



Councilmember Ranck  
500 N Main Street, Suite 2  
Summerville, SC 29483

Dear Councilmember Ranck:

In accordance with the 2025 Qualified Allocation Plan of the South Carolina State Housing Finance and Development Authority, this letter is to provide you with information regarding a proposed development using Low Income Housing Tax Credits (LIHTC) in Summerville, SC. Funding for the development may consist of both federal and state tax credits.

Development:	Palms on Ashley River 4370 Ladson Road Ladson, SC 29456
Construction Type:	Rehabilitation
# of Units:	192
Acreage:	13.43
Targeting:	Family

I would be happy to meet with you to discuss this proposed development, I can be reached by phone at (920) 438-9881 or by email at [jrichter@lincolnavenue.com](mailto:jrichter@lincolnavenue.com).

Sincerely,

Jordan Richter  
Vice President and Project Partner