC

Lancaster, PA 17602-3595

Primary Funding PennHOMES

PHFA #	Primary	PennHOMES
O-0815		\$150,000

Owner Representative

Gaudenzia Foundation Inc

106 W Main St

Norristown, PA 19401-0000

(610) 239-9600

Fax: (610) 239-9324

Mr Michael Harle, Executive Director

mharle@gaudenzia.org

Management Agent

Gaudenzia Foundation Inc

106 W Main St

Norristown, PA 19401-0000

(610) 239-9600

Fax: (610) 239-9324

Mr Michael Harle, Executive Director

mharle@gaudenzia.org

GENERAL CIGAR APARTMENTS

Occ Type: General

Total Units: 30

453 S Lime St

Legal Owner Entity: The Apts At General Cigar Place, LP

Lancaster, PA 17602-3649

Primary Funding LIHTC

Owner Representative

SACA Development Corporation

545 Pershing Ave

Lancaster, PA 17602-0000

(717) 397-6267

Fax: (717) 291-0987

Mr Jose Lopez, President & CEO

Management Agent

SACA Development Corporation

545 Pershing Ave

Lancaster, PA 17602-0000

(717) 397-6267

Fax: (717) 291-0987

Mr Jose Lopez, President & CEO

HILLRISE MUTUAL HOUSING

Occ Type: General

Total Units: 152

241 Locust St

Legal Owner Entity: Hillrise Mutual Housing Association

Lancaster, PA 17602-4245

Primary Funding Contract Administration

Owner Representative

Hillrise Apartments

455 Rockland St

Lancaster, PA 17602-0000

(717) 394-3714

Fax: (717) 509-8053

Mr Abimael Montanez, Co-op President

abemontanez@yahoo.com

Management Agent

Multifamily Management of Philadelphia

8 Penn Center

1628 John F Kennedy Blvd Ste 1600

Philadelphia, PA 19103

(267) 322-5600

Fax: (267) 322-5623

Ms Antoinette Ramos, District Manager

aramos@multifamilymgt.com

KING THEATRE

Occ Type: Elderly

Total Units: 43

419 E King St

Legal Owner Entity: King Theatre Associates

Lancaster, PA 17602-3083

Primary Funding PennHOMES LIHTC

PHFA #	Primary	PennHOMES
O-0043	\$546,016	\$774,374

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

City Of Lancaster

Project Name

LANCASTER APARTMENTS

Occ Type: General

Total Units: 36

240 W Vine St

Legal Owner Entity: Housing Associates of Lancaster

Lancaster, PA 17603-3991

Primary Funding Contract Administration

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8033

Fax: (717) 291-0987

Ms Angela Werneke, Director of Property Management

angier@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8031

Fax: (717) 291-0987

Shawn Allmond, District Manager

sallmond@hdcweb.com

LANCASTER HOUSE SOUTH

Occ Type: Elderly

Total Units: 150

315 N Prince St

Legal Owner Entity: Jaycee - HDC, Inc.

Lancaster, PA 17603-3067

Primary Funding Contract Administration

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 291-1191

Fax: () - 0

Mr Chuck Kromenberg

chuck@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8011

Fax: (717) 291-0987

Ms Dory Brannon, Compliance Manager

dbrannon@hdcweb.com

NORTH QUEEN STREET APTS

Occ Type: General

Total Units: 8

424-426 N Queen St

Legal Owner Entity: North Queen Street Associates

Lancaster, PA 17603-3072

Primary Funding

PHFA #

Primary

PennHOMES

C-0107

\$517,200

Owner Representative

GN Management Inc

2316 Dairy Rd

Lancaster, PA 17601-0000

(717) 898-2292

Fax: (717) 898-7483

Mr Barry Newhart, General Partner

jbuchter@gnman.com

PARK AVENUE APARTMENTS

Occ Type: Elderly

Total Units: 24

255 Park Ave

Legal Owner Entity: Park Avenue Apartments Associates, LP

Lancaster, PA 17602-2431

Primary Funding LIHTC

Owner Representative

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Kenneth Smith, Executive Director

ksmith@communitybasics.com

Management Agent

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Ms Jo Raff, Director of Property Management

jraff@communitybasics.com

City Of Lancaster

Project Name

PLUM TREE Occ Type: General Total Units: 15

530 N Plum St Legal Owner Entity: Plum Tree Associates

Lancaster, PA 17602-2362 Primary Funding Taxable Bond

PHFA #	Primary	PennHOMES
R-0819	\$605,000	

Owner Representative	Management Agent
Housing Dev Corp of Lancaster County 439 E King St Lancaster, PA 17602-5011 (717) 509-8036 Fax: (717) 291-0987 Mr Michael R Carper, President & CEO mcarper@hdcweb.com	Housing Dev Corp of Lancaster County 439 E King St Lancaster, PA 17602-5011 (717) 509-8033 Fax: (717) 291-0987 Ms Angela Werneke, Director of Property Management angier@hdcweb.com

PRINCE STREET TOWERS (AKA LANCASTER HOUSE NORTH) Occ Type: Elderly Total Units: 201

335 N Prince St Legal Owner Entity: Prince Street Towers LTD Partnership

Lancaster, PA 17603-3068 Primary Funding LIHTC Taxable Bond

PHFA #	Primary	PennHOMES
R-0414	\$5,640,000	

Owner Representative	Management Agent
Everest Properties Inc 199 S Los Robles Ave Ste 200 Pasadena, CA 91101-2498 () - 0 Fax: () - 0 Mr W Robert Kohorst, President kohorst@everestworld.com	Housing Dev Corp of Lancaster County 439 E King St Lancaster, PA 17602-5011 (717) 509-8036 Fax: (717) 291-0987 Mr Michael R Carper, President & CEO mcarper@hdcweb.com

QUEEN STREET COURTYARD Occ Type: General Total Units: 17

324 S Queen St Legal Owner Entity: Queen Street Courtyard Associates

Lancaster, PA 17603-5472 Primary Funding LIHTC

Owner Representative
Enhanc Inc
285 Willow Dale Ln
Leola, PA 17540-0000
(717) 656-6335 Fax: () - 0
Ms Patricia Gail Bustaque

RENAISSANCE ROW Occ Type: General Total Units: 5

312-314 S Queen St Legal Owner Entity: Ray A Long

Lancaster, PA 17603-5344 Primary Funding LIHTC

Owner Representative	Management Agent
Ray A Long 1861 Lincoln Hwy E Lancaster, PA 17602-3357 (717) 295-0070 Fax: (717) 295-0071 Mr Ray A Long	City Limits Realty 221 E Mifflin St Lancaster, PA 17602-3521 (717) 299-1311 Fax: (717) 393-5910 Mr J Gary Neff

City Of Lancaster**Project Name****UMBRELLA WORKS****Occ Type:** General**Total Units:** 83

250 W King St

Legal Owner Entity: Umbrella Works Associates

Lancaster, PA 17603-3755

Primary Funding PennHOMES LIHTC

PHFA #	Primary	PennHOMES
O-0242	\$923,030	\$1,000,000

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8033

Fax: (717) 291-0987

Ms Angela Werneke, Director of Property Management

angier@hdcweb.com

Columbia Borough**Project Name****OAK HOLLOW SOUTH (AKA Oswego Village)****Occ Type:** General**Total Units:** 67

2160 Oak Hollow Dr

Legal Owner Entity: Oak Hollow South Associates

Columbia, PA 17512-9526

Primary Funding Taxable Bond Contract Administration

PHFA #	Primary	PennHOMES
R-0650	\$2,295,000	

Owner Representative

RP Management Inc

1 Wynnewood Rd Ste 200

Wynnewood, PA 19096-0000

(484) 708-5100

Fax: (484) 708-5110

Mr S Michael Cohen, General Partner

smcohen@rpmgt.com

Management Agent

RP Management Inc

1 Wynnewood Rd Ste 200

Wynnewood, PA 19096-0000

(484) 708-5100

Fax: () - 0

Mr Paul Mizak

pmizak@rpmgt.com

OLD NORTH MANSION APARTMENTS**Occ Type:** Other**Total Units:** 18

31,43,51 S 2nd St

Legal Owner Entity:

Columbia, PA 17512-1400

Primary Funding Tax Exempt Bond

PHFA #	Primary	PennHOMES
K-0006	\$300,742	

Management Agent

Progressive Property Management Inc

233 N Duke St

Lancaster, PA 17602-2709

(717) 394-3374

Fax: (717) 394-7222

Ms Tracy Lin Horst, PPM Owner

Columbia Borough

Project Name

ST PETERS APARTMENTS

Occ Type: Elderly**Total Units:** 126

400 Union St

Legal Owner Entity: Columbia Catholic Housing for the Elderly

Columbia, PA 17512-2249

Primary Funding Contract Administration

Owner Representative

St Peter Apartments
400 Union St
Columbia, PA 17512-0000
(717) 273-1295 **Fax:** () - 0
Mr Philip Glatfeltar

Management Agent

Housing Dev Corp of Lancaster County
439 E King St
Lancaster, PA 17602-5011
(717) 509-8011 **Fax:** (717) 291-0987
Ms Dory Brannon, Compliance Manager
dbrannon@hdcweb.com

TRINITY HOUSE

Occ Type: General**Total Units:** 135

400 Mill St

Legal Owner Entity: Columbia Catholic Housing for the Elderly

Columbia, PA 17512-2246

Primary Funding Contract Administration

Owner Representative

St Peter Apartments
400 Union St
Columbia, PA 17512-0000
(717) 273-1295 **Fax:** () - 0
Mr Philip Glatfeltar

Management Agent

Housing Dev Corp of Lancaster County
439 E King St
Lancaster, PA 17602-5011
(717) 509-8011 **Fax:** (717) 291-0987
Ms Dory Brannon, Compliance Manager
dbrannon@hdcweb.com

WATER TOWER (AKA Columbia Wagon Werks)

Occ Type: General**Total Units:** 60

920 Plane St

Legal Owner Entity: Plane Street Housing L.P.

Columbia, PA 17512-2266

Primary Funding LIHTC

Owner Representative

Marathon Development
901 Main Street Suite 300
Peekskill, NY 10566-2969
(516) 627-5223 **Fax:** (516) 627-8760
Mr Mark Soja

Management Agent

Gateway Management Services LLC
PO Box 125
Tidioute, PA 16351-0000
(717) 262-2098 **Fax:** (717) 262-0059
Ms Trudy A Berklite, Regional Property Manager
tberklite@innernet.net

Denver Borough

Project Name

DENVER VALLEY ESTATES

Occ Type: General**Total Units:** 34

99 Monroe St

Legal Owner Entity: Denver Valley Assocs, L.P.

Denver, PA 17517-9160

Primary Funding LIHTC

Owner Representative

Gateway Management Services LLC
15825 Shady Grove Rd Ste 55
Rockville, MD 20850-0000
(240) 683-0300 **Fax:** () - 0
Mr Tevis Margolis

Management Agent

Gateway Management Services LLC
15825 Shady Grove Rd Ste 55
Rockville, MD 20850-0000
(240) 683-0300 **Fax:** (240) 683-0727
Mr Robert B Margolis
ajs922@aol.com

East Cocalico Township

Project Name

ROSEWOOD COMMONS (AKA Apartments at Heatherwoods)

Occ Type: General

Total Units: 56

200 Hill Rd

Legal Owner Entity: Rosewood Village Associates

Denver, PA 17517-8612

Primary Funding LIHTC

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8033

Fax: (717) 291-0987

Ms Angela Werneke, Director of Property Management

angier@hdcweb.com

East Donegal Township

Project Name

THREE CENTER SQUARE

Occ Type: General

Total Units: 23

2 W High St

Legal Owner Entity: Three Center Square Apts Assocs, LP

Maytown, PA 17550-5000

Primary Funding LIHTC

Owner Representative

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Kenneth Smith, Executive Director

ksmith@communitybasics.com

Management Agent

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Ms Jo Raff, Director of Property Management

jraff@communitybasics.com

Contractor Representative

EG Stoltzfus Construction LLC

2127 New Holland Pk

Lancaster, PA 17601-0000

(717) 735-6010

Fax: (717) 393-6577

Mr Paul Lewandowski

pfl@egstoltzfus.com

East Hempfield Township

Project Name

LANDISVILLE APTS PHASE II

Occ Type: Elderly

Total Units: 24

170 E Elizabeth St

Legal Owner Entity: Landisville II Apartments Assoc.

Landisville, PA 17538-1728

Primary Funding LIHTC

Owner Representative

Mumma Apartments Associates Inc

170 Elizabeth St

Landisville, PA 17538-1728

(717) 509-2763

Fax: (717) 295-1827

Mr R Michael LePore, President

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 291-1911

Fax: (717) 291-0987

Mr Joseph R Raff III, Property Manager Coordinator

josephr@hdcweb.com

East Hempfield Township

Project Name

LANDISVILLE PROJECT

Occ Type: Elderly**Total Units:** 24

170 E Elizabeth St

Legal Owner Entity: Landisville Apartments Associates

Landisville, PA 17538-1728

Primary Funding LIHTC

Owner Representative

Mumma Apartments Associates Inc

170 Elizabeth St

Landisville, PA 17538-1728

(717) 509-2763

Fax: (717) 295-1827

Mr R Michael LePore, President

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 291-1911

Fax: (717) 291-0987Mr Joseph R Raff III, Property Manager
Coordinator

josephr@hdcweb.com

East Lampeter Township

Project Name

COUNTRY CLUB APARTMENTS

Occ Type: General**Total Units:** 95

323 Aaron Ln

Legal Owner Entity: Country Club Apartments Associates LP

Lancaster, PA 17601-7603

Primary Funding PennHOMES LIHTC Taxable Bond

Owner Representative

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Kenneth Smith, Executive Director

ksmith@communitybasics.com

Management Agent

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Ms Jo Raff, Director of Property Management

jraff@communitybasics.com

Contractor Representative

Caldwell Heckles & Egan

1270 Grofftown Rd

Lancaster, PA 17602-0000

(717) 394-0799

Fax: (717) 394-1775

Mr Peter Egan

pete@cheinc.com

Elizabethtown Borough

Project Name

MARKET HOUSE

Occ Type: Elderly**Total Units:** 51

41 S Poplar St

Legal Owner Entity: Market House Associates

Elizabethtown, PA 17022-2157

Primary Funding Taxable Bond**PHFA #**

R-0907

Primary

\$1,920,000

PennHOMES

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Elizabethtown Borough

Project Name

PARK PLACE APARTMENTS

Occ Type: General

Total Units: 32

155 E Park St

Legal Owner Entity: Park Place Associates

Elizabethtown, PA 17022-2343

Primary Funding LIHTC

Owner Representative

Meedcor Realty Co

25 E Grant St Ste 100

Lancaster, PA 17602-2830

(717) 394-9500 Fax: (717) 394-9940

Mr John T Meeder, President

john@meedcor.com

Management Agent

Meedcor Realty Co

25 E Grant St Ste 100

Lancaster, PA 17602-2830

(717) 394-9500 Fax: (717) 394-9940

Mr John T Meeder, President

john@meedcor.com

WHISTLESTOP VIEW APARTMENTS

Occ Type: Elderly

Total Units: 37

443 W High St

Legal Owner Entity: Whistlestop View Apartments Assoc

Elizabethtown, PA 17022-3140

Primary Funding LIHTC

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036 Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8025 Fax: (717) 291-0987

Ms Sharlene Woodruff, Controller

sharlene@hdcweb.com

Ephrata Borough

Project Name

EPHRATA FAMILY HOUSING (AKA Old Market Apartments)

Occ Type: General

Total Units: 11

10 W Locust St

Legal Owner Entity: Ephrata Family Housing Assoc LP

Ephrata, PA 17522-2084

Primary Funding LIHTC

Owner Representative

Community Action Agency

601 S Queen St

PO Box 599

Lancaster, PA 17603-5621

(717) 299-7301 Fax: (717) 299-9341

Mr Jeffrey Wibberley

jwibberley@caplanc.org

Management Agent

Susquehanna Realty Management LLC

315 W James St Ste 101

Lancaster, PA 17603-2979

(717) 892-7368 Fax: () - 0

Ms Angela White

FRANKLIN APARTMENTS

Occ Type: Elderly

Total Units: 41

55 W Franklin St

Legal Owner Entity: Franklin Street Associates

Ephrata, PA 17522-1977

Primary Funding PennHOMES LIHTC

PHFA #

O-0022

Primary

\$631,449

PennHOMES

\$445,000

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036 Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036 Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Lancaster Township

Project Name

LANCASTER ARMS

Occ Type: General

Total Units: 74

116 Jennings Dr

Legal Owner Entity: New Lancaster Arms Associates LP

Lancaster, PA 17603-6764

Primary Funding Taxable Bond

PHFA #	Primary	PennHOMES
R-0780	\$3,376,419	

Owner Representative

PRG Real Estate Mgmt Inc

2701 E Luzerne St

Philadelphia, PA 19137

(215) 744-1200

Fax: (215) 744-4042

Mr Steven Berger, General Partner

sberger@prgrealestate.com

Management Agent

PRG Real Estate Mgmt Inc

2701 E Luzerne St

Philadelphia, PA 19137

(215) 744-1200

Fax: (215) 744-4042

Mr Steven Berger, General Partner

sberger@prgrealestate.com

NATHAN VILLAGE APTS

Occ Type: Elderly

Total Units: 51

Lara Lee Blvd

Legal Owner Entity:

Leola, PA 17540-2102

Primary Funding

PHFA #	Primary	PennHOMES
F-0005	\$1,322,622	

OAK HOLLOW

Occ Type: General

Total Units: 56

Oswego Dr

Legal Owner Entity:

Lancaster, PA 17603-9803

Primary Funding

PHFA #	Primary	PennHOMES
F-0003	\$947,900	

WATERFORD AT STERLING PLACE

Occ Type: General

Total Units: 200

701 Sterling Pl

Legal Owner Entity: M-N Lancaster Ltd

Lancaster, PA 17603-8816

Primary Funding LIHTC

Owner Representative

McCormack Baron Salazar Inc

720 Olive St Ste 2500

St Louis, MO 63101

(314) 621-3400

Fax: (314) 335-2874

Ms Hillary B Zimmerman

Management Agent

JRK Residential

11766 Wilshire Blvd 1450

Los Angeles, CA 90025-0000

(310) 268-8344

Fax: () - 0

Kerry Menchin, Regional Manager

Lititz Borough

Project Name

WALNUT STREET APARTMENTS

Occ Type: General

Total Units: 18

117 S Walnut St

Legal Owner Entity: Walnut Street Apts. Associates, L.P

Lititz, PA 17543-1850

Primary Funding PennHOMES LIHTC Taxable Bond

PHFA #	Primary	PennHOMES
O-0825	\$113,431	\$540,000

Owner Representative

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Kenneth Smith, Executive Director

ksmith@communitybasics.com

Management Agent

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Christopher Wise, Controller

cwise@communitybasics.com

Contractor Representative

EG Stoltzfus Construction LLC

2127 New Holland Pk

Lancaster, PA 17601-0000

(717) 735-6010

Fax: (717) 393-6577

Mr Paul Lewandowski

pfl@egstoltzfus.com

Manheim Township

Project Name

BLOOMFIELD APARTMENTS (AKA ASTER PLACE APARTMENTS)

Occ Type: General

Total Units: 66

201 Starflower Ww

Legal Owner Entity: Bloomfield Apartments Associates

Lititz, PA 17543-7714

Primary Funding PennHOMES LIHTC

PHFA #	Primary	PennHOMES
O-0306	\$1,200,707	\$1,000,000

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

GOLDEN TRIANGLE APARTMENTS

Occ Type: General

Total Units: 58

72-76 Roosevelt Blvd

Legal Owner Entity: Golden Triangle Apartments Associates LP

Lancaster, PA 17601-4040

Primary Funding PennHOMES LIHTC Taxable Bond

PHFA #	Primary	PennHOMES
O-0934	\$391,462	\$1,500,000

Owner Representative

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Kenneth Smith, Executive Director

ksmith@communitybasics.com

Management Agent

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Ms Jo Raff, Director of Property Management

jraff@communitybasics.com

Contractor Representative

Caldwell Heckles & Egan

1270 Grofftown Rd

Lancaster, PA 17602-0000

(717) 394-0799

Fax: (717) 394-1775

Mr Peter Egan

pete@cheinc.com

LARKSPUR CROSSING TOWNHOMES

Occ Type: General

Total Units: 29

Aster Ln

Legal Owner Entity: Larkspur Crossing Associates LP

Lititz, PA 17543-0000

Primary Funding PennHOMES LIHTC

PHFA #	Primary	PennHOMES
O-0847		\$870,000

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Contractor Representative

EG Stoltzfus Construction LLC

2127 New Holland Pk

Lancaster, PA 17601-0000

(717) 735-6010

Fax: (717) 393-6577

Mr Paul Lewandowski

pfl@egstoltzfus.com

VILLAGE GARDEN

Occ Type: Elderly

Total Units: 60

3111 Lititz Pk

Legal Owner Entity: Village Garden Apartments

Lititz, PA 17543-8429

Primary Funding Contract Administration

Owner Representative

Brethren Services Inc

3001 Lititz Pike

Lancaster, PA 17606-0000

(717) 569-2657

Fax: (717) 581-4312

Mr Gary N Clouser

Management Agent

Brethren Services Inc

3111 Lititz Pike

Lititz, PA 17543-0000

(717) 569-9735

Fax: (717) 581-4312

Mr John R Baker, Property Manager

johnb@bv.org

Manor Township

Project Name

MANOR HEIGHTS

Occ Type: General**Total Units:** 70

221 Linville Dr

Legal Owner Entity: Manor Heights Apartments Limited Partnership

Mountville, PA 17554-1882

Primary Funding PennHOMES LIHTC Taxable Bond

PHFA #	Primary	PennHOMES
O-0884	\$1,226,199	\$1,500,000

Owner Representative	Management Agent	Contractor Representative
Ingerman Affordable Housing Inc 725 Cuthbert Blvd Cherry Hill, NJ 08002-3417 (856) 662-1730 Fax: (856) 662-0597 Mr M Brad Ingerman bingerman@ingerman.com	Ingerman Management Company 725 Cuthbert Blvd Cherry Hill, NJ 08002-3417 (856) 662-1730 Fax: (856) 665-2204 Mr Dennis Greenstein, Chief Financial Officer dgreenstein@ingerman.com	Ingerman Construction Company 725 Cuthbert Blvd Cherry Hill, NJ 08002-3417 (856) 662-1730 Fax: (856) 662-0597 Mr Ed Coupe ecoupe@ingerman.com

Millersville Borough

Project Name

MILLERSVILLE MANOR

Occ Type: Elderly**Total Units:** 121

25 Lee Ave

Legal Owner Entity: Urban Millersville Manor LLC

Millersville, PA 17551-1940

Primary Funding Taxable Bond

PHFA #	Primary	PennHOMES
R-0229	\$2,875,000	

Owner Representative	Management Agent
Urban Innovations Ltd 445 N Wells St Ste 200 Chicago, IL 60654-4582 (312) 222-0777 Fax: (312) 222-5369 Mr John Solari, CFO jsolari@urbaninnovations.com	Urban Innovations Ltd 445 N Wells St Ste 200 Chicago, IL 60654-4582 (312) 970-3281 Fax: (312) 222-5369 Ms Jeaniane Benton, TRACS Contact jbenton@urbaninnovations.com

Mount Joy Borough

Project Name

NISSLY CHOCOLATE FACTORY

Occ Type: Elderly**Total Units:** 28

951 Wood St

Legal Owner Entity: Nissley Choc Factory Apts Associate

Mount Joy, PA 17552-1934

Primary Funding LIHTC

Owner Representative	Management Agent
Community Action Agency 601 S Queen St PO Box 599 Lancaster, PA 17603-5621 (717) 299-7301 Fax: (717) 299-9341 Mr Jeffrey Wibberley jwibberley@caplanc.org	Community Action Program of Lancaster P O Box 599 St 601 S Queen St Lancaster, PA 17608-0599 () - 0 Fax: () - 0 Mr Frank Gatti, Fiscal Director

Mount Joy Borough

Project Name

SASSAFRAS ALLEY

Occ Type: General

Total Units: 64

330 E Main St

Legal Owner Entity: Sassafras Terrace LP

Mount Joy, PA 17552-1533

Primary Funding PennHOMES LIHTC

PHFA #	Primary	PennHOMES
O-0079	\$1,264,362	\$946,839

Owner Representative

PFG Capital Corp

3415A Concord Rd

York, PA 17402-8628

(717) 840-0087

Fax: (717) 840-4246

Mr Daniel U Dygert, Vice President

ddygert@pfgcapital.com

Management Agent

PFG Capital Corp

3415A Concord Rd

York, PA 17402-8628

(717) 840-0087

Fax: (717) 840-4246

Mr John McGreevy, President

jmcgreevy@pfgcapital.com

Mountville Borough

Project Name

SUMMIT HILLS (AKA Rockford Chase Apartments)

Occ Type: General

Total Units: 60

375 S Rockford Rd

Legal Owner Entity: Summit Hills Apartments Associates

Mountville, PA 17554-1058

Primary Funding PennHOMES LIHTC

PHFA #	Primary	PennHOMES
O-0479	\$567,539	\$1,000,000

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

New Holland Borough

Project Name

NEW HOLLAND APARTMENTS

Occ Type: General

Total Units: 56

146 E Franklin St

Legal Owner Entity: New Holland Apartments Associates

New Holland, PA 17557-1663

Primary Funding LIHTC

Owner Representative

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Mr Kenneth Smith, Executive Director

ksmith@communitybasics.com

Management Agent

Community Basics Inc

941 Wheatland Ave Ste 204

Lancaster, PA 17603-3180

(717) 735-9590

Fax: (717) 509-5714

Ms Jo Raff, Director of Property Management

jruff@communitybasics.com

Paradise Township

Project Name

LAPARK LIVING CENTER

Occ Type: General**Total Units:** 6

25 Leacock Rd

Legal Owner Entity: Roy & Margaret Eby

Paradise, PA 17562-9657

Primary Funding LIHTC

Owner Representative

Roy Z Eby

41 Londonvale Rd

Gordonville, PA 17529-0000

(717) 768-7271

Fax: (717) 768-8553

Mr Roy Z Eby

Management Agent

Roy Z Eby

41 Londonvale Rd

Gordonville, PA 17529-0000

(717) 768-7271

Fax: (717) 768-8553

Mr Roy Z Eby

Providence Township

Project Name

OAK BOTTOM VILLAGE II

Occ Type: General**Total Units:** 56

123 GROFFDALE DR

Legal Owner Entity: Oak Bottom Village II Associates

Quarryville, PA 17566-1176

Primary Funding PennHOMES LIHTC**PHFA #**

O-0092

Primary

\$800,063

PennHOMES

\$644,000

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

OAK BOTTOM VILLAGE III

Occ Type: General**Total Units:** 18

Groffdale Dr

Legal Owner Entity: Oak Bottom Village III Associates

Quarryville, PA 17566-1145

Primary Funding LIHTC

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Quarryville Borough

Project Name

OAK BOTTOM VILLAGE

Occ Type: General**Total Units:** 24

100 Groffdale Rd

Legal Owner Entity:

Quarryville, PA 17566-1144

Primary Funding**PHFA #****Primary****PennHOMES**

F-0015

\$795,800

Management Agent

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8033

Fax: (717) 291-0987Ms Angela Werneke, Director of Property
Management

angier@hdcweb.com

Warwick Township

Project Name

ROTHSVILLE SCHOOL APARTMENTS

Occ Type: Other**Total Units:** 15

Church St

Legal Owner Entity:

Lititz, PA 17543-3018

Primary Funding**PHFA #****Primary****PennHOMES**

M-0014

\$535,565

Owner Representative

Housing Dev Corp of Lancaster County

439 E King St

Lancaster, PA 17602-5011

(717) 509-8036

Fax: (717) 291-0987

Mr Michael R Carper, President & CEO

mcarper@hdcweb.com

Management Agent

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439 E King St

Lancaster, PA 17602-5011

(717) 509-8033

Fax: (717) 291-0987Ms Angela Werneke, Director of Property
Management

angier@hdcweb.com

West Hempfield Township

Project Name

OAK HOLLOW APARTMENTS (AKA OSWEGO VILLAGE)

Occ Type: General**Total Units:** 48

Oak Hollow Dr

Legal Owner Entity: Oak Hollow Housing Associates LP

Columbia, PA 17512-0000

Primary Funding LIHTC**Owner Representative**

GN Management Inc

2316 Dairy Rd

Lancaster, PA 17601-0000

(717) 898-2292

Fax: (717) 898-7483

Mr Barry Newhart, General Partner

jbuchter@gnman.com

Management Agent

GN Management Inc

2316 Dairy Rd

Lancaster, PA 17601-0000

(717) 898-2292

Fax: (717) 898-7483

Mr Barry Newhart, General Partner

jbuchter@gnman.com

West Hempfield Township**Project Name**

RIVERCREST APARTMENTS**Occ Type:** General**Total Units:** 56

Oak Hollow Dr

Legal Owner Entity: Rivercrest Housing Associates LP

Columbia, PA 17512-0000

Primary Funding LIHTC

Owner Representative**Management Agent**

GN Management Inc

GN Management Inc

2316 Dairy Rd

2316 Dairy Rd

Lancaster, PA 17601-0000

Lancaster, PA 17601-0000

(717) 898-2292 **Fax:** (717) 898-7483(717) 898-2292 **Fax:** (717) 898-7483

Mr Barry Newhart, General Partner

Mr Barry Newhart, General Partner

jbuchter@gnman.com

jbuchter@gnman.com

TOTAL PROJECTS: 75