West Orange Township, Essex County

Project/Unit Monitoring - June 15, 2022 (Page 1)

Site / Program Name	West Orange Rehab Program	ARC of Essex	ARC of Essex II	Federation Plaza	Easter Seal Society of New Jersey
Project Type	Housing Rehabilitation Program	100% Affordable Special Needs Rental	100% Affordable Special Needs Rental	100% Affordable Age Restricted Rental	100% Affordable Special Needs Rental
Block & Lot / Street	Various	Wedgewood Ave	Marmon Terrace	B: 165 / L: 16 Northfield Ave.	Kingsley St.
Status	Under Construction	Completed	Completed	Completed	Completed
Date	Various	12/31/1984	12/31/1992	03/15/2011- Use Agreement	05/01/1992
Length of Affordability Controls	10 Years	20 Years	20 Years	See Notes	10 Years
Administrative Agent	Community Action Services, PO Box 6025, East Brunswick, NJ 08816, (732) 485-0756,	ARC of Essex County, 123 Naylon Ave, Livingston, NJ 07039, (973) 535-1181, https://arcessex.org/	ARC of Essex County, 123 Naylon Ave, Livingston, New Jersey 07039, (973) 535-1181, https://arcessex.org/	Jewish Community Housing Corp., 760 Northfield Ave, West Orange, NJ 07052, (973) 731-2020, https://jchcorp.org/contact-us/	Easterseals- New Jersey, 25 Kennedy Blvd., Suite 600, East Brunswick, New Jersey 08816, (732) 257-6662, https://www.easterseals.com/nj/
Contribution	N/A	N/A	N/A	N/A	N/A
Type of Units	Housing Rehabilitation Program	Special Needs Rental	Special Needs Rental	Age Restricted Rental	Special Needs Rental
Total Affordable Units	**305**	**4**	**6**	**134**	**8**
Units Notes	West Orange has completed 54 units out of its 305 unit obligation.	Group home, units are bedrooms.	Group home, units are bedrooms.	Project is LIHTC funded and exempt from UHAC. Development will remain in perpetuity until Nov. 1, 2029	Group home, units are bedrooms.

Income/Bedroom Distribution	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4
Very-Low-Income	-	-	-	-	-	-	4	-	-	-	-	6	-	-	-	-	-	-	-	-	-	8	-	-	-
Low-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Moderate-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

West Orange Township, Essex County

Project/Unit Monitoring - June 15, 2022 (Page 2)

Site / Program Name	Developmental Disabilities Association	Dogwood Drive	152 Main St	158 Main St	39 Washington St
Project Type	100% Affordable Special Needs Rental	100% Affordable Special Needs Rental	100% Affordable Family Rental	Family Rental	100% Affordable Family Rental
Block & Lot / Street	Merrywood Dr	Dogwood Dr	B: 89 / L: 23 Main St	B: 89 / L: 20 Main St	B: 121 / L: 1 Washington St
Status	Completed	Completed	Completed	Completed	Completed
Date	01/09/1998	6/16/1999	1/1/2007	1/1/2007	1/1/2007
Length of Affordability Controls	20 Years	20 Years	45 Years	45 Years	45 Years
Administrative Agent	Developmental Disabilities Association of New Jersey Inc., 40 Woodbridge Ave,, Sewaren,, NJ 07077, (732) 636-6710, http://www.ddanj.org/	Project Live, 465-475 Broadway, Newark, NJ 07104, (973) 481-1211, http://www.projectlive.org/contact-us	RPM Development Group, 77 Park Street, Montclair, NJ 07042, (973) 744-5410, http://www.rpmdev.com/	RPM Development Group, 77 Park Street, Montclair, NJ 07042, (973) 744-5410, http://www.rpmdev.com/	RPM Development Group, 77 Park Street, Montclair, NJ 07042, (973) 744-5410, http://www.rpmdev.com/
Contribution	N/A	N/A	N/A	N/A	N/A
Type of Units	Special Needs Rental	Special Needs Rental	Family Rental	Family Rental	Family Rental
Total Affordable Units	**5**	**4**	**3**	**3**	**4**
Units Notes	Group home, units are bedrooms.	Group home, units are bedrooms.	Project is LIHTC funded and exempt from UHAC.	Project is LIHTC funded and exempt from UHAC.	Project is LIHTC funded and exempt from UHAC.

Income/Bedroom Distribution	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4
Very-Low-Income	-	5	-	-	-	-	4	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Low-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Moderate-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

West Orange Township, Essex County

Project/Unit Monitoring - June 15, 2022 (Page 3)

Site / Program Name	St. Cloud Prism	Forest Ave	Pleasant Valley Way	Habitat for Humanity	Valley Road Residential
Project Type	100% Affordable Special Needs Rental	100% Affordable Special Needs Rental	100% Affordable Special Needs Rental	100% Affordable Family Sale	Inclusionary Family Rental
Block & Lot / Street	Lessing Rd	Forest Ave	Pleasant Valley Way	B: 123 / L: 29 Whittlesey Ave.	B:9 / L: 1.01 Valley Road
Status	Completed	Completed	Completed	Completed	Completed
Date	8/14/2007	8/15/2012	06/23/1997	2/22/2013	8/23/2018
Length of Affordability Controls	30 Years	30 Years	20 Years	30 Years	30 Years
Administrative Agent	Our House, 76 Floral Ave, Murray Hill, NJ 07974, (908) 464-8008, https://www.ourhousenj.org/	Our House, 76 Floral Ave, Murray Hill, NJ 07974, (908) 464-8008, https://www.ourhousenj.org/	Cerebral Palsy of North Jersey, 220 S. Orange Ave, Suite 300, Livingston, NJ 07039, (973) 763-9900, http://cpnj.org/contact/	Housing Affordability Services, Division of Housing 101 Broad Street, CN 806, Trenton, NJ 08542, ,	The Alpert Group, 1 Parker Plaza, Fort Lee, NJ 07024, (201) 886-7800, https://www.thealpertgroup.com/untitled-c19hw
Contribution	N/A	N/A	N/A	N/A	N/A
Type of Units	Special Needs Rental	Special Needs Rental	Special Needs Rental	Family Sale	Family Rental
Total Affordable Units	**4**	**4**	**6**	**2**	**55**
Units Notes	Group home, units are bedrooms.	Group home, units are bedrooms.	Group home, units are bedrooms.		Project is LIHTC funded and exempt from UHAC. 11 1-bedroom, 36 2-bedroom, and 8 3-bedroom units.

Income/Bedroom Distribution	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4
Very-Low-Income	-	4	-	-	-	-	4	-	-	-	-	6	-	-	-	-	-	-	-	-	-	-	-	-	-
Low-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Moderate-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

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Project/Unit Monitoring - June 15, 2022 (Page 4)

Site / Program Name	Library Site					Selecto Flash					Executive Drive I					Executive Drive II					West Essex Highlands				
Project Type	100% Affordable Age Restricted Rental					Inclusionary Family Rental					Inclusionary Family Rental					Inclusionary Family Rental					Inclusionary Family Rental				
Block & Lot / Street	B: 68 / L: 1 Mt. Pleasant Ave					B: 9 / L: 35, B: 7 / L: 22 Central Ave					B: 155 / L: 40.03					B: 155 / L:40.02, 42.02					B: 179 / L: 32 Warner Rd				
Status	Funded / Prelim. Approval					Funded / Prelim. Approval					Proposed/Zoned					Funded / Prelim. Approval					Proposed/Zoned				
Date	PB approval 8/7/2019					4/1/2021- PB Approval					Redevelopment Plan adopted 2/9/2021					4/1/2021- PB Approval					9/1/2020- Zoning Amended				
Length of Affordability Controls	30 Years					30 Years					30 Years					30 Years					30 Years				
Administrative Agent	T.B.D.					T.B.D.					T.B.D.					T.B.D.					T.B.D.				
Contribution	N/A					N/A					N/A					N/A					N/A				
Type of Units	Age Restricted Rental					Family Rental					Family Rental					Family Rental					Family Rental				
Total Affordable Units	**64**					**17**					**23**					**64**					**100**				
Units Notes	Project is LIHTC funded and exempt from UHAC. 64 unit project, however only 17 can be applied to the 3rd round. Remaining 47 units applied to unmet need.					Income and bedroom distribution to be finalized.					Income and bedroom distribution to be finalized.					Income and bedroom distribution to be finalized.					Income and bedroom distribution to be finalized.				
Income/Bedroom Distribution	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4
Very-Low-Income	-	-	-	-	-	-	2	1	-	-	-	2	1	-	-	-	4	4	1	-	-	6	5	2	-
Low-Income	-	-	-	-	-	-	-	4	2	-	-	1	6	3	-	-	3	15	6	-	-	4	25	8	-
Moderate-Income	-	-	-	-	-	-	1	5	2	-	-	1	7	2	-	-	6	19	6	-	-	10	30	10	-

West Orange Township, Essex County

Project/Unit Monitoring - June 15, 2022 (Page 5)

Site / Program Name	Prism Green Redevelopment Site	The West	Eagle Rock Avenue Assisted Living	Degnan House	
Project Type	Inclusionary Family Rental	Inclusionary Family Rental	Inclusionary Assisted Living	100% Affordable Age Restricted Rental	
Block & Lot / Street	B: 64 / L: 22 Ashland Ave.	B:168 L: 26 & 28 Northfield Avenue	B: 152.22 L: 1412.01 Eagle Rock Avenue	B: 113.01 / L:27.01 Main St.	
Status	Proposed/Zoned	Under Construction	Proposed/Zoned	Completed	
Date	3/1/2021- Conditional Redevelopment Agreement	9/1/2019- Zoning Board Approval	6/1/2021- Zoning Board Approval	CO issued 3/31/1980	
Length of Affordability Controls	30 Years	30 Years	30 Years	See Notes	
Administrative Agent	T.B.D.	T.B.D.	T.B.D.	T.B.D.	
Contribution	N/A	N/A	N/A	N/A	
Type of Units	Family Rental	Family Rental	Assisted Living	Age Restricted Rental	
Total Affordable Units	**44**	**11**	**10**	**10**	
Units Notes	Income and bedroom distribution to be finalized.	Income and bedroom distribution to be finalized.	Income and bedroom distribution to be finalized.	HUD funded project; controls expired.	

Income/Bedroom Distribution	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4	Eff. Std.	BR 1	BR 2	BR 3	BR 4
Very-Low-Income	-	3	2	1	-	-	1	1	-	-	-	10	-	-	-	-	-	-	-	-					
Low-Income	-	1	12	4	-	-	-	2	2	-	-	-	-	-	-	-	-	-	-	-					
Moderate-Income	-	4	13	4	-	-	1	2	2	-	-	-	-	-	-	-	-	-	-	-					