



Committed to the future of rural communities.

Michigan—Rural Housing Service

# Community Building

## USDA Partners With Local Agencies to Provide Quality Multi-Family Housing

### Outline Of Need:

Croze Manor Apartments is located in Harrison and was built in 1978 under the USDA Rural Development Section 515 program designed to bring affordable housing to rural areas of America. Time and use required renovations.

### How Rural Development Helped:

Rural Development provided two loans of \$309,819 and \$450,983 to facilitate the complete renovation of the property. RD also partnered with Harrison Housing Inc., a local non-profit to re-amortize the existing loans to lower the debt payments for the property.

### The Results:

The property was completely renovated on the exterior and improvements made to the interior units

## Fast Facts

**Program:** Multi-family Housing, Section 515

**Investment:** \$ 760,802 in loans

**Congressional District:** MI-4

**Partners:** Harrison, MI

#### Demographics

- 48 units
- Rural Population—1800

#### Impact:

- 48 rural seniors served

**Contact:** [alec.lloyd@mi.usda.gov](mailto:alec.lloyd@mi.usda.gov)



*Croze Manor Apartments is located in Harrison, Michigan. (USDA photo.)*

and common areas. The buildings received new roofing, windows, doors, and siding. The apartments received new appliances, cabinets, countertops, doors, paint, carpet, vinyl flooring, window treatments, plumbing fixtures and lighting fixtures. Common areas and laundry rooms were renovated as well.

Site improvements included rebuilding the parking lot, walkways, re-painted carports, and landscape enhancements.

This family property consists of a total of 48 units, which includes 6 apartment buildings, a community room and separate office. There are 40 one bedroom/one bath units and 8 two bedroom/one bath units, which include 4 barrier-free accessible units for disabled persons.

HUD provides 100 percent Section 8 Subsidy to supplement the tenants' rent payments.

**June 2011**