

Parsippany Township, Morris County

Project/Unit Monitoring - June 23, 2020 (Page 5)

Site / Program Name	Special Homes- Monarch	Vail Manor Senior	Accessory Apt Program	Market to Affordable Program	Avidd Community Services 1
Project Type	100% Affordable Special Needs Rental	Inclusionary Age Restricted Rental	Family Rental	Family Rental	100% Affordable Special Needs Rental
Block & Lot / Street	Block: 204 / Lot: 1 Littleton Rd.	Block: 455 / Lot: 3 Vail Rd.	T.B.D.	T.B.D.	Minnehaha Blvd.
Status	Completed	Completed	Proposed/Zoned	Proposed/Zoned	Proposed/Zoned
Date	06/18/2013	09/01/2002	Various	Various	11/15/2017
Length of Affordability Controls	30 Years	30 Years	30 Years	30 Years	30 Years
Administrative Agent	Avidd Community Services, 92 Broadway, Suite 101, Denville, New Jersey 07834, (973) 664-1770, http://specialhomesnj.org/	Garden Communities, 186 Vail Road, Parsippany, New Jersey 07054, (973) 665-6312, https://www.gardencommunities.com/Properties/NJ/Morris/Vail-Manor-Seniors.aspx	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/	Avidd Community Services, 92 Broadway, Suite 101, Denville, New Jersey 07834, (973) 664-1770, http://specialhomesnj.org/
Contribution	N/A	N/A	N/A	N/A	N/A
Type of Units	Special Needs Rental	Age Restricted Rental	Family Rental	Family Rental	Special Needs Rental
Total Affordable Units	5	35	10	35	4
Units Notes	Units are Bedrooms.				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	- 5 - - -	- - - - -	- - - - -	2 2 1 - -	- 4 - - -
Low-Income	- - - - -	- - - - -	- - - - -	- - 9 4 -	- - - - -
Moderate-Income	- - - - -	18 17 - - -	- - - - -	1 2 11 3 -	- - - - -

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Site / Program Name	Avidd Community Services 2					Advancing Opportunities Proposed Group Homes					Community Options - 3 Sites					Community Options - Normandy Drive					SJP MC VI - Cherry Hill Rd				
Project Type	100% Affordable Special Needs Rental					100% Affordable Special Needs Rental					100% Affordable Special Needs Rental					100% Affordable Special Needs Rental					Inclusionary Family Rental				
Block & Lot / Street	Circle Dr.					T.B.D.					T.B.D.					Normandy Dr.					B: 136 / L: 44 & 76 Cherry Hill Rd				
Status	Proposed/Zoned					Proposed/Zoned					Proposed/Zoned					Proposed/Zoned					Proposed/Zoned				
Date	11/15/2017					T.B.D.					T.B.D.					04/27/2017					Settlement Agreement 10/08/2019				
Length of Affordability Controls	30 Years					30 Years					30 Years					30 Years					30 Years				
Administrative Agent	Avidd Community Services, 92 Broadway, Suite 101, Denville, New Jersey 07834, (973) 664-1770, http://specialhomesnj.org/					Advancing Opportunities, 1005 Whitehead Road Extension, Suite 1, Ewing, New Jersey 08638, (609) 882-4182, https://advopps.org/					Community Options, 16 Farber Road, Princeton, NJ 08540, (609) 951-9900, https://www.comop.org/					Community Options, 16 Farber Road, Princeton, NJ 08540, (609) 951-9900, https://www.comop.org/					CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/				
Contribution	N/A					N/A					N/A					N/A					N/A				
Type of Units	Special Needs Rental					Special Needs Rental					Special Needs Rental					Special Needs Rental					Family Rental				
Total Affordable Units	4					8					18					4					65				
Units Notes	Group Home- Units are Bedrooms.					Group Home- Units are Bedrooms.					Group Home- Units are Bedrooms.					Group Home- Units are Bedrooms.					Bedroom-Income Distribution is Projected, Not 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	-	4	-	-	-	-	8	-	-	-	-	18	-	-	-	-	4	-	-	-	-	4	5	-	-
Low-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3	14	7	-
Moderate-Income	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	6	19	7	-

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Site / Program Name	887 Edwards Rd					750 Edwards Rd LLC					Westmount Plaza					Mack Cali					Stanberry Parsippany LLC				
Project Type	Inclusionary Family Rental																								
Block & Lot / Street	B: 767 / L: 36 Edwards Rd					B: 766 L: 6-9 Edwards Rd					B: 698 / L: 15.2 Route 46					B: 202 / L: 3.12 & 3.2 Campus Dr					B: 200 / L: 1.02 Route 10				
Status	Proposed/Zoned					Under Construction																			
Date	Settlement Agreement 10/08/2019					T.B.D.																			
Length of Affordability Controls	30 Years																								
Administrative Agent	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/					CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/					CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/					CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/					CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/				
Contribution	N/A																								
Type of Units	Family Rental																								
Total Affordable Units	5					23					63					82					67				
Units Notes	Bedroom-Income Distribution is Projected, Not Finalized.					Bedroom-Income Distribution is Projected, Not Finalized.					Bedroom-Income Distribution is Projected, Not Finalized.					Bedroom-Income Distribution is Projected, Not Finalized.					Bedroom-Income Distribution is Projected, Not 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	-	1	-	-	-	-	1	2	-	-	-	3	6	-	-	-	4	7	-	-	-	3	6	-	-
Low-Income	-	-	1	1	-	-	1	5	3	-	-	3	13	7	-	-	4	16	10	-	-	4	14	7	-
Moderate-Income	-	-	1	1	-	-	2	7	2	-	-	6	19	6	-	-	8	23	10	-	-	6	20	7	-

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Site / Program Name	Kingston Rd	700 Mountain Way	Weichert-Johnston Rd	Palmar Assoc. LLC	
Project Type	Inclusionary Family Rental	Inclusionary Family Rental	Inclusionary Family Rental	Inclusionary Family Sale	
Block & Lot / Street	B: 245 / L: 18.1 Kingston Rd	B: 14 / L: 9, 9.1 & 10 Mountain Way	B: 450 / L: 8 Weichert-Johnston Rd	B: 450 / L: 14-17 Interval Rd	
Status	Proposed/Zoned	Proposed/Zoned	Proposed/Zoned	Proposed/Zoned	
Date	09/06/2017- Zoning Board Approval Date.	09/06/2017- Zoning Board Approval Date.	07/17/2019- Settlement Agreement	11/24/2015- Date of Developer's Agreement.	
Length of Affordability Controls	30 Years	30 Years	30 Years	30 Years	
Administrative Agent	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/	CGP&H, LLC, 1249 South River Road, Suite 301, Cranbury, NJ 08512, (609) 664-2769, https://www.affordablehomesnewjersey.com/	
Contribution	N/A	N/A	N/A	N/A	
Type of Units	Family Rental	Family Rental	Family Rental	Family Sale	
Total Affordable Units	2	15	19	2	
Units Notes	Bedroom-Income Distribution is Projected, Not 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	- - - - -	- 1 1 - -	- 1 2 - -	- - - - -	
Low-Income	- - 1 - -	- 1 3 2 -	- 1 4 2 -	- - 1 - -	
Moderate-Income	- - 1 - -	- 1 4 2 -	- 1 6 2 -	- - 1 - -	