

Samuel D. Ellis

Emerging Developer | Ellis Strategic Holdings LLC
Louisville, Kentucky

Professional Summary

Entrepreneur, construction consultant, and emerging real estate developer with over 30 years of experience in property improvement, contractor coordination, exterior property maintenance, and community-focused business leadership. Founder of the Fix the Block initiative, focused on affordable housing, neighborhood revitalization, and sustainable redevelopment opportunities in West Louisville.

Currently participating in the LISC Emerging Developer Cohort to expand expertise in affordable housing development, project financing, underwriting, and community development strategies.

Core Experience & Skills

- Real Estate Redevelopment Planning
 - Construction Oversight & Project Coordination
 - Contractor & Vendor Management
 - Budgeting & Project Cost Estimating
 - Affordable Housing Vision Planning
 - Community Engagement & Outreach
 - Property Improvement & Rehabilitation
 - Business Operations & Leadership
 - Marketing, Branding & Storytelling
 - Emerging Developer Training & Cohort Participation
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Professional Experience

Ellis Strategic Holdings LLC

Founder & Managing Member
Louisville, Kentucky

- Leads community-focused redevelopment and housing initiatives
 - Developing the “Fix the Block” affordable housing initiative
 - Coordinates project planning, contractor relationships, and development strategy
 - Oversees branding, outreach, and partnership development
 - Researches infill housing and rehabilitation opportunities throughout Louisville
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Jim Reynolds Asphalt Contractor

Co-Owner

- Managed large-scale asphalt and exterior property maintenance projects
 - Oversaw crews, scheduling, budgeting, and project coordination
 - Worked with residential, commercial, and institutional clients
 - Developed long-term operational and leadership experience in construction services
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Tryumf Home Services / Consulting Experience

- Assisted with construction project planning and contractor coordination
 - Supported renovation, exterior improvement, and maintenance projects
 - Participated in community-focused property improvement efforts
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Current Development Focus

- Affordable Housing
 - Infill Development
 - Rehabilitation Projects
 - Small Developer Initiatives
 - Community Revitalization
 - Senior-Friendly Housing Solutions
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Education & Professional Development

LISC Emerging Developer Cohort

Louisville, Kentucky
Current Participant

Focused studies include:

- Break-even analysis
 - Real estate proformas
 - affordable housing development
 - project financing
 - capital stack strategies
 - redevelopment planning
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Contact

Samuel D. Ellis
Ellis Strategic Holdings LLC
asksamellis.com