

**Community Invitation to  
Q&A/Information ZOOM Session on**  
**The Point at Sporting Hill**

**What:** Q&A via ZOOM on proposed 39-unit housing development in Hampden Township  
**When:** Monday, December 21<sup>st</sup>, 2020 from 6:00 PM – 7:00 PM.  
**ZOOM Link:** <https://us02web.zoom.us/j/2833414816?pwd=QjVzODQrb3JlLc0JicDBxNU1LcWRnQT09>  
Meeting ID: **283 341 4816**  
Passcode: **12345**  
Alternatively, call in by phone at: **1-301-715-8592**

Monarch Development Group, LLC invites neighbors to attend a Q&A ZOOM Session on its proposed 39-unit multifamily building known as The Point at Sporting Hill. The site for the affordable workforce housing development is located at the NE corner of N. Sporting Hill Rd and Cumberland Ave, immediately north of Rite-Aid.

Michael Kearney (President) and Brandon Johnson (Vice-President of Development) of Mechanicsburg-based Monarch Development Group, LLC will be available on the Zoom link throughout the time window above for any neighbors who would like to “drop in” and ask any questions or share any comments they may have about the development.

1. 28 1BR, 4 2BR, and 7 3BR rental units in a single multifamily building with parking lot and driveway connection to Sporting Hill Road, developed under Township’s Mixed Use Zoning Overlay District.
2. Highest tier rents ranging from \$813 for one-bedrooms to \$1,113 for three-bedrooms.
3. This is affordable workforce housing funded with over \$10M in equity from a private investor provided in exchange for federal tax credits.
4. Four fully accessible units, one hearing/vision accessible unit, and all units will be "visitable" by a person with mobility disabilities.
5. Maximum income at move-in varies on bedroom and household size but reaches up to \$60,000.
6. The Point will appeal to a variety of COVID Frontline / Essential Workers in medical/home health, childcare, retail/grocery, emergency services, teachers, receptionists, restaurant, etc. industries
7. Professional on-site management and maintenance staff. Property management company has extensive experience. Tenants must abide by the rules and regulations of the community and satisfy the tenant selection policies (which includes criminal history, national sex offender, previous landlord checks, and credit report).
8. Over \$9M construction contract with Cumberland County based contractor will catalyze additional local economic activity.

For questions, additional information, or to submit comments in writing, please feel free to contact: [brandonj@monarchdevelopmentgroup.com](mailto:brandonj@monarchdevelopmentgroup.com)

