

Houston Plaza

125 Houston Street
Adrian, MO 64720



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Project Partners

- Missouri Housing Development Commission
- US Department of Housing and Urban Development (HUD)

The Preservation Challenge

Adrian, home to Houston Plaza, is a small Missouri town--population under 2,000--which benefits from its location near highways connecting it to Kansas City, Springfield and Joplin. One in five of Adrian's residents is over the age of 65, and two in five of its households struggle with a high 'housing cost burden', meaning they spend more than 30% of their monthly income for rent or mortgage payments.

The 34 homes for low-income seniors at Houston Plaza are the only rent-subsidized housing in Adrian. Because the property has a project-based Section 8 contract, its apartments will remain affordable for current and future residents. Preserving this housing asset when it came up for sale was an important investment in this town and its residents.

POAH's Role

With the support of the Missouri Housing Development commission, POAH purchased a portfolio of Missouri properties in 2001, including Houston Plaza. The complex, built in 1980. includes 9 one-story residential buildings as well as a separate community center and management office, all on a spacious, five acre site. The town's central business district is within walking distance, and the property has historically been fully occupied.

Houston Plaza was in good condition when POAH became its owner, and required few renovations or upgrades. Like all of POAH's properties in Missouri, it is professionally managed by POAH's affiliate, Preservation Housing Management.