

2025 Preliminary Application Scoring

ID #	Development Name	Address	City	County	Group	Target	Contact Name	Distance	Jobs	USDA	Land Donation	Shortage	Total	Developer Self Score
25055	Chicora Springs Trace	2503 North Main Street	Conway	Horry	A	Families	Nate Broman-Fulks	65	8	5	0	3	81	81
25030	Equinox Mill	160 Jackson Street	Anderson	Anderson	A	Families	Taylor Davis	65	10	5	0	0	80	80
25039	Peaks of Rock Hill	1020 Neal Street	Rock Hill	York	A	55+	Sam Coats	65	10	0	0	5	80	75
25016	Gateway at Lancaster	North Park Drive	Lancaster	Lancaster	A	Families	Josh Mandell	65	6	5	0	3	79	79
25028	Blue Ridge	2095 Oakleaf Drive	Lancaster	Lancaster	A	Families	Jody Tucker	65	6	5	0	3	79	86
25050	Vista Villas	5077 Lake Vista Blvd	Fort Mill	York	A	Families	James M. Bernstein	65	4	5	0	5	79	79
25025	Aston Pointe II	340 Aston Place	Anderson	Anderson	A	Families	Jody Tucker	65	8	5	0	0	78	78
25066	Compass Cove	East West Pkwy @ Beltline Connector	Anderson	Anderson	A	Families	Jody Tucker	65	8	5	0	0	78	78
25004	Palms at Oak Street	1525 Oak Street	Myrtle Beach	Horry	A	Families	Drew Schaumber	65	10	0	0	3	78	80
25052	Wren Creek Apartments	712 Brogan Avenue	Anderson	Anderson	A	Families	Mark Richardson	64	8	5	0	0	77	77
25027	Kennedy Street Apartments	120 East Kennedy Street	Spartanburg	Spartanburg	A	Families	Jon Enos	62	10	0	5	0	77	80
25054	Sweetwater Trace	420 East Martintown Road	North Augusta	Aiken	A	55+	Nate Broman-Fulks	65	10	0	0	0	75	75
25006	Eagle Landing	2055 Eagle Landing Blvd	N. Charleston	Charleston	A	Families	Sarah Jones-Anderson	65	10	0	0	0	75	75
25034	Southernside West	846 W. Washington Street	Greenville	Greenville	A	55+	Bryan Brown	60	10	0	5	0	75	79
25045	Residence at Greenville Summit Ph II	45 S Richardson Street	Greenville	Greenville	A	55+	Joseph Eddy	65	10	0	0	0	75	75
25008	Fernwood at Five Points	2225 College Street	Columbia	Richland	A	55+	Sarah Jones-Anderson	65	10	0	0	0	75	75
25062	Pulaski Place	1900 Pulaski Street	Columbia	Richland	A	Families	Rusty Snow	65	10	0	0	0	75	75
25057	Arabella Trace	801 Zimalcrest Drive	Columbia	Richland	A	Families	Nate Broman-Fulks	64	10	0	0	0	74	75
25058	Mill House	near 3200 Martin Luther King Blvd	Anderson	Anderson	A	Families	Jody Tucker	65	8	0	0	0	73	75
25001	Brookdale Place	9850 Two Notch Road	Columbia	Richland	A	Families	T. Kevin Connelly	65	8	0	0	0	73	73
25007	The Ridge at Rock Hill	1867 West Main Street	Rock Hill	York	A	Families	Daniel DiFrancesco	62	6	0	0	5	73	71
25047	Battery Creek	25 Old Jericho Road	Beaufort	Beaufort	A	Families	James M. Bernstein	63	4	5	0	0	72	74
25059	Coastal Cardinal Place	10th Ave & Robert Grissom Pkwy	Myrtle Beach	Horry	A	Families	Rusty Snow	59	10	0	0	3	72	78
25053	Longmire Creek Apartments	508 Percival Road	Columbia	Richland	A	Families	Mark Richardson	65	4	0	0	0	69	69
25065	Aden	near 300 Aden Street	Spartanburg	Spartanburg	A	Families	Jody Tucker	59	10	0	0	0	69	75
25060	Salem Grove Apartments	1556 Salem Road	Beaufort	Beaufort	A	Families	Rusty Snow	57	6	5	0	0	68	79
25014	Upper Mill	50 Smythe Street	Pelzer	Anderson	A	55+	Britni Grimes	62	0	5	0	0	67	70
25017	Gateway at West Ashley	Henry Tecklenburg Drive	Charleston	Charleston	A	55+	Josh Mandell	36	10	0	0	0	46	75
25003	IAM of Spartanburg Campus	2032 South Church Street Extension	Spartanburg	Spartanburg	A	Elderly	John W. Bryant						WD	WD
25032	Newberry Commons	Johnstone Road	Newberry	Newberry	B	55+	Josh Thomason	65	8	5	0	10	88	88
25042	Wisteria Pointe	14968 CR Koon Highway	Newberry	Newberry	B	55+	Parker Zee	65	8	5	0	10	88	88
25044	Center Street Crossing	401 Center Street	Bennettsville	Marlboro	B	Families	Parker Zee	65	2	5	5	10	87	87
25002	Orchard Commons	712 South 8th Street	Hartsville	Darlington	B	Families	T. Kevin Connelly	65	6	5	5	5	86	86
25023	Newberry Senior Residences	Dixie Drive	Newberry	Newberry	B	55+	Max Elbe	64	6	5	0	10	85	86
25038	Bellsview Trace	199 Bells Highway	Walterboro	Colleton	B	Families	Nate Broman-Fulks	65	4	5	0	10	84	86
25037	Sproutwood Trace	290 3rd Street	Barnwell	Barnwell	B	Families	Nate Broman-Fulks	65	2	5	0	10	82	82
25029	Eureka Mills	Gobblers Knob	Chester	Chester	B	Families	Andrew Cope	65	2	5	0	10	82	82
25015	Gateway at Bennettsville	South Parsonage Street	Bennettsville	Marlboro	B	Families	Josh Mandell	65	2	5	0	10	82	82
25031	Hartsville Place	251 Hartsville Crossing Blvd	Hartsville	Darlington	B	Families	Josh Thomason	65	6	5	0	5	81	81
25040	Hartsvie Trace	0 E Washington Street	Hartsville	Darlington	B	Families	Nate Broman-Fulks	65	6	5	0	5	81	81
25061	Gaffney Grove	741-753 Providence Road	Gaffney	Cherokee	B	Families	Rusty Snow	65	10	5	0	0	80	80
25063	Stuart Street Apartments	Stuard Street	Gaffney	Cherokee	B	Families	Tracy Doran	65	10	5	0	0	80	80
25022	Havenwood Emerald	1375 Mathis Road	Greenwood	Greenwood	B	Families	Max Elbe	65	10	5	0	0	80	80
25041	Rocky Ridge Trace	1222 Montague Ave Extension	Greenwood	Greenwood	B	Families	Nate Broman-Fulks	65	10	5	0	0	80	80
25046	Greenwood Manor	1517 Calhoun Road	Greenwood	Greenwood	B	Families	Steve Sceranka	65	10	5	0	0	80	83
25056	Riverbend Trace	1771 Saint Matthews Road NE	Orangeburg	Orangeburg	B	Families	Nate Broman-Fulks	65	10	5	0	0	80	80
25021	The Landing at Bishopville	534 S Lee Street	Bishopville	Lee	B	55+	Max Elbe	61	2	5	0	10	78	82
25024	Peaks of Manning II	121 Kennedy Lane	Manning	Clarendon	B	Families	Sam Coats	65	2	5	0	5	77	77
25026	Capstone at Greenwood Commons	235 Mineral Avenue	Greenwood	Greenwood	B	Families	R.B. Coats, III	62	10	0	5	0	77	80
25036	Briarcliff Acres	SC 9 & Shorty Lane	Bennettsville	Marlboro	B	Families	Randal A Dressler	60	2	5	0	10	77	82
25035	Harmony at Horizon Village	1810 Allen Benedict Court	Columbia	Richland	PHA	Families	Torian Priestly	65	10	0	5	0	80	83
25010	Oakland Place	711 Oakland Avenue	Florence	Florence	PHA		Renee Sandell	65	10	0	0	0	75	75
25064	Meeting Street Manor Extension	670 Meeting Street	Charleston	Charleston	PHA	Families	Pete Sherman	56	10	0	5	0	71	77

Sorted by Group, Score, County, and ID

Scores are subject to change based on further review

ID #	Development Name	Address	City	County	Group	Target	Contact Name	Request QC	SOW	Previous App	CCRP	Total	Distance	Developer Self Score
25018	Duncan Village Apartments	100 Duncan Street	Duncan	Spartanburg	Rehab	Families	Gerald A. Krueger	10	9	1	1	21	52	21
25048	Coit Village	230 N Coit Street	Florence	Florence	Rehab	Families	James M. Bernstein	10	9	0	1	20	76	20
25005	Chester Townhouses Phase II	628 Lancaster Highway	Chester	Chester	Rehab	Families	George Baker	10	9	1	0	20	76	20
25013	Twin Oaks Apartments	200 Holman Street	Greenwood	Greenwood	Rehab	Families	Jordana Nelson	10	9	1	0	20	75	20
25043	Pinecrest Greene	1750 Raoul Wallenberg Blvd	Charleston	Charleston	Rehab	Families	Parker Zee	10	9	0	1	20	70	20
25009	Radcliffe Manor	200 Coming Street	Charleston	Charleston	Rehab	55+	James Cox	10	9	0	1	20	69	20
25020	Pageland Place Apartments	205 Magnum Street	Pageland	Chesterfield	Rehab	Families	Gerald A. Krueger	10	9	1	0	20	68	21
25019	Lancaster Manor Apartments	201 Chesterfield Avenue	Lancaster	Lancaster	Rehab	55+	Gerald A. Krueger	10	9	1	0	20	59	21
25049	Swann Meadows	1091 Parkland Place Road	Greenwood	Greenwood	Rehab	Families	James M. Bernstein	10	9	1	0	20	24	20
25012	Camden Cove	328 Ballfield Road	Camden	Kershaw	Rehab	Families	Michael Delev	10	9	0	0	19	74	19
25011	Manor York Senior Apartments	1122 Manor Close Drive	Rock Hill	York	Rehab	55+	Renee Sandell	10	9	0	0	19	52	20
25051	Rocky Creek Village	104 Gamewell Court	Anderson	Anderson	Rehab	Families	Steve Sceranka	10	9	0	0	19	45	
25033	The Shires	1020 Little John Drive	Charleston	Charleston	Rehab	Families	Tanya Eastwood	5	9	0	1	15	62	20

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