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Local Officials Celebrate Progress on \$85 Million Affordable Housing Project
Community Properties initiative to provide affordable housing for 3,000 people

Columbus, Ohio – Ohio Capital Corporation for Housing (OCCH) and Community Properties of Ohio (CPO) Management Services today showcased construction progress on what will be the nation’s largest low-income housing initiative of its type. Congressman Pat Tiberi joined City Councilwoman Charleta Tavares and Near East Area Commission Chair Kathleen Bailey, as well as housing advocates and neighborhood residents at an event at one of the properties on Columbus’ east side.

“Community Properties is improving the East Side and other urban neighborhoods in Columbus by providing safe and affordable housing, which, in turn, betters our neighborhoods and communities,” said Congressman Pat Tiberi. “Congress has continued to support this important housing initiative, and I am honored to play a role in making this project a reality.”

Congressman Tiberi worked with the Department of Housing and Urban Development to help obtain federal funds totaling \$2.2 million to provide critical early support for the planning, acquisition and renovation of this housing, as well as to address public safety issues.

Community Properties is an \$85 million low-income housing initiative that – over time – will open the door to more than 1,000 renovated apartments and townhouses in over 200 buildings for people with average household incomes of less than \$10,000. The buildings are located in seven urban Columbus neighborhoods, focused primarily around the near east side and The Ohio State University areas.

As part of a collaborative effort with Campus Partners, OCCH closed on the acquisition of the former Broad Street portfolio in April 2003 and assumed leadership of the redevelopment initiative. OCCH consolidated ownership of the properties and transformed the previous management company into a nonprofit company, CPO Management Services. Columbus Housing Partnership, Community Housing Network, and Columbus Metropolitan Housing Authority, leaders in affordable housing in Franklin County, are also part of the development team for this significant effort.

“We expect Community Properties to have a profound effect on the physical and social landscape of Columbus,” said Hal Keller, president of Ohio Capital Corporation for Housing. “Already,

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our new management company – CPO Management Services – has made great strides in turning the units into homes by improving the appearance of existing buildings, connecting residents with social services and addressing safety issues.”

Each unit will receive on average about \$50,000 in renovation, including upgraded kitchens and baths, window and door replacements, landscaping and property maintenance. To assist with these efforts, about 300 rundown units will be sold or demolished. The improvements are part of a six-phase redevelopment plan. Renovation work on the first 300 units began in May, with an anticipated completion date on all the units by the end of 2006.

In addition to the physical improvements, CPO Management Services is working with the Columbus Division of Police to address safety issues by increasing neighborhood patrols in identified troubled locations, or “hot spots.” A “hot spot” is an address with persistent drug activity, gang activity, prostitution and/or gunfire. To address the criminal activity, CPO Management Services is partnering with the Columbus Department of Public Safety, the Columbus Division of Police, the division’s Strategic Response Bureau, and the Columbus Department of Development’s Code Enforcement office in a crime prevention plan called “Eliminate the Elements.”

“The City of Columbus strongly supports the creation of affordable housing opportunities in Columbus and our many communities,” said Councilwoman Charleta Tavares. "With the strong support of organizations, businesses and government entities on the local, statewide and national levels, Community Properties will provide families with safer, more attractive places to live and connect them to services that will improve their quality of life."

Continued Kathleen Bailey, chair of the Near East Area Commission, “I am proud of the work that CPO Management has accomplished in our area. This project gives the whole neighborhood a makeover and fresh start. Not only is it improving the appearance and function of the properties, but CPO Management Services also is helping the neighborhood by adding safety measures such as lighting and security patrols.”

Ohio Capital Corporation for Housing (OCCH) is an independent, non-profit corporation originally created by the Ohio Housing Finance Agency. OCCH has raised more than \$650 million in equity and invested in over 225 partnerships, which have produced more than 11,500 units of affordable housing in 65 Ohio counties.

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