



AFFORDABLE
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Affordable Housing Tax Credit Coalition Honors Daugherty Lofts in Clinton with National Recognition

*The Recognition of Housing Tax Credit Excellence in Honor of Charles L. Edson
honors the best in affordable housing*

Washington, D.C. – The Affordable Housing Tax Credit Coalition (AHTCC) today announced that Daugherty Lofts in Clinton is a 2025 recipient of the AHTCC Recognition of Housing Tax Credit Excellence in honor of Charles L. Edson in the Rural Housing category.

Presented annually for the past 31 years, the Recognition of Housing Tax Credit Excellence honors Housing Credit developments that strengthen communities, improve resident opportunities and support economies in urban, suburban and rural areas across the country. Announced on October 22 at a ceremony on Capitol Hill attended by members of Congress and affordable housing industry leaders, recipients were chosen by a panel of experts who recognized properties in ten different categories following a rigorous selection process. At the ceremony, award recipients received recognition from members of their congressional delegation, including Senator Marsha Blackburn (R-TN).

“The Low-Income Housing Tax Credit is the most powerful tool we have for addressing the growing housing affordability crisis and was recently expanded to meet our nation’s growing need. This year’s recipients showcase some of the best of what the Housing Credit can do, more of which will now be possible,” said AHTCC Chief Executive Officer Emily Cadik. “Congratulations to these outstanding properties and organizations that are addressing the nation’s housing crisis and creating opportunities for residents.”

Located in the downtown district of Clinton, Daugherty Lofts is the adaptive reuse of the Daugherty Furniture Building, a popular 1942 retail store that was listed on the National Register of Historic Places in 2010. It was transformed to create affordable housing for workforce families earning up to 50 percent and 60 percent of the area median income (AMI). The transformation of the Daugherty building into 39 high-quality, loft-style homes breathes new purpose into the once-blighted and abandoned structure, restoring it to its former glory and preserving its cultural significance to the community. The five-story, elevator-serviced property offers a mix of one-, two-, and three-bedroom lofts, alongside spacious common area amenities such as a community room, computer lab, central laundry, and lounge area. Reflecting the efforts of Hickory Creek Capital Partners and Hunt Capital Partners, residents also have access to free services provided by the Anderson County Community Action Commission, which range from a weekly food pantry to rent and utility assistance.

The Housing Credit is the nation’s primary tool to create and preserve affordable rental housing. Since its inception in 1986, the Housing Credit has financed more than 4 million affordable homes for more 9.28 million low-income households, including formerly homeless individuals and families, people with disabilities, veterans of the armed forces, and senior citizens.

For more information about the 2025 Recognition of Housing Tax Credit Excellence in honor of Charles L. Edson, please visit <https://www.taxcreditcoalition.org/recognition-of-housing-tax-credit-excellence/>.

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About the Affordable Housing Tax Credit Coalition

Founded in 1988, the AHTCC is a trade association of housing professionals who advocate for affordable rental housing financed with the Housing Credit. For over 35 years, the organization has been at the forefront of every effort to expand, strengthen and protect the Housing Credit. The AHTCC's over 275 members—including syndicators, investors, lenders, developers, legal and accounting professionals, state allocating agencies, public agencies, and coalitions—have financed or developed well over half of all affordable housing nationwide.

About Charles L. Edson

The Recognition of Housing Tax Credit Excellence are named in honor of Charles L. Edson, an affordable housing luminary who was Transition Director for the U.S. Department of Housing and Urban Development under President Carter, served in the Office of the General Counsel at HUD and served as Co-Editor-in-Chief of Housing and Development Reporter for nearly 40 years.