

2015 NAHMA AFFORDABLE 100

How many housing units receive at least one form of federal subsidy in the United States today? The annual NAHMA Affordable 100 list provides this important data!

THE NAHMA AFFORDABLE 100 comprises the largest affordable multifamily property management companies, ranked by subsidized unit counts. The NAHMA Affordable 100 list contributes vital data to the ongoing national dialogue on the future of federal funding for affordable housing. In an effort to accurately determine the portfolio of units receiving federal subsidy in the United States, NAHMA publishes this annual listing of affordable units containing at least one of the following federal subsidies:

- HUD Project-based Assistance
- Section 42 LIHTC
- HOME funds
- USDA Section 515
- Bonds

The National Affordable Housing Management Association (NAHMA) is the leading voice for affordable housing management, advocating on behalf of multifamily rental property managers and owners whose mission is to provide quality affordable housing.

NAHMA supports legislative and regulatory policy that promotes the development and preservation of decent and safe multifamily affordable housing. NAHMA serves as a vital resource for technical education and information, fosters strategic relations between government and industry, and recognizes those who exemplify the best in affordable housing.

RANK / MANAGEMENT COMPANY (2014 rank shown in parentheses)	HEADQUARTERS	TOTAL NUMBER OF UNITS		RANK / MANAGEMENT COMPANY (2014 rank shown in parentheses)	HEADQUARTERS	TOTAL NUMBER OF UNITS	
		SUBSIDIZED ¹	RESIDENTIAL ²			SUBSIDIZED ¹	RESIDENTIAL ²
1 WinnResidential (1)*	Boston, MA	46,853	96,761	50 Lawler Wood Housing, LLC (64)*	Knoxville, TN	8,860	8,860
2 Interstate Realty Management Company (2)*	Marlton, NJ	31,672	37,628	51 Peabody Properties, Inc. (62)*	Braintree, MA	8,816	10,149
3 FPI Management Inc. (3)	Folsom, CA	31,005	75,634	52 The Community Builders, Inc. (61)*	Boston, MA	8,734	8,964
4 LEDIC Management Group, LLC (7)	Memphis, TN	27,635	39,299	53 Community Management Corporation (52)*	Winston-Salem, NC	8,701	8,781
5 The John Stewart Company (5)	San Francisco, CA	26,890	32,883	54 Riverstone Residential Group (56)	Charleston, SC	8,601	160,000
6 Edgewood Management Corporation (8)*	Germantown, MD	25,826	28,717	55 Pennrose Management Company (53)	Philadelphia, PA	8,465	8,982
7 American Management Services (Pinnacle) (6)	Seattle, WA	25,000	83,000	56 NDC Real Estate Management, Inc. (60)	Pittsburgh, PA	8,449	11,268
8 National Church Residences (9)*	Columbus, OH	21,223	22,294	57 Aimco (43)*	Denver, CO	8,204	51,455
9 Capstone Real Estate Services, Inc. (13)	Austin, TX	20,992	34,360	58 American Apartment Management (77)*	Knoxville, TN	8,179	8,874
10 Orion Real Estate Services, Inc. (10)	Houston, TX	19,798	28,214	59 Cambridge Management, Inc. (75)	Tacoma, WA	7,987	8,112
11 ConAm Management Corporation (12)*	San Diego, CA	19,368	47,787	60 EAH Housing (57)	San Rafael, CA	7,960	9,743
12 Volunteers of America (15)*	Alexandria, VA	19,133	19,522	61 Barker Management, Inc. (54)	Anaheim, CA	7,892	8,989
13 KMG Prestige (14)	Mt. Pleasant, MI	18,372	20,067	62 Equity Management (71)	Columbia, MD	7,846	8,700
14 Mercy Housing (17)*	Denver, CO	18,179	18,797	63 Reliant Realty Services, Inc. (67)*	Brooklyn, NY	7,817	7,817
15 Dominionium (11)*	Plymouth, MN	17,459	20,434	64 National Community Renaissance (65)*	Rancho Cucamonga, CA	7,810	8,462
16 McCormack Baron Management (24)	St. Louis, MO	16,717	20,715	65 WRH Realty Services (81)*	St. Petersburg, FL	7,801	17,569
17 Royal American Management, Inc. (19)*	Panama City, FL	16,007	17,617	66 Community Realty Management (80)*	Pleasantville, NJ	7,800	7,896
18 UAH Property Management, L.P. (23)	Dallas, TX	15,143	16,096	67 Preservation of Affordable Housing (POAH) (59)	Boston, MA	7,736	8,606
19 Grenadier Realty Corp. (20)	Brooklyn, NY	14,265	21,887	68 Guardian Real Estate Services LLC (55)*	Portland, OR	7,656	11,464
20 The Cornerstone Group (21)	Hollywood, FL	14,164	14,164	69 Seldin Company (82)*	Omaha, NE	7,548	14,883
21 BSR Trust, LLC (30)*	Little Rock, AR	13,834	19,468	70 Maloney Properties, Inc. (69)*	Wellesley, MA	7,522	8,220
22 Retirement Housing Foundation (25)	Long Beach, CA	13,102	17,319	71 Sun Belt Management Company (70)	Albertville, AL	7,500	10,000
23 Related Management (16)	New York, NY	13,000	52,000	72 Fairfield Residential (72)	San Diego, CA	7,201	53,831
24 Conifer Realty, LLC (35)	Rochester, NY	12,642	13,837	73 Steadfast Management Company (73)	Irvine, CA	7,178	23,109
25 Wallick Communities (28)*	Reynoldsburg, OH	12,566	13,798	74 Woda Management & Real Estate, LLC (74)	Westerville, OH	7,172	7,234
26 Picerne Real Estate Group (22)	Warwick, RI	12,195	14,692	75 Cascade Management, Inc. (68)	Portland, OR	7,131	7,544
27 Boyd Management (29)	Columbia, SC	12,158	12,822	76 Oakbrook Corporation (76)	Madison, WI	7,025	8,600
28 Multifamily Management Services (dba Arco Management, TUC Management, Multifamily Management of Philadelphia, GoldOller Management) (27)	Suffern, NY	12,059	25,544	77 Coast Real Estate Services (104)	Everett, WA	7,000	10,000
29 Greystar	Charleston, SC	11,800	393,079	78 RY Management, Co., Inc. (78)	New York, NY	6,751	8,000
30 Preservation Management, Inc. (41)*	South Portland, ME	11,733	11,981	79 Drucker & Falk, LLC (112)	Newport News, VA	6,742	30,076
31 Ambling Management Company (26)*	Valdosta, GA	11,709	11,709	80 SL Nusbaum Realty Co. (50)	Norfolk, VA	6,742	15,670
32 Maco Management Company, Inc. (31)	Clarkton, MO	11,606	11,729	81 Cohen-Esrey Real Estate Services, LLC (79)	Overland Park, KS	6,682	11,031
33 Lincoln Property Company (33)	Dallas, TX	11,563	136,712	82 SHP Management Corp. (89)*	Cumberland Foreside, ME	6,629	6,629
34 Beacon Communities (66)*	Boston, MA	11,476	12,459	83 Solari Enterprises, Inc. (95)*	Orange, CA	6,564	6,599
35 Alpha-Barnes Real Estate Services, LLC	Dallas, TX	11,472	14,064	84 GEM Management Inc. (84)	Charlotte, NC	6,500	8,000
36 Gene B. Glick Company (32)*	Indianapolis, IN	11,300	19,823	85 G & K Management Co., Inc. (85)	Culver City, CA	6,449	14,032
37 Millennia Housing Management, Ltd. (37)	Cleveland, OH	10,910	13,137	86 Kettler Management, Inc. (91)*	McLean, VA	6,363	22,475
38 SPM, LLC (36)*	Birmingham, AL	10,862	14,065	87 MidPen Property Management Corp. (86)	Foster City, CA	6,289	6,289
39 USA Properties Fund (38)	Roseville, CA	10,629	10,629	88 RLJ Management	Columbus, OH	6,115	6,115
40 TM Associates Management, Inc. (44)*	Rockville, MD	10,451	10,499	89 The Integral Group LLC (88)	Atlanta, GA	6,111	6,788
41 Forest City Residential Management (40)	Cleveland, OH	10,372	35,184	90 Housing Management Resources Inc. (83)*	North Quincy, MA	6,081	6,081
42 The Hallmark Companies (51)	Atlanta, GA	10,348	11,457	91 CSI Support & Development Services (93)*	Warren, MI	6,058	6,058
43 The NRP Group LLC (46)	Cleveland, OH	10,326	12,714	92 H.J. Russell and Company (94)*	Atlanta, GA	6,046	6,441
44 U.S. Residential Group, LLC (42)	Irvine, CA	10,192	37,493	93 Flaherty & Collins Properties (96)	Indianapolis, IN	5,601	9,256
45 Professional Property Management, LLC (34)	Rockford, IL	10,165	10,165	94 Village Green (97)	Farmington Hills, MI	5,500	40,000
46 The Yarco Company, Inc. (58)	Kansas City, MO	10,148	10,948	95 AWI Management Corporation (92)	Auburn, CA	5,446	5,511
47 Partnership Property Management (48)	Greensboro, NC	10,002	10,002	96 Trinity Management LLC*	Boston, MA	5,316	5,659
48 LNR Property, Inc. (47)	Miami, FL	9,700	11,200	97 Leon N. Weiner & Associates, Inc. (100)	Wilmington, DE	5,267	5,276
49 Pedcor Management Corporation (49)	Carmel, IN	9,500	13,666	98 Key Management Company (101)	Wichita, KS	5,198	5,924
				99 Shelter Properties, LLC (99)	Baltimore, MD	5,198	5,572
				100 FOURMIDABLE Real Estate Management (107)	Bingham Farms, MI	5,141	7,051

Companies in bold provided data for NAHMA's survey. All others are based on industry estimates.

* A NAHMA Communities of Quality National Recognition Program Participant

¹ and ² All unit data represent only units directly managed (not owned) that were rented or available to rent on December 1, 2014. Down units, abated units, units under construction or rehabbing units not available for rent are not included.

¹ Total affordable units managed. Federal programs only, including HUD, LIHTC, USDA, HOME, and Bond programs. Data do not include state or local subsidy, public housing, tenant-based vouchers (Section 8 or RD tenant-protection vouchers), or federal mortgage insurance or loan guarantee programs. If a unit has more than one subsidy, it is counted only once.

² Total residential units managed (including market or affordable).

NAHMA would like to extend its sincere thanks to the NAHMA Survey Task Force, without whose hard work and support this survey would not be possible. In particular, sincere appreciation goes to Task Force Chair John Yang, RentalHousingDeals; Evelyn Arias, RealPage; Boone Atkins, Yardi; Rue Fox, IPM Software; Janel Ganim, Property Solutions; Jed Graef, MRI Software; Heather Gullickson, RealPage; Scott Holcomb, RealPage; Dave Layfield, ApartmentSmart.com; Mark Livanec, Growth Marketing Lab; Kris Panks, Yardi; Lori Russell, RealPage; Gustavo Sapiurka, RealPage; Shari Smith, Choice Property Resources; Jason Spencer, Yardi and Bill Sullivan, IPM Software.

If you believe your company should be included in next year's survey, please contact Brenda.Moser@nahma.org.