



# POAH IN CINCINNATI

## OUR STORY

Preservation of Affordable Housing (POAH) was invited to Cincinnati by The Model Group (TMG), a local property development, construction and management company. TMG was looking for a non-profit partner that could provide integrated property management and resident services. They believed there was a better way to use affordable housing in order to provide opportunities and create transformation for low-income residents.

TMG decided to pursue a partnership with POAH, a national nonprofit with a proven track record that is leading the national conversation about using affordable housing to help low-income residents toward greater self-sufficiency.

In neighborhoods like Over-the-Rhine, Walnut Hills and Evanston – where rents have climbed dramatically and much of the affordable housing is at risk of conversion to market-rate apartments or condos – POAH and TMG have preserved affordability for 1,100 rental apartments, ensuring continued support and expanded opportunities for low-income residents in Cincinnati.

**20 PROPERTIES,  
MORE THAN  
1,100 UNITS**

*Abigail Apartments  
Abington Race and  
Pleasant Apartments  
Baymiller Estates  
Burnet Place  
Cincinnati Scholar  
House  
Community Manor  
Apartments  
Fairview Estates  
Kerper Apartments  
Losantiville Apartments*

*Magnolia Heights  
Apartments  
Navarre Garrone  
Apartments  
North Rhine Heights  
OTR Revitalization  
Pendleton Estates  
Terri Manor Apartments  
Villas of the Valley I  
Villas of the Valley II  
Walnut Hills Estates  
Wesley Estates  
Apartments  
WH MainStrasse  
Apartments*



# COMMUNITY IMPACT



POAH Communities (POAHC), POAH's affiliated property management company, brings high quality property management to the Cincinnati portfolio, and with it, a deep commitment that goes beyond providing shelter. Leaning on creativity and staff expertise, the POAHC team connects residents with amenities that move families toward self-sufficiency. The work is as varied as the communities we serve, though in all cases, local teams forge strong relationships with residents and work to understand the local context in order to build, or provide bridges, between residents and successful local programs.

The work begins with a few guiding principles:

## STABLE HOUSING OPERATIONS

Our first and most important role is to support our residents in remaining stably housed. We believe stable housing is the platform upon which we are able to deliver services, supports and opportunities for economic mobility.

## COMMUNITY-DRIVEN SOLUTIONS

We believe residents are our partners in this work. In Cincinnati, residents will design and implement community research activities, focus groups, listening sessions and community building events. The foundation of our work will be the voices and choices of POAH Communities' residents.

## PARTNERSHIP DEVELOPMENT

As housing managers, we have the unique opportunity to create partnerships in our communities that offer choice and empower residents towards opportunity. We are building relationships with creative partners in workforce development, asset building, health, youth development and more. We are also engaging Cincinnati's rich community of non-profit and collective impact organizations.

## INFORMATION & EVALUATION

We invest not only in our communities, but in the data, systems, people and processes by which we learn and grow. We hire dedicated staff to help collect, analyze and interpret data that will inform our work. We work with our entire site team deliver resources to the residents. Our core services around housing stability, resident directed programming and economic mobility, will be driven by data and feedback provided by residents.

