



LIHTC Properties in Pennsylvania's 16th District Through 2020

Project Name	Address	City	State	Zip Code	Nonprofit Sponsor	Allocation Year	Annual Allocated Amount	Year PIS	Construction Type	Total Units	Low Income Units	Rent or Income Ceiling	Credit %	HUD Multi-Family Financing/ Rental Assistance
ARLINGTON MANOR APTS	801 ARLINGTON DR	GREENVILLE	PA	16125			Insufficient Data	\$0	Insufficient Data	Insufficient Data	48	0		Insufficient Data
VILLA MARIA II	815 PLUM ST	ERIE	PA	16502	No	1997	\$261,025	1999	Acquisition and Rehab	30	30	60% AMGI	30% present value	
BOSTON STORE APTS	716 STATE ST	ERIE	PA	16501	No	1996	\$824,891	2000	New Construction	125	92	60% AMGI	Both 30% and 70% present value	
CHESTNUT STREET APTS	7554 CHESTNUT ST	FAIRVIEW	PA	16415	No	2001	\$316,200	2002	Acquisition and Rehab	45	45	60% AMGI	30% present value	
ST JAMES APTS	2611 PEARL AVE	ERIE	PA	16510	No	2000	\$322,053	2002	New Construction	36	36	50% AMGI	30% present value	
STEEL CITY PHASE I	421 HIGHLAND ST	FARRELL	PA	16121	No	2001	\$758,651	2003	New Construction	53	53	50% AMGI	30% present value	
FAIRVIEW FAMILY HOMES	4030 EVERGREEN TRAIL	FAIRVIEW	PA	16415			Insufficient Data	\$0	Insufficient Data	Insufficient Data	25	0		TCEP Only
FARRELL HOMES	411 ROEMER BLVD	FARRELL	PA	16121		2011	\$0		Insufficient Data	Insufficient Data	44	0		Insufficient Data
GERALDINE APTS	521 DELAWARE RD	FREDONIA	PA				Insufficient Data	\$0	Insufficient Data	Insufficient Data	23	0		Insufficient Data
GRANDVIEW MANORS	4210 DAVISON AVE	ERIE	PA	16504			Insufficient Data	\$0	Insufficient Data	Insufficient Data	142	0		Insufficient Data
LEGACY COMMONS	621 KISHON ST	FARRELL	PA	16121	No	2002	\$346,364	2004	New Construction	29	29	60% AMGI	30% present value	
CENTENNIAL PLACE PHASE II	105 FRUIT AVE	FARRELL	PA	16121	No	2003	\$485,913	2005	New Construction	34	34	60% AMGI	30% present value	
HERITAGE SQUARE II	348 W BUTLER ST	MERCER	PA	16137	No	2004	\$60,721	2005	New Construction	10	8	60% AMGI	Both 30% and 70% present value	

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UNDER OUR WING APTS	124 W CUNNINGHAM ST	BUTLER	PA	16001	Yes	2003	\$237,193	2005	New Construction	24	24	50% AMGI	30% present value	
HERMITAGE SENIOR HOUSING	1741 VILLAGE PATH	HERMITAGE	PA	16148	No	2005	\$436,394	2006	New Construction	40	40	60% AMGI	Both 30% and 70% present value	
EDINBORO FAMILY HOMES	SCOTS GLEN DR	EDINBORO	PA		Yes	2005	\$396,855	2007	New Construction	29	29	60% AMGI	70% present value	
ORANGE VILLAGE	200 ORANGE DR	HERMITAGE	PA	16148		2013	\$0	Insufficient Data	Insufficient Data	81	0		Insufficient Data	No
RIVERVIEW MANOR	15 W CONNELLY BLVD	SHARON	PA	16146		Insufficient Data	\$0	Insufficient Data	Insufficient Data	122	0		Insufficient Data	
WILLIAM A GARGANO TOWERS	941 SHARON NEW CASTLE RD	FARRELL	PA	16121		Insufficient Data	\$0	Insufficient Data	Insufficient Data	36	0		Insufficient Data	
WILLOW VILLAGE	174 W BUDD ST	SHARON	PA	16146		Insufficient Data	\$0	Insufficient Data	Insufficient Data	99	0		Insufficient Data	
PARKSIDE COMMONS	359 WALNUT ST	MEADVILLE	PA	16335	No	2006	\$359,314	2007	Acquisition and Rehab	56	56	60% AMGI	Both 30% and 70% present value	
LIGHTNER GREENE	3296 MITCHELL RD	NEW CASTLE	PA	16105	No	2010	\$4,760,892	2010	New Construction	50	50	60% AMGI	TCEP Only	
MADISON GROVE	331 GROVE CITY RD	SLIPPERY ROCK	PA	16057	No	2009	\$6,630,158	2010	New Construction	50	50	60% AMGI	TCEP Only	
QUAKER MEADOW	378 QUAKER CIR	HERMITAGE	PA	16148	No	2012	\$5,319,514	2011	New Construction	40	40	60% AMGI	TCEP Only	
HISTORIC LAFAYETTE APTS	302 S MAIN ST	BUTLER	PA	16001	No	2013	\$379,844	2012	Acquisition and Rehab	59	59	60% AMGI	70% present value	No
1211 W 17TH ST	1211 W 17TH ST	ERIE	PA	16502	No	1988	\$931	1988	Acquisition and Rehab	2	2	60% AMGI	30% present value	

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746 E 22ND ST	746 E 22ND ST	ERIE	PA	16503	No	1988	\$4,148	1988	Acquisition and Rehab	3	3	60% AMGI	30% present value	
BUCKEYE APTS	216 WATER ST	EDINBORO	PA	16412	No	1988	\$3,858	1988	New Construction	5	5	60% AMGI	30% present value	
BUCKEYE APTS	216 WATER ST	EDINBORO	PA	16412	No	1988	\$5,402	1988	New Construction	7	7	60% AMGI	30% present value	
PENNSYLVANIAN	21 W NINTH ST	ERIE	PA	16501	No	1988	\$177,790	1988	Acquisition and Rehab	112	112	60% AMGI	30% present value	
WOODLANDS AT ZUCK PARK	5319 OLD ZUCK RD	ERIE	PA	16506	Yes	2013	\$375,000	2012	New Construction	30	30	60% AMGI	TCEP Only	No
PARADE STREET COMMONS	19TH AND PARADE STRS	ERIE	PA	16503-2078	No	2014	\$944,622	2013	New Construction	36	36	60% AMGI	70% present value	No
ARNEMAN PLACE	1100 ARNEMAN CT	ERIE	PA	16511-2350	No	2015	\$613,738	2013	New Construction	50	50	60% AMGI	70% present value	No
MEYERS GREENE	303 CHORD RD	CORRY	PA	16407-2133	No	2016	\$647,622	2013	Acquisition and Rehab	52	52	60% AMGI	70% present value	No
HIGHLAND VILLAGE	YMCA DR & I6N	EDINBORO	PA	16412-5601	Yes	2017	\$580,407	2014	New Construction	37	37	60% AMGI	70% present value	No
LIBERTY CROSSING	10 ENCLAVE DR	GROVE CITY	PA	16127-6456	Yes	2015	\$673,663	2014	New Construction	35	35	60% AMGI	70% present value	No
ORANGE VILLAGE APTS	SCATTERED SITES	HERMITAGE	PA	16148-1270	Yes	2016	\$868,027	2014	Acquisition and Rehab	82	80	60% AMGI	70% present value	No
VILLA MARIA PRES	819 W EIGHTH ST	ERIE	PA	16502-1217	Yes	2016	\$455,581	2014	Acquisition and Rehab	41	41	60% AMGI	70% present value	No
FREEDOM SQUARE APARTMENTS	2686 PEACH ST	ERIE	PA	16508-1851	Yes	2018	\$704,157	2016	New Construction	25	25	60% AMGI	70% present value	No

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424 CHESTNUT ST	424 CHESTNUT ST	ERIE	PA	16507	No	1989	\$2,121	1989	Acquisition and Rehab	1	1	60% AMGI	70% present value	
655-57 W 9TH ST	655 W NINTH ST	ERIE	PA	16502	No	1989	\$720	1989	Acquisition and Rehab	2	1	60% AMGI	70% present value	
THOMPSON GREENE	235 N DUFFY RD	BUTLER	PA	16001-1766	No	2018	\$959,561	2016	New Construction	50	50	60% AMGI	70% present value	No
REYNOLDS WEST ESTATES	325 12TH ST	GREENVILLE	PA	16125-8891	No	2019	\$1,174,988	2016	Acquisition and Rehab	101	101	60% AMGI	Insufficient Data	No
TISHCO COLLEGE VIEW TOWERS	301 S BROAD ST	GROVE CITY	PA	16127-1542	No	2019	\$696,507	2016	Acquisition and Rehab	103	91	60% AMGI	70% present value	No
WILLOW COMMONS	2064 WILLOW ST	ERIE	PA	16510-1800	No	2020	\$770,243	2017	New Construction	45	45	60% AMGI	Insufficient Data	No
EVANS SQUARE	SE CORNER OF LINE AND N 5TH ST	CONNEAUT LAKE	PA	16316-9800	No	2020	\$1,011,135	2018	New Construction	40	40	60% AMGI	Insufficient Data	No
NESHANNOCK WOODS	601 CAMBRIDGE ST	NEW CASTLE	PA	16105-3060	Yes	2020	\$776,021	2018	Acquisition and Rehab	81	80	60% AMGI	30% present value	No
WADE D MERTZ	52 S MERCER AVE	SHARPSVILLE	PA	16150	No	1989	\$161,106	1989	New Construction	103	102	60% AMGI	70% present value	
412 CHESTNUT ST	412 CHESTNUT ST	ERIE	PA	16507	No	1989	\$2,766	1990	Acquisition and Rehab	2	2	60% AMGI	30% present value	
MERCER MANOR	130 S OTTER ST	MERCER	PA	16137	No	1989	\$44,369	1990	New Construction	26	26	60% AMGI	70% present value	
SPRING STREET APTS	201 CHORD RD	CORRY	PA	16407	No	1989	\$8,099	1990	New Construction	48	8	60% AMGI	70% present value	
WOODSIDE APTS	100 WOODSIDE DR	GROVE CITY	PA	16127	No	1989	\$0	1990	New Construction	32	32		30% present value	

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417-419 CHESTNUT ST	417 CHESTNUT ST	ERIE	PA	16507	No	1990	\$3,150	1991	Acquisition and Rehab	3	3	60% AMGI	30% present value	
418 CHESTNUT ST	418 CHESTNUT ST	ERIE	PA	16507	No	1990	\$1,690	1991	Acquisition and Rehab	2	2	60% AMGI	30% present value	
CASTLETON APTS COMPLEX	134 N MERCER ST	NEW CASTLE	PA	16101	No	1990	\$73,862	1991	Acquisition and Rehab	73	58	60% AMGI	30% present value	
CHERRYTREE APTS	100 MEADOW DR	ALBION	PA	16401	No	1990	\$56,507	1991	New Construction	33	33	60% AMGI	30% present value	
HABLES PROJECT	33 S JEFFERSON ST	NEW CASTLE	PA	16101	No	1990	\$23,782	1991	Acquisition and Rehab	5	5	60% AMGI	30% present value	
ELM STREET APTS	617 W ELM ST	TITUSVILLE	PA	16354	No	1991	\$53,984	1992	Acquisition and Rehab	18	18	50% AMGI	30% present value	
TITUSVILLE APTS	820 ROCKWOOD DR	TITUSVILLE	PA	16354	No	1991	\$55,782	1992	New Construction	30	30	60% AMGI	30% present value	
SHYROCK SENIOR CITIZENS	218 CHESTNUT ST	MEADVILLE	PA	16335	Yes	1992	\$188,331	1993	Acquisition and Rehab	41	41	50% AMGI	70% present value	
LAKE STREET APTS	1423 LAKE ST	GIRARD	PA	16417	No	1994	\$61,755	1995	New Construction	32	1	60% AMGI	30% present value	
PALACE BUILDING APTS	913 STATE ST	ERIE	PA	16501	No	1995	\$229,970	1995	Acquisition and Rehab	30	30	60% AMGI	30% present value	
ROSEDALE MEADOWS	2947 ZIMMERMAN RD	ERIE	PA	16510	No	1996	\$58,930	1996	New Construction	8	8	60% AMGI	30% present value	
SNODGRASS BUILDING	970 PARK AVE	MEADVILLE	PA	16335	Yes	1996	\$51,279	1996	Acquisition and Rehab	11	11	60% AMGI	Both 30% and 70% present value	
LAKE CITY APTS	1055 CHERRY ST	LAKE CITY	PA	16423	No	1997	\$35,430	1997	New Construction	44	44	60% AMGI	Both 30% and 70% present value	

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ROYAL HOMES	2514 MCCAIN AVE	ERIE	PA	16510	No	1995	\$109,097	1997	New Construction	15	15	60% AMGI	30% present value	
VILLA MARIA	819 W EIGHTH ST	ERIE	PA	16502	No	1996	\$278,010	1998	Acquisition and Rehab	41	40	60% AMGI	Both 30% and 70% present value	
LITTLE CREEK APTS	500 COLUMBUS WAY	SAXONBURG	PA		No	1997	\$55,501	1999	New Construction	26	26	60% AMGI	30% present value	
68 Projects Reported							\$34,895,624			2,893	2,134			

Location: Pennsylvania's 16th District (Congressional District, 116th)

Point source: LIHTC

Note that the values and totals are provided as a reference and the validity of the data cannot be guaranteed. All data should be verified with the HUD website before using it in the decisionmaking process.

Source: www.policymap.com