

2021 Funding Round 1

4% TAX CREDIT APPLICATIONS & MHDC PERMANENT FINANCING



Kansas City Region

Development Information

21-404 Acquisition/Rehab
NewView Place II
414-16 Garfield Avenue, plus multiple scattered sites Family
Kansas City, MO 64124

Developer Information

FH Northeastview, LLC
12801 North Central Expressway, Suite 1650
Dallas, TX 75243-1745
Simmie Cooper (214) 415-5634

Unit/Rent Info

7 - 1 Bedroom: \$690
41 - 2 Bedrooms: \$815
17 - 3 Bedrooms: \$1,130 - \$1,280
4 - 4+ Bedrooms: \$1,130

MHDC Loan Request

MHDC Fund Balance	\$2,200,000
MHDC HOME	\$1,200,000
MHDC Other	\$1,800,000

LIHTC Request

State LIHTC Request: \$545,000
Federal LIHTC Requested: \$596,400

Total Units: 69

Total Affordable Units: 69

Development Information

21-407 Acquisition/Rehab
Cloverleaf Apartments
14554 S. Highway 71 Family
Kansas City, MO 64147-1006

Developer Information

EPD Series 3, LLC
125 John Roberts Road, Suite 12
South Portland, ME 04106-3295
Richard Nelson, Jr. (207) 780-8050

Unit/Rent Info

108 - 2 Bedrooms: \$845 - \$1,005
96 - 3 Bedrooms: \$935 - \$1,090

Total Units: 204

Total Affordable Units: 204

LIHTC Request

State LIHTC Request: \$990,000
Federal LIHTC Requested: \$1,561,734

Development Information

21-412 New Construction
Linwood Lofts
SW Corner Linwood and Troost (3200 Troost - Site #1); SW C Family
Kansas City, MO 64109

Developer Information

East Linwood and Troost, LLC
1125 Grand Blvd, Suite 202
Kansas City, MO 64106
Jason Swords (816) 581-3991

Unit/Rent Info

76 - 1 Bedroom: \$400 - \$830
74 - 2 Bedrooms: \$470 - \$945

Total Units: 150

Total Affordable Units: 150

LIHTC Request

State LIHTC Request: \$550,000
Federal LIHTC Requested: \$1,473,320

Kansas City Region

Development Information

21-413
Twin Elms Apartments
4109 The Paseo
Kansas City, MO 64110-0000

Acquisition/Rehab

Senior 55+

Developer Information

Community Builders of Kansas City
4001 Dr. Martin Luther King, Jr. Boulevard, Suite 301
Kansas City, MO 64130
Emmet Pierson, Jr. (816) 627-2163

Unit/Rent Info

54 - 1 Bedroom: \$675

Total Units: 54
Total Affordable Units: 54

MHDC Loan Request

MHDC HOME \$700,000

LIHTC Request

Federal LIHTC Requested: \$350,000
State LIHTC Request: \$350,000

Development Information

21-415
Douglas Station Apartments
1141 NW Sloan
Lee's Summit, MO 64086-0000

New Construction

Family

Developer Information

Cave State Development, LLC
569 Melville Avenue, Suite 208
St. Louis, MO 63130-0000
Jacob Engle (314) 818-2686

Unit/Rent Info

116 - 2 Bedrooms: \$381 - \$1,370
32 - 3 Bedrooms: \$447 - \$1,574

Total Units: 148
Total Affordable Units: 148

MHDC Loan Request

MHDC Other \$1,000,000

LIHTC Request

State LIHTC Request: \$900,000
Federal LIHTC Requested: \$1,192,746

Development Information

21-417
Walnut Grove Apartments
3117 NE 37th, 3109 NE 37th & 3016 NE Winn (mailing address:
Kansas City, MO 64117

Acquisition/Rehab

Family

Developer Information

Walnut Grove Developer, LLC
6525 Leona
St. Louis, MO 63116
Eric McMahon (314) 374-0192

Unit/Rent Info

50 - 1 Bedroom: \$796
86 - 2 Bedrooms: \$901
48 - 3 Bedrooms: \$1,058

Total Units: 184
Total Affordable Units: 184

LIHTC Request

State LIHTC Request: \$655,871
Federal LIHTC Requested: \$1,440,423

Kansas City Region

Development Information

21-420 New Construction
20 Walrond
3032 East 20th Terrace and multiple scattered sites Family
Kansas City, MO 64127

Unit/Rent Info

15 - 2 Bedrooms: \$864
17 - 3 Bedrooms: \$1,167

Total Units: 32
Total Affordable Units: 32

Developer Information

The Affordable Housing Coalition, Inc.
1601 East 18th Street STE 207
Kansas City, MO 64108-1653
George William Kimble (816) 605-1138

LIHTC Request

State LIHTC Request: \$295,000
Federal LIHTC Requested: \$447,456

MSA-Rural Region

Development Information

21-403 Acquisition/Rehab
Pinnacle on the Park, LP
525 S. Campbell Ave. plus 770 South Ave. Family
Springfield, MO 65806

Unit/Rent Info

63 - Studio: \$514 - \$625
162 - 1 Bedroom: \$592
1 - 2 Bedrooms: \$771

Total Units: 226
Total Affordable Units: 226

Developer Information

Breckenridge Development Services, Inc. w/ BGC Advantage (Mas
1910 Farmerville Highway
Ruston, LA 71270-7150
Holly Knight (318) 224-2997

LIHTC Request

State LIHTC Request: \$600,000
Federal LIHTC Requested: \$1,252,850

St. Louis Region

Development Information

21-401 Acquisition/Rehab
Bentwood Townhomes
5500 Eagle Valley Drive Family
St. Louis, MO 63136-1138

Developer Information

Envolve Community Management, LLC
105 Tallapoosa Street, Suite 300
Montgomery, AL 36104-2655
Daniel Hughes (334) 954-4458

Unit/Rent Info

77 - 2 Bedrooms: \$671 - \$938
87 - 3 Bedrooms: \$944 - \$1,118
34 - 4+ Bedrooms: \$1,057 - \$1,246

Total Units: 198
Total Affordable Units: 179
Total Market Units: 19

Federal LIHTC Requested: \$1,087,535

Development Information

21-402 Acquisition/Rehab
Hawkins Village Apartments
1089 Caballo Court Family
St. Louis, MO 63026-3709

Developer Information

Hawkins Village Developer LLC
1425 S. 18th Street
St. Louis, MO 63104-2501
Eric McMahon (314) 374-0192

Unit/Rent Info

106 - 2 Bedrooms: \$1,085
34 - 3 Bedrooms: \$1,350

Total Units: 140
Total Affordable Units: 140

LIHTC Request

State LIHTC Request: \$583,484
Federal LIHTC Requested: \$1,160,149

Development Information

21-405 Acquisition/Rehab
The Brewery Apartments
1700 N 20th Street Family
St. Louis, MO 63106-2621

Developer Information

McCormack Baron Salazar, Inc.
720 Olive Street, Suite 2500
St. Louis, MO 63101-2313
Kim Hartmann (314) 621-3400

Unit/Rent Info

4 - Studio: \$595 - \$599
62 - 1 Bedroom: \$641 - \$750
61 - 2 Bedrooms: \$776 - \$865
12 - 3 Bedrooms: \$972

Total Units: 139
Total Affordable Units: 115
Total Market Units: 24

MHDC Loan Request

MHDC HOME	\$873,351
MHDC Select	\$860,064
MHDC Select	\$1,600,000

Federal LIHTC Requested: \$536,194

St. Louis Region

Development Information

21-406
Crossroads Senior Living at Bevo Mill
4900 Gravois Avenue
St. Louis, MO 63116

New Construction

Senior 62+

Developer Information

Crossroads Living LIHTC GP, LLC
2337 South Kingshighway Avenue
St. Louis, MO 63110
Janice Drake (314) 865-5530

Unit/Rent Info

68 - 1 Bedroom: \$647 - \$675
12 - 2 Bedrooms: \$815

MHDC Loan Request

MHDC HOME

\$750,000

LIHTC Request

State LIHTC Request: \$605,000
Federal LIHTC Requested: \$853,200

Total Units: 80

Total Affordable Units: 80

Development Information

21-408
Hillvale Apartments
5830 Selber Court
St. Louis, MO 63120

Rehabilitation

Family

Developer Information

Steele Properties IV LLC
6875 E. Evans Ave
Denver, CO 80224-2355
Justin Boyd (303) 226-9137

Unit/Rent Info

42 - 2 Bedrooms: \$858
104 - 3 Bedrooms: \$1,053

MHDC Loan Request

MHDC Other

\$1,000,000

LIHTC Request

State LIHTC Request: \$850,104
Federal LIHTC Requested: \$1,268,940

Total Units: 146

Total Affordable Units: 146

Development Information

21-409
Northside Heights
5500 Natural Bridge Ave plus multiple scattered sites
St. Louis, MO 63120-1627

New + Acquisition/Rehab

Family

Developer Information

Northside Community Housing, Inc
4067 Lincoln Ave
St. Louis, MO 63113-3221
Michael Burns (314) 531-0056

Unit/Rent Info

13 - 1 Bedroom: \$395 - \$500
38 - 2 Bedrooms: \$470 - \$685
14 - 3 Bedrooms: \$525 - \$800

MHDC Loan Request

MHDC CHDO

\$350,000

LIHTC Request

State LIHTC Request: \$340,000
Federal LIHTC Requested: \$486,941

Total Units: 65

Total Affordable Units: 65

St. Louis Region

Development Information

21-410
Baden School Apartments
8724 Halls Ferry Rd (1100 Veronica Ave)
St. Louis, MO 63147-1905

Acquisition/Rehab

Family

Developer Information

Baden School Developer, LLC
3100 Chippewa St
St. Louis, Select 63118-3640
Christopher Shearman (314) 518-6696

Unit/Rent Info

17 - 1 Bedroom: \$367 - \$600
23 - 2 Bedrooms: \$443 - \$775
10 - 3 Bedrooms: \$512 - \$900

Total Units: 50
Total Affordable Units: 45
Total Market Units: 5

MHDC Loan Request

MHDC CHDO \$600,000

LIHTC Request

State LIHTC Request: \$450,000
Federal LIHTC Requested: \$525,622

Development Information

21-411
Marquette Homes
3305 Meramec and others
St. Louis, MO 63118

New + Acquisition/Rehab

Family

Developer Information

Marquette Homes Developer LLC
1627 Washington Avenue
St. Louis, MO 63103-1830
Terrell Carter (314) 333-7002

Unit/Rent Info

10 - 1 Bedroom: \$390 - \$575
14 - 2 Bedrooms: \$465 - \$750
36 - 3 Bedrooms: \$535 - \$885

Total Units: 60
Total Affordable Units: 60

MHDC Loan Request

MHDC HOME \$750,000

LIHTC Request

State LIHTC Request: \$450,000
Federal LIHTC Requested: \$738,009

Development Information

21-414
Cambridge Heights I Apartments
703 O'Fallon Street
St. Louis, MO 63106

Acquisition/Rehab

Family

Developer Information

Community Builders of Kansas City
4001 Dr. Martin Luther King, Jr. Boulevard Suite 301
Kansas City, MO 64130
Emmet Pierson, Jr. (816) 627-6123

Unit/Rent Info

37 - 1 Bedroom: \$348 - \$726
60 - 2 Bedrooms: \$348 - \$973
17 - 3 Bedrooms: \$348 - \$988
5 - 4+ Bedrooms: \$348
2 - 4+ Bedrooms: \$348

Total Units: 121
Total Affordable Units: 106
Total Market Units: 15

MHDC Loan Request

MHDC Select \$1,150,000

LIHTC Request

Federal LIHTC Requested: \$677,000
State LIHTC Request: \$677,000

St. Louis Region

Development Information

21-416 Acquisition/Rehab
Banneker School Apartments
2840 Samuel Shepard Family
St. Louis, MO 63103-1302

Unit/Rent Info

12 - 1 Bedroom: \$550 - \$630
25 - 2 Bedrooms: \$720 - \$828
4 - 3 Bedrooms: \$800 - \$850

Total Units: 41
Total Affordable Units: 36
Total Market Units: 5

Developer Information

Banneker School Apartments, LLC
2629 Waltham
St. Louis, MO 63125
Adnan Iriskic (314) 393-1106

LIHTC Request

State LIHTC Request: \$365,000
Federal LIHTC Requested: \$498,862

Development Information

21-418 Acquisition/Rehab
Metropolitan Village Apartments
3114 Franklin Senior 62+
St. Louis, MO 63106

Unit/Rent Info

141 - 1 Bedroom: \$878
6 - 2 Bedrooms: \$1,158

Total Units: 147
Total Affordable Units: 147

Developer Information

Metropolitan Village Developer, LLC
13520 Deakins
Darnestown, MD 00000
Robert S. Salomon III (301) 455-8515

LIHTC Request

State LIHTC Request: \$280,000
Federal LIHTC Requested: \$968,616

Development Information

21-419 New Construction
Arbor Hill Apartments
145 Apple Avenue Family
Maryland Heights, MO 63043

Unit/Rent Info

20 - 2 Bedrooms: \$850
34 - 3 Bedrooms: \$1,050
14 - 4+ Bedrooms: \$1,250

Total Units: 68
Total Affordable Units: 68

Developer Information

Arbor Hill Paradigm, Inc (an affiliate of HASLC)
8865 Natural Bridge Road
St. Louis, MO 63121-3933
Shannon Koenig (314) 227-3114

LIHTC Request

State LIHTC Request: \$465,000
Federal LIHTC Requested: \$909,920