



## FHLBank Atlanta Affordable Housing Program 2008 Winners

### **ALABAMA**

#### **Monterey**

##### ***Birmingham, AL***

Sponsored by: Aletheia House

Member: Regions Bank

Grant: \$775,000 for 32 units

AHP funds will be used for renovations to Monterey Apartments, and to help transform the property to permanent supportive housing for recovering substance abusers, including those who are formerly homeless.

#### **Pinebrook Apartments**

##### ***Butler, AL***

Sponsored by: West Alabama Affordable Housing Corporation

Member: Regions Bank

Grant: \$413,156 for 53 units

AHP funds will be used for renovations to Pinebrook Apartments. These renovations will include updated lighting for the property, and replacing all appliances, HVAC systems and water heaters, installing energy efficient windows and insulated front doors, and adding upgraded insulation to improve the energy efficiency of the apartments.

#### **Walker Terrace**

##### ***Dora, AL***

Sponsored by: Paladin, Inc.

Member: Regions Bank

Grant: \$360,000 for 40 units

The Walker Terrace Community will consist of 40 units of multi-family housing. The project's unit mix will include two- and three-bedroom units. The complex will be located on five acres connected with common walkways, parking, and community facilities including walking trails, park benches, and a gazebo.

#### **Alabama Habitat for Humanity – 1**

##### ***Geneva County, AL***

Sponsored by: Alabama Association of Habitat Affiliates

Member: Colonial Bank

Grant: \$400,000 for 40 units

AHP funds will be used for mortgage reduction on the new construction of 40 homes for very low-income families throughout Alabama. Those families that meet AHP criteria will receive a down-payment assistance grant that will lower the base mortgage, reducing the cost of housing for these families.

#### **Canterbury Apartments**

##### ***Greensboro, AL***

Sponsored by: West Alabama Affordable Housing Corporation

Member: Regions Bank

Grant: \$381,031 for 45 units

Canterbury Apartments have 41 one-bedroom and four two-bedroom apartments in a three-story building serving the elderly, handicapped, and disabled. AHP funds will be used to bring the property into compliance with the life safety code including adding a sprinkler system, upgrading the elevator system, and providing full handicap accessibility.

#### **Windsor Apartments**

##### ***Jackson, AL***

Sponsored by: West Alabama Affordable Housing Corporation

Member: Regions Bank

Grant: \$314,754 for 45 units

AHP funds will be used to renovate and update Windsor Apartments. Renovations will include replacement of the roof, windows, doors, countertops and cabinets, appliances, HVAC, and deteriorating plumbing.

**Alabama Habitat for Humanity – Jefferson and Dallas**

***Jefferson County, AL***

Sponsored by: Alabama Association of Habitat Affiliates

Member: Colonial Bank

Grant: \$200,000 for 20 units

AHP funds will be used for mortgage reduction on the new construction and rehabilitation of 20 homes for very low-income families in Jefferson and Dallas Counties.

**Magnolia Senior Village**

***Selma, AL***

Sponsored by: Paladin, Inc.

Member: Regions Bank

Grant: \$324,000 for 36 units

Magnolia Senior Village will consist of 36 units of affordable housing for persons 55 years of age and older with incomes at or below 50 percent and 60 percent of area median income. The project units will be spacious and include a frost-free refrigerator, dishwasher, garbage disposal, range/oven, and combined pantry and laundry room equipped with a washer and dryer.

**The Crossing at Westdale**

***Tallasse, AL***

Sponsored by: National Affordable Housing Preservation Associates

Member: Compass Bank

Grant: \$390,000 for 40 units

AHP funds will be used to develop a 40-unit low-income apartment complex that will serve individuals and families of all ages whose incomes are at or below 60 percent of the area median income (AMI). Sixty percent of the units will be set aside for tenants at or below 50 percent AMI.

**FLORIDA**

**North Central Heights**

***Avon Park, FL***

Sponsored by: Avon Park Housing Development Corporation

Member: SunTrust Bank

Grant: \$650,000 for 40 units

Subsidized Loan: \$1,100,000

AHP funds will be used for the construction of 40 new rental homes targeted to very low- and low-income families. The sponsor is an affiliate of the local Public Housing Authority. The site is zoned with an Affordable Housing Density bonus, and residents will benefit from an empowerment program.

**Abidjan Estates Phase 1**

***Belle Glade, FL***

Sponsored by: We Help Community Development Corporation

Member: Riverside National Bank of Florida

Grant: \$1,000,000 for 37 units

Abidjan Estates consists of 37 single-family housing units of three or four bedrooms with two baths and a one-car garage. The sale of the housing units is being targeted to the very low- and low-income individuals and families who wish to live in Western Palm Beach County.

**Nature Walk**

***Crystal River, FL***

Sponsored by: Florida Low Income Housing Associates, Inc.

Member: Nature Coast Bank

Grant: \$168,000 for 28 units

Nature Walk is a 32-acre multi-use development consisting of 28 single-family home sites and 50 rental duplex units. AHP funds will be used for development costs associated with the single-family portion of the development.

**Project 2008*****Escambia and Santa Rosa Counties, FL***

Sponsored by: Pensacola Habitat for Humanity, Inc.

Member: Bank of Pensacola

Grant: \$236,502 for 22 units

Pensacola Habitat for Humanity will construct single-family homes for very low-and low-income families. The homes will be sold to families at cost with a no-interest mortgage, and families will be required to attend first-time homebuyer educational workshops and economic empowerment workshops to prepare them for the transition from rental units to homeownership.

**West Florida Regional Planning Council Affordable Housing Rehab Program*****Escambia, Santa Rosa, Okaloosa, and Walton Counties, FL***

Sponsored by: West Florida Regional Planning Council

Member: Gulf Coast Community Bank

Grant: \$575,000 for 50 units

AHP funds will be used to rehabilitate homes throughout the Florida panhandle. The strategy is to provide home repairs to very low- and low-income families, and funds will be leveraged with other agencies to preserve the existing housing stock and provide safe and sanitary housing.

**Grace Meadows II*****Fellsmere, FL***

Sponsored by: Indian River County Habitat for Humanity

Member: RBC Bank

Grant: \$112,000 for 16 units

The Grace Meadows Subdivision will feature 70 homes adjacent to the existing Whispering Pines Apartments, which are income- and rent-restricted for farm workers. The proximity of the two communities will provide a nice transition for residents desiring to move from renting to homeownership.

**Liberty Landing 2*****Immokalee, FL***

Sponsored by: Habitat for Humanity of Collier County, Inc.

Member: Orion Bank

Grant: \$350,000 for 50 units

AHP funds will be used for the construction of Liberty Landing 2, Habitat for Humanity of Collier County's fourth subdivision in Immokalee, Fla. and the seventh in Collier County. When complete, Liberty Landing will provide 150 homes for low- and very low-income families.

**Heritage Park SF*****Indiantown, FL***

Sponsored by: Indiantown Hon Profit Housing, Inc.

Member: Seacoast National Bank

Grant: \$500,000 for 42 units

AHP funds will be used to construct 42 new single-family homes to replace FEMA temporary mobile homes placed on the site after the landfall of Hurricanes Frances and Jean. This homeownership project will target extremely low-, very low- and low-income first-time homebuyers.

**Haywood Estates*****Jacksonville, FL***

Sponsored by: Habitat for Humanity of the Jacksonville Beaches, Inc.

Member: BB&T Company

Grant: \$320,000 for 32 units

Haywood Estates is a 32-home subdivision being built by Habitat for Humanity of the Jacksonville Beaches. The subdivision will include 16 duplexes with each home sold to low-income families with average incomes between 30 percent to 60 percent of Jacksonville median income.

**Youth Crisis Center SRO****Jacksonville, FL**

Sponsored by: Youth Crisis Center, Inc.

Member: EverBank

Grant: \$1,000,000 for 50 units

AHP funds will be used to develop 24 new SRO units targeted to very low- and low-income homeless youths. The sponsor is a community-based 501(c)3 serving this special needs population with housing and integrated programs, including counseling, job readiness, education, and life skills.

**Park Place****Leesburg, FL**

Sponsored by: City of Leesburg Housing and Economic Development

Member: Riverside National Bank of Florida

Grant: \$500,000 for 56 units

AHP funds will be used for the renovation of a 59-unit apartment complex that will be converted into a 56-unit townhome development. This project will provide affordable three-bedroom, one-bath units with 850 square feet of livable space.

**Trail Ridge 3****Naples, FL**

Sponsored by: Habitat for Humanity of Collier County, Inc.

Member: Orion Bank

Grant: \$175,000 for 25 units

Trail Ridge is Habitat for Humanity of Collier County's third subdivision in Naples, Fla., and the sixth in Collier County. It is Habitat's first attached villa (duplex) subdivision, and the first to provide a single-car garage with each unit. In addition to a garage, each three-bedroom, one-bath unit provides 1,064 square feet of living space with a great room, kitchen with stove and refrigerator, and utility room with washer and dryer.

**Okeechobee Commons****Okeechobee, FL**

Sponsored by: Affordable Housing Solutions for Florida, Inc.

Member: RBC Bank

Grant: \$500,000 for 34 units

AHP funds will be used for the acquisition, rehabilitation and preservation of an existing 34-unit RD 515 elderly project in Okeechobee, Fla. The site is convenient to shopping, health care, recreational facilities, and supportive services, and residents will benefit from an empowerment program.

**Okeechobee First Time Homebuyers****Okeechobee, FL**

Sponsored by: Okeechobee Non Profit Housing, Inc.

Member: Riverside National Bank of Florida

Grant: \$250,000 for 6 units

AHP funds will be used to assist first-time homebuyers in purchasing energy-efficient, low-maintenance homes in the City of Okeechobee.

**Staghorn Villas****Orlando, FL**

Sponsored by: Habitat for Humanity of Greater Orlando Area, Inc.

Member: RBC Bank

Grant: \$725,000 for 58 units

Staghorn Villas is Habitat for Humanity Orlando's first multi-family development. The community will consist of 58 town homes with condominium ownership. All of the homes will be two stories, with three bedrooms, one full bath, and one half-bath.

## **County Wide Phase 2**

### ***St. Johns County, FL***

Sponsored by: Habitat for Humanity – St. Johns County

Member: BB&T Company

Grant: \$410,000 for 41 units

AHP funds will be used by Habitat for Humanity of St. Johns County to build a community of 34 homes beginning in 2009. Crawford Park will be a cohesive and vital neighborhood. In addition to Crawford Park, Habitat will continue building homes for the area's elderly and disabled.

### **Hannah House**

#### ***Wauchula, FL***

Sponsored by: Alpha and Omega Freedom Ministries, Inc.

Member: Wauchula State Bank

Grant: \$680,000 for 17 units

AHP funds will be used for the construction of 17 one-bedroom units for very low-income, homeless, and domestic violence survivors in Hardee County, Fla.

### **Hidden Creek @ Westlake II**

#### ***Wimauma, FL***

Sponsored by: Florida Home Partnership, Inc.

Member: Suncoast Schools Federal Credit Union

Grant: \$600,000 for 60 units

AHP funds will be used for the construction of an additional 60 homes in the Hidden Creek @ Westlake subdivision. The homes in Hidden Creek are to be built utilizing the USDA Mutual Self-Help Housing Program model. Residents will contribute 600 hours of sweat equity labor helping in the construction of their homes in exchange for the down payment.

## **GEORGIA**

### **Donnelly Manor Apartments**

#### ***Atlanta, GA***

Sponsored by: Atlanta Mutual Housing Association, Inc.

Member: BB&T Company

Grant: \$1,000,000 for 161 units

AHP funds will be used to partially fund the proposed property construction of Donnelly Manor Apartments, an affordable multifamily housing rental property situated on 4.225 acres and 184,023 square feet of land in Atlanta.

### **Santa Fe Villas**

#### ***Atlanta, GA***

Sponsored by: Urban Residential Development Corporation

Member: Capitol City Bank & Trust Company

Grant: \$1,000,000 for 147 units

Santa Fe Villas is an existing 147-unit SRO facility located in Southeast Atlanta. The property is a former hotel that was converted to an SRO in 1994. AHP funds will allow for the upgrade of these units, to include replacing and adding appliances, repainting, re-carpeting, refurbishing, and improving the exterior curb appeal of the property.

### **The Safety Net**

#### ***Atlanta, GA***

Sponsored by: CHRIS Kids

Member: SunTrust Bank

Grant: \$315,000 for 35 units

The Safety Net is a proposed 41-unit multi-family housing development. This innovative project will serve young adults aged 17 through 24 who are homeless or who have aged out of foster care but still lack the physical, developmental, educational, and emotional capabilities to succeed in the adult world.

.

**Welcome House****Atlanta, GA**

Sponsored by: Progressive Redevelopment, Inc

Member: SunTrust Bank

Grant: \$550,000 for 209 units

Welcome House is a 209-unit SRO-supportive housing project in downtown Atlanta. AHP funds will be used to upgrade the building's energy efficiency, improve the building's underlying structure, reduce on-going maintenance costs, and improve curb appeal.

**Rural Housing Preservation****Bleckley, Butts, Crawford, Dodge, Houston, Jones, Lamar, Laurens, Monroe, Montgomery, Peach, Pike, Pulaski, Telfair, Treutlen, Twiggs, Upson, Wheeler, and Wilcox Counties, GA**

Sponsored by: Middle Georgia Community Action Agency, Inc.

Member: Colony Bank

Grant: \$324,000 for 118 units

AHP funds will be used to rehabilitate owner-occupied, single-family homes located within the rural areas of 19 Georgia counties.

**Carroll County Housing Cooperative****Bowdon, GA**

Sponsored by: Southern Housing Management and Development, Inc.

Member: Sunrise Bank of Atlanta

Grant: \$1,000,000 for 48 units

AHP funds will be used to convert an existing duplex and quadraplex community to a limited-equity housing cooperative. In addition to the existing units, there is additional land on this semi-rural site to add additional single story duplexes, for a total of 48 units, as well as a small community meeting room.

**Marietta Housing Authority Homeownership 2008****Cobb County, GA**

Sponsored by: Housing Authority of the City of Marietta

Member: New South Federal Savings Bank

Grant: \$457,500 for 30 units

AHP funds will be used to help reduce the costs of homes for first-time and low- to moderate-income homebuyers. A portion of the AHP funds will be used to cover homebuyer/homeownership counseling costs.

**Christian Homes Redevelopment****Cordele, GA**

Sponsored by: Rural Community Improvement Corporation, Inc.

Member: Ameris Bank

Grant: \$30,000 for 3 units

RCIC has acquired the northern portion of the Christian Homes Subdivision in southwestern Cordele. RCIC will partner with Communities Empowering People Together, a non-profit construction company, and Crisp Area Habitat for Humanity in order to leverage resources and build six houses within a two-year project period.

**Rosewood Estates****Cordele, GA**

Sponsored by: The Paces Foundation

Member: SunTrust Bank

Grant: \$650,000 for 50 units

Rosewood Estates will consist of 56 three- and four-bedroom homes. The project concept is to deliver a high-quality affordable rental community in Cordele, Ga. Cordele has not experienced any new construction in the past five years and due to lack of affordable housing and large amount of substandard housing in the area there is high demand for this product.

**Delano Place Apartments*****Decatur, GA***

Sponsored by: Progressive Redevelopment, Inc.

Member: SunTrust Bank

Grant: \$500,000 for 45 units

AHP funds will be used to renovate Delano Place Apartments, an existing garden-style complex located in unincorporated DeKalb County. This renovation will bring the property up to a new 30-year life, and it will transform the look and feel of the property to "modernize" it.

**Senior Connections 08-DeKalb/Fulton Urban Rehabilitation*****DeKalb County, GA***

Sponsored by: Senior Connections

Member: Fidelity Bank

Grant: \$1,000,000 for 75 units

AHP funds will be used for the rehabilitation of 75 homes, owned by very low-income seniors aged 60 years and older who occupy and have title to their residences. The area of primary focus will be DeKalb County and Fulton County, including the City of Atlanta. The repairs will assist the senior residents in remaining in their homes, allowing them to age in place, contributing to the stabilization and revitalization of the neighborhood.

**Senior Connections 08 - DeKalb Urban Rehabilitation*****DeKalb County, GA***

Sponsored by: Senior Connections

Member: SunTrust Bank

Grant: \$1,000,000 for 75 units

AHP funds will be used for the rehabilitation of 75 homes, owned by very low-income seniors aged 60 years and older who occupy and have title to their residences. The area of primary focus will be DeKalb County and City of Atlanta Renewal Communities within the county.

**Friendship Crossings*****Donalsonville, GA***

Sponsored by: Partnership Housing Affordable to Society Everywhere, Inc.

Member: BB&T Company

Grant: \$375,000 for 34 units

AHP funds will be used for the construction of Friendship Crossings, a multi-family rental townhome development on approximately seven acres of land, located in the rural southwest community of Donalsonville, Ga.

**Shannon Estates*****Dublin, GA***

Sponsored by: The Paces Foundation

Member: SunTrust Bank

Grant: \$640,642 for 50 units

Shannon Estates will consist of 56 three- and four-bedroom homes. Schools, retail centers, government offices, major employment centers, restaurants, and churches are located near the development site.

**Senior Citizens Services FULTON 2008*****Fulton County, GA***

Sponsored by: Senior Citizens Services of Metropolitan Atlanta, Inc.

Member: SunTrust Bank

Grant: \$1,000,000 for 90 units

AHP funds will be used by Senior Citizen Services of Metropolitan Atlanta, Inc. for their Home Owner Maintenance and Enhancement for Seniors (HOMES) program, which provides minor home repair and maintenance services for seniors living in Fulton County.

## **Senior Connections 08-Fulton Urban Rehabilitation**

### ***Fulton County, GA***

Sponsored by: Senior Connections

Member: SunTrust Bank

Grant: \$1,000,000 for 75 units

AHP funds will be used for the rehabilitation of 75 homes, owned by very low-income seniors aged 60 years and older who occupy and have title to their residences. The area of primary focus will be the City of Atlanta Renewal Communities as well as Fulton County.

## **Valley Manor**

### ***Rabun Gap, GA***

Sponsored by: The Paces Foundation

Member: SunTrust Bank

Grant: \$594,766 for 43 units

Valley Manor Apartments is a proposed 48-unit housing development located just outside the city limits of Dillard, in Rabun Gap, Ga., on a heavily-wooded site. All units on the site will have a two-bedroom, one- or two-bath, 947 square-foot configuration and be contained in one building. The project also will seek an award of Low-income Housing Tax Credits.

## **SHIP Spalding**

### ***Spalding and Henry Counties, GA***

Sponsored by: Community Committed to Character

Member: The Park Avenue Bank

Grant: \$994,000 for 71 units

The SHIP Spalding Project is to provide 71 moderate-, low-, and very low-income families in primarily the rural areas of Spalding and Henry Counties with help in rehabilitating their homes at an average direct cost of \$11,200 for each home plus the developer's fee.

## **LOUISIANA**

### **Abbey Glen**

#### ***Thibodaux, LA***

Sponsored by: Paladin, Inc.

Member: Regions Bank

Grant: \$423,400 for 32 units

Abbey Glen located in Lafourche Parish, will consist of 32 affordable homes for families with incomes at or below the area median income. The homes will be single family three- and four-bedroom brick homes on spacious lots. A large community facility with a large meeting room with kitchen facilities, restrooms, resource center with internet access, and onsite management office will be available at no charge to residents

## **MARYLAND**

### **1029 East Baltimore Street**

#### ***Baltimore, MD***

Sponsored by: Helping Up Mission, Inc.

Member: Susquehanna Bank

Grant: \$1,000,000 for 113 units

AHP funds will be used for the renovation of 1029 East Baltimore Street. With the exception of its historical façade, the building will be completely demolished and rebuilt. This project will provide housing for 113 residents and supportive services for all 370 clients including counseling offices, classrooms, conference room, library, recreational space, and a 280-seat multi-purpose room.



### **Garrett County Owner Occupied Rehab**

#### ***Garrett County, MD***

Sponsored by: Garrett County Community Action Committee, Inc.

Member: First United Bank & Trust

Grant: \$240,000 for 35 units

The Garrett County Owner Occupied Rehabilitation Project is designed to assist low-income homeowners in Garrett County maintain a safe, healthy, and functional home. Program funds will be used for necessary home repair and rehabilitation, to include removing or correcting health and safety hazards, to comply with local applicable housing codes, to make needed repairs to improve general living conditions of residents, and to make accessibility accommodations for persons with disabilities.

### **Liberty Square**

#### ***Oakland, MD***

Sponsored by: Garrett County Community Action Committee, Inc.

Member: First United Bank & Trust

Grant: \$250,000 for 29 units

Liberty Square is a 30-unit apartment complex for low- and moderate-income elderly and disabled. This project is the beginning phase of a first of its kind in Garrett County, Md., Planned Residential Development that incorporates innovative, environmentally-friendly storm water management techniques and applies the principles of smart growth to the entire development.

## **NORTH CAROLINA**

### **225 Patton Ave**

#### ***Asheville, NC***

Sponsored by: Western Carolina Rescue Ministries

Member: HomeTrust Bank

Grant: \$1,000,000 for 142 units

Western Carolina Rescue Ministries currently offers housing for 80 individuals in three adjacent buildings. The continued success of the residential substance abuse recovery program has led to increased demand for transitional housing. AHP funds will be used to build a new four-story 36,500 square-foot facility on the existing property, replacing the two oldest buildings which will subsequently be demolished.

### **Hospitality House**

#### ***Boone, NC***

Sponsored by: Hospitality House of the Boone Area, NC

Member: Bank of Granite

Grant: \$550,000 for 11 units

AHP funds will be used for the new construction of 11 units for homeless, disabled persons and families. Residents will also benefit from an extensive empowerment and social service program both onsite and off-site.

### **Wesley Community Development Corporation Energy Efficient Affordable Housing III**

#### ***Davie, Iredell and Yadkin Counties, NC***

Sponsored by: Wesley Community Development Corporation

Member: BB&T Company

Grant: \$200,000 for 12 units

AHP funds will be used for the construction of 12 new single-family homes for very low-income families on scattered sites in Davie, Iredell, and Yadkin counties. AHP-assisted families will benefit from down-payment assistance following rigorous credit counseling and rebuilding, homeowner training, empowerment activities, and follow-up support after the purchase.

**Shuey Knolls Phase III**  
**Hendersonville, NC**

Sponsored by: Henderson County Habitat for Humanity

Member: HomeTrust Bank

Grant: \$172,800 for 24 units

AHP funds will largely cover the 24 homes to be built in Phase III of the Shuey Knolls development. As in Phases I & II, the houses will have either three or four bedrooms depending on the size of the family, and each home will have two bathrooms. The homes will be built with Energy Star certification.

**Rowan Pointe**  
**Mocksville, NC**

Sponsored by: The Mid Atlantic Foundation

Member: Bank of America, National Association

Subsidized Loan: \$2,289,194 for 60 units

AHP funds will be used for the construction of a new 60-unit family project in rural Davie County, N.C.. Residents will benefit from an empowerment program, and the site is convenient to shopping, health care, recreational facilities, and supportive services. AHP funds will be used in order to keep the project affordable to the target population.

**Supportive Housing Development Program**

**Nags Head and Waves, NC**

Sponsored by: Outer Banks Community Development Corp.

Member: RBC Bank

Grant: \$580,000 for 8 units

Subsidized Loan: \$210,000

This is a scattered site project, consisting of a mixed use nonprofit office space and six emergency/transitional apartments in Nags Head, N.C., and two emergency transitional apartments in Waves, N.C. The Outer Banks Community Development Corporation will provide and monitor a variety of empowerment programs for tenants as needed.

**Hawkeye Sands 2008**

**Red Springs, NC**

Sponsored by: Lumbee Tribe of NC

Member: Lumbee Guarantee Bank

Grant: \$1,000,000 for 62 units

AHP funds will be used for the rehabilitation of the Hawkeye Sands community in rural North Carolina to provide occupants with safe, decent, healthy housing. Included in the proposed rehab will be new energy-efficient and operational windows, new doors, new kitchen cabinets and countertops, new vanities, electrical upgrades to accommodate clothes dryers, and new interior paint.

**Women and Children First**

**Ridgecrest, NC**

Sponsored by: FIRST at Blue Ridge, Inc.

Member: HomeTrust Bank

Grant: \$400,000 for 50 units

AHP funds will be used for the renovation and upgrades to the former Watauga Lodge, a 31-bedroom, three-bathroom, 16,000 square-foot building in Ridgecrest, N.C. This facility will be used for providing targeted substance abuse services for women.

**Rural Carolina**

**Robeson County, NC**

Sponsored by: Robeson County Community Development Corporation, Inc.

Member: First Bank

Grant: \$160,000 for 8 units

The Clarks Park Neighborhood Revitalization Project is designed to provide affordable, energy-efficient, single-family homes which will be sold to families participating in the Robeson County Community Development Corporation's homeownership program, who wish to live in Maxton, NC. The concept is to build the homes with the assistance of the families, saving some of the labor costs and teaching the families how to maintain their homes in the future.

**HAVEN Complex*****Sanford, NC***

Sponsored by: Haven in Lee County, Inc.

Member: BB&T Company

Grant: \$350,000 for 24 units

AHP funds will be used to build a 24-unit shelter/office facility for HAVEN to serve the needs of women and children who have experienced domestic violence and/or sexual assault in Lee and surrounding counties in central North Carolina.

**M.E. Roberts II Transitional Living Facility*****Wilmington, NC***

Sponsored by: Leading Into New Communities (LINC Inc.)

Member: RBC Bank

Subsidized Loan: \$310,436 for 40 units

AHP funds will be used to develop ME Roberts II Transitional Living Facility, which will provide the structured lifestyle that is needed for a successful transition from homeless parolee to productive citizen for residents who will live on site.

**Winston Summit*****Winston-Salem, NC***

Sponsored by: RHA/Affordable Housing II, Inc.

Member: First State Bank and Trust Company

Grant: \$500,000 for 100 units

AHP funds will be used to complete exterior renovations at Winston Summit, a 100-unit affordable community located in Winston-Salem. The property is 100 percent Section 8 Project-based and is for elderly low- and very low-income households.

**SOUTH CAROLINA****Community Development and Improvement Corporation Rural Initiative*****Aiken, Edgefield, Lexington, Saluda, Barnwell, and Allendale Counties, SC***

Sponsored by: Community Development and Improvement Corporation

Member: First Citizens Bank and Trust Company, Inc.

Grant: \$750,000 for 100 units

Community Development and Improvement Corporation has undertaken a comprehensive Rural Development Initiative, which is designed to assist very low- and moderate-income homeowners with correcting severe problems with their homes, new construction, and acquisition rehabilitation.

**Hallmark Homes at Malphrus*****Bluffton, SC***

Sponsored by: United Housing Associates, Inc.

Member: RBC Bank

Grant: \$400,000 for 32 units

AHP funds will be used for the construction of 32 new units of rental housing for very low- and low-income families in rural Bluffton, S.C. Residents will also benefit from an empowerment program.

**United Methodist Relief Center Charleston, Berkeley, Dorchester, SC*****Charleston, Berkeley, and Dorchester Counties, SC***

Sponsored by: United Methodist Relief Center

Member: First Citizens Bank and Trust Company, Inc.

Grant: \$105,000 for 18 units

AHP funds will be used for the rehabilitation and/or replacement of substandard owner-occupied homes for very low-income families living in rural communities in Berkeley, Dorchester and Charleston counties. Homeowners must be at or below 50 percent of the area median income with priority being given to those at or below 30 percent.

**Santee-Lynches Community Development Corporation Rehab 09**  
**Clarendon, Lee, Sumter, Williamsburg, Kershaw, and Darlington Counties, SC**

Sponsored by: Santee-Lynches Affordable Housing & Community Development Corporation  
Member: First Citizens Bank and Trust Company, Inc.

Grant: \$600,000 for 125 units

Santee-Lynches' Rehab 09 Program will make necessary repairs to 125 houses owned by low- and very low-income individuals. Most of the houses will belong to very low-income, elderly individuals age 55 and older and/or disabled persons.

**Kings Square II**  
**Kingstree, SC**

Sponsored by: Southeastern Housing Preservation, Inc.

Member: BB&T Company

Grant: \$156,190 for 24 units

The Kings Square II project involves the new construction of 24 apartments on a development site in an established, residential neighborhood. The site is convenient to shopping, health care, recreational facilities, and supportive services. AHP funds will be used for construction and permanent financing in order to keep the project affordable to the target population.

**Sumter County Community Development Corporation-Lee & Sumter Rehabilitation Project**  
**Lee and Sumter Counties, SC**

Sponsored by: Sumter County Community Development, Inc.

Member: First Citizens Bank and Trust Company, Inc.

Grant: \$231,250 for 25 units

AHP funds will be used for owner-occupied rehabilitation of 20 homes in Lee and Sumter counties. Rehabilitation construction will include essential improvements, electrical, plumbing improvements, improvements for handicapped, repair or replacement of major housing systems, and general property improvements that are non-luxury improvements.

**Halyard Bend**  
**Myrtle Beach, SC**

Sponsored by: Grand Strand Housing and Community Development

Member: RBC Bank

Grant: \$400,000 for 48 units

Subsidized Loan: \$500,000

This is an acquisition and rehabilitation project of an existing complex, comprised of six apartment buildings and an office/laundry building, located on approximately four acres. AHP funds will be used to restore the complex to like-new condition.

**North Augusta Gardens**  
**North Augusta, SC**

Sponsored by: RHA/Affordable Housing II, Inc.

Member: First State Bank and Trust Company

Grant: \$500,000 for 101 units

AHP funds will be used for the rehabilitation of North Augusta Gardens, a multi-family, 101-unit development located in North Augusta, S.C., that is 100 percent Section 8 Project-based.

**Northeastern Corridor of Orangeburg-Community Development Corporation (NCO-CDC) Rehabilitation Project**  
**Orangeburg County, SC**

Sponsored by: Northeastern Corridor of Orangeburg Community Development Corporation

Member: SCBT, N.A.

Grant: \$172,500 for 20 units

The Northeastern Corridor of Orangeburg-Community Development Corporation Rehabilitation Program will improve or aid in accessibility for the handicapped or elderly by providing funds to remove architectural barriers to wheelchair access by installing ramps, widening doorways, and installing accessible showers, tubs, toilets, safety hand rails, grab bars, and levers.

**Community Assistance Provider Rehab 08**

***Richland County, SC***

Sponsored by: Community Assistance Provider, Inc.

Member: Carolina First Bank

Grant: \$500,000 for 110 units

Community Assistance Provider's Rehab 08 Program will make necessary repairs to houses that are owned by very low-income elderly persons age 55 and older and disabled individuals. To qualify for assistance an individual must own their home and be income-eligible. Repairs will be made only to their primary residence; they must have very low income using HUD income guidelines and have a health or safety need for rehabilitation that will prevent imminent harm or other health related problem(s).

**TENNESSEE**

**Flenniken Housing**

***Knoxville, TN***

Sponsored by: Knoxville Leadership Foundation

Member: The Peoples Bank (Ewing, VA)

Grant: \$1,000,000 for 48 units

Flenniken Housing (FH) will provide permanent supportive housing for 48 of the estimated 800 people in the community who are chronically homeless. Flenniken will serve people who have been homeless for a long duration, all of whom are disabled.

**Valley Oaks Apartments**

***Knoxville, TN***

Sponsored by: Knoxville's Community Development Corporation

Member: SunTrust Bank (Atlanta, GA)

Grant: \$400,000 for 48 units

AHP funds will be used for the preservation and rehabilitation of a blighted 48-unit affordable housing project for very low- and low-income families in Knoxville, TN. The site is convenient to shopping, health care, recreational facilities, and supportive services. Residents will benefit from an empowerment program.

**United Housing Renewal Program**

***Memphis, TN***

Sponsored by: United Housing, Inc.

Member: SunTrust Bank (Atlanta, GA)

Grant: \$37,500 for 5 units

AHP funds will be used to rehabilitate five donated properties for resale to low-income first-time homebuyers with in the City of Memphis. Properties will be scatter site foreclosed properties donated to United Housing, Inc. by Habitat for Humanity.

**Williamson County Workforce Housing 2**

***Williamson County, TN***

Sponsored by: Community Housing Partnership of Williamson County

Member: SunTrust Bank (Atlanta, GA)

Grant: \$900,000 for 30 units

AHP funds will be used to purchase and rehabilitate 30 houses in the rural census tracts of Williamson County for the purpose of making them available to moderate- and low-income homebuyers in Williamson County. These houses are to be a minimum of three bedrooms, one-and-one-half baths, approximately 1000 square feet or more.

## **TEXAS**

### **Affordable Housing Program-Occupied Housing Rehab Houston/Harris County**

#### ***Harris County, TX***

Sponsored by: Rebuilding Together Houston

Member: Compass Bank (Birmingham, AL)

Grant: \$900,000 for 100 units

Rebuilding Together Houston will use AHP funds to rehabilitate 100 homes for very low-income Houston/Harris County senior or disabled homeowners. Repairs will consist of electrical, plumbing, roofs, heating and air conditioning systems, bathroom modifications (to make handicapped-accessible), window replacement, and foundation repairs.

### **Open Door Mission Rehab**

#### ***Houston, TX***

Sponsored by: Open Door Mission Foundation

Member: Compass Bank (Birmingham, AL)

Grant: \$750,000 for 211 units

This project consists of the renovation of 181 units and the deployment of 30 new units of housing in Open Door Mission, a faith-based recovery and rehabilitation center dedicated to resolving homelessness in the lives of addicted, destitute, homeless, and disabled men in Houston, Texas.

## **VIRGINIA**

### **Taylor's Hill Homebuyer Program**

#### ***Abingdon, VA***

Sponsored by: People Incorporated of Southwest Virginia

Member: The First Bank and Trust Company

Grant: \$150,000 for 10 units

AHP funds will be used for the construction of 10 new homes in Abingdon, Va. Each homeowner will take Homeownership Education courses certified through the Virginia Housing and Development Authority, and will receive Housing Counseling through People Incorporated's Homeownership Program.

### **Rutledge Hills**

#### ***Amherst, VA***

Sponsored by: Community Housing Partners Corporation

Member: BB&T Company

Grant: \$245,000 for 48 units

AHP funds will be used for the rehabilitation of Rutledge Hills, a 48-unit rural development property in Amherst, Va. Improvements will include an enlarged community room, a second full bath for the three- bedroom units, new windows, new carpet, fresh interior painting, new kitchen and bath cabinets, new ranges, new refrigerators, new HVAC systems, new roofs, gutters & downspouts, resurfaced parking lot and driveway, new tot lot, and repaired sidewalks.

### **People Incorporated Homebuyer Program**

#### ***Bristol City, Buchanan, Dickenson, Russell, and Washington Counties, VA***

Sponsored by: People Incorporated of Southwest Virginia

Member: The First Bank and Trust Company

Grant: \$150,000 for 15 units

The People Incorporated Homebuyer Program will assist 15 first-time homebuyers in purchasing existing homes located throughout Buchanan, Dickenson, Russell and Washington counties, and the City of Bristol. The program enables very low-income families to purchase modest homes, and provides home ownership education, financial counseling, and loan origination coupled with cost-effective techniques and affordable mortgage financing packages.

**Crispus Attucks Apartments*****Exmore, VA***

Sponsored by: Accomack-Northampton Regional Housing Authority

Member: Shore Bank

Grant: \$110,000 for 22 units

AHP funds will be used for the construction of a new 22-unit apartment development. The project will have 11 two-bedroom and 11 three-bedroom apartments, with five of the units reserved for persons with physical handicaps.

**Spicer's Mill*****Orange, VA***

Sponsored by: Community Housing Partners Corporation

Member: BB&T Company

Grant: \$205,000 for 40 units

AHP funds will be used for the acquisition and rehabilitation of a 40-unit rural development family property located in Orange, Va. The rehabilitation will include some new roofs, all new kitchen cabinetry and sinks, new bath sinks and cabinets, all new carpet and VCT floor coverings, new heating and cooling equipment and new water heaters, electrical upgrades, and attention to deferred maintenance issues.

**Boaz and Ruth Homes I*****Richmond, VA***

Sponsored by: Boaz and Ruth

Member: SunTrust Bank

Grant: \$190,000 for 28 units

This is a 28-unit shared-housing SRO project that serves ex-offenders, many of whom are homeless. This project involves the acquisition and rehabilitation of six residential structures within a two-block radius.

**Aspen Square Apartments*****Tazewell, VA***

Sponsored by: Southeastern Housing Preservation, Inc.

Member: BB&T Company

Grant: \$191,490 for 60 units

Subsidized Loan: \$600,000

The project involves the preservation and substantial rehabilitation of an existing 60-unit property. AHP funds will be used for major interior and exterior repairs and replacements. The site is convenient to shopping, health care, recreational facilities, and supportive services.

**alley Vista Apartments*****Woodstock, VA***

Sponsored by: Southwest Virginia Housing Corporation

Member: BB&T Company

Grant: \$467,500 for 85 units

Valley Vista consists of the rehabilitation of an 88-unit apartment community located in Woodstock, Va. Rehabilitation will include new roofs, new HVAC, new cabinets and counter tops, new Energy Star appliances, new hardwood flooring, new low-flow faucets, new windows, and the addition of a community room.