


## Ashley Villa

### 2017 Low Income Housing Tax Credit Proposal

**City:** Ashley

**County:** Delaware

Photograph or Rendering	Project Narrative
	<p>Buckeye Community Hope Foundation proposes the redevelopment of Ashley Villa. Ashley Villa is an existing 23 unit USDA Rural Development (RD) 515 financed property for seniors located in Ashley, Delaware County, Ohio. RD provides rental assistance through the 515 program to 19 of the 23 units (82.6%). Ashley Villa contains sixteen one-bedroom units and seven two-bedroom units. The units are located in three, single story residential buildings. Also located on the site are a shed, maintenance garage, and shelter house. The property began operations in 1972. Rents for the newly redeveloped property will serve residents at varying income levels ranging from 30% to 60% of AMI. The developer proposes a substantial rehabilitation of the complex. Except to the extent that certain components have been recently replaced, the proposed rehab work will include, on the exterior, windows, doors and hardware, siding, gutters and downspouts. Work on the interior of the building will included updated HVAC systems, new plumbing fixtures, kitchen appliances, counters and cabinets, floor coverings, doors and hardware, energy efficiency components, painting and other cosmetic updates. Further accessible design elements will be incorporated. Landscaping, site amenities, and community space will also be upgraded.</p>

Project Information	Development Team						
<p><b>Pool:</b> Preservation (Rural Asset)  <b>Construction Type:</b> Acquisition and Substantial Rehat  <b>Population:</b> Senior  <b>Building Type:</b> Multifamily  <b>Address:</b> 240 Main Street  <b>City, State Zip:</b> Ashley , Ohio 43003  <b>Census Tract:</b> 111.01</p>	<p><b>Developer:</b> Buckeye Community Hope Foundation  <b>Phone:</b> (614) 942-2001  <b>Street Address:</b> 3021 E. Dublin-Granville Road  <b>City, State, Zip:</b> Columbus, Ohio 43231  <b>General Contractor:</b> Buckeye Community Hope Foundation  <b>Management Co:</b> RLJ Management Co., Inc.  <b>Syndicator:</b> Ohio Capital Corporation for Housing  <b>Architect:</b> John Haytas Architects</p>						
Ownership Information	Wage Rate Information						
<p><b>Ownership Entity:</b> Buckeye Community Seventy Seven, LP  <b>Majority Member:</b> Ashley Villa Housing Partners, Inc.  <i>Parent Organization</i> Buckeye Community Hope Foundation</p>	<table border="1"> <tr> <td>Are Davis-Bacon Wage rates required?</td> <td>No</td> </tr> <tr> <td>Are State Prevailing Wage rates required?</td> <td>No</td> </tr> <tr> <td>Are other prevailing wage rates required?</td> <td>No</td> </tr> </table>	Are Davis-Bacon Wage rates required?	No	Are State Prevailing Wage rates required?	No	Are other prevailing wage rates required?	No
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**Total Perm. Financing:** \$ 3,533,282