

**NEBRASKA INVESTMENT FINANCE AUTHORITY  
LOW INCOME HOUSING TAX CREDIT PROGRAM  
2018 ROUND ONE FINAL APPLICATION LIST  
(updated 1/17/2018)**

NIFA PROJECT #	DEVELOPMENT NAME and ADDRESS	LIHTC/AHTC APPLICANT	COUNTY	TOTAL UNITS	LIHTC UNITS	MARKET UNITS	# OF BLDGS	PROJECT TYPE	PROFIT STATUS	FINANCING SOURCES	ESTIMATED COST	TAX CREDITS REQUESTED
7-0887 (Rnd 1)	The Allas (Atlas) Historic Apartments 1609 Binney Street Omaha, NE	1609 Binney1, LLC 4809 NW Radial Hwy Omaha, NE 68104 (Lawrence Butler: 402.960.8557)	Douglas	6	4	2	1	Rehabilitation Urban Multifamily	For Profit	Conventional Loan Deferred Developer Fee Owner Equity Historic Rehab Tax Credits	\$ 710,384	\$ 41,400
7-0888 (Rnd 1)	Adams Park Crown I Scattered Addresses Omaha, NE	Holy Name Housing Corporation 4324 Fort Street Omaha, NE 68111 (Michael Gawley: 402.563.6100)	Douglas	40	40	0	40	New Construction/Acq & Rehab Urban Single Family	Non Profit	Conventional Loan Developer Loan HOME Funds	\$ 8,610,170	\$ 619,607
7-0891 (Rnd 1)	St. Paul Pavilions N. of O Street & E. of 5th St. St. Paul, NE	Housing Authority of the City of St. Paul 420 Jay Street St. Paul, NE 68873 (Brenda Klanecky: 308.754.5251)	Howard	12	12	0	6	New Construction Rural Duplex	Non Profit	Conventional Loan Deferred Developer Fee HOME Funds	\$ 2,482,695	\$ 157,731
7-0893 (Rnd 1)	1404 Castelar 1404 Castelar Street Omaha, NE	Foundations Development, LLC 1886 S. 126th Street Omaha, NE 68144 (Rob Woodling: 402.504.3248)	Douglas	38	30	8	1	New Construction Urban Elderly Housing	For Profit	Conventional Loan Deferred Developer Fee	\$ 5,116,891	\$ 356,428
7-0901 (Rnd 1)	Jefferson Estates 24th & H Street Fairbury, NE	Midwest Housing Initiatives, Inc. P.O. Box 5425 Lincoln, NE 68505 (Kurt Grosshans: 402.434.2525)	Jefferson	16	16	0	8	New Construction Rural Duplex Elderly Housing	For Profit	HOME Funds Deferred Developer Fee	\$ 2,360,807	\$ 155,054
7-0913 (Rnd 1)	Autumn Pointe Apartments 2735 N Yager RD Fremont, NE	Zimmerman Properties, LLC 1730 East Republic RD, Suite F Springfield, MO 65804 (Melissa Forster: 417.883.1632)	Dodge	60	47	13	4	New Construction Rural	For Profit	Conventional Loan Deferred Developer Fee	\$ 10,418,753	\$ 716,278
7-0916 (Rnd 1)	Townhomes at Homestead Commons 2226 S Blaine ST Grand Island, NE	Builders Development Corporation 600 E 103rd Street Kansas City, MO 64131 (Michael Snodgrass: 816.733.2240)	Hall	50	40	10	25	New Construction Rural Duplex Single Family Elderly Housing	Non Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 8,627,252	\$ 578,333
7-0918 (Rnd 1)	Chandler Ridge Apartments SE Corner of 25th and Chandler RD Bellevue, NE	Zimmerman Properties, LLC 1730 East Republic RD, Suite F Springfield, MO 65804 (Melissa Forster: 417.883.1632)	Sarpy	60	47	13	4	New Construction Urban	For Profit	Conventional Loan Deferred Developer Fee	\$ 10,806,344	\$ 675,109
7-0919 (Rnd 1)	Garage Lofts 424 S 24th Street Omaha, NE	424 S. 24th Street, LLC 509 Walker Street Woodbine, IA 51579 (Darin Smith: 712.647.3355)	Douglas	30	24	6	1	New Construction Urban	For Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 4,901,521	\$ 286,399
7-0920 (Rnd 1)	Wahoo Family TBD Laurel Avenue Wahoo, NE	Dana Point Development Corporation PO Box 1808 Turlock, CA 95381 (Matt Thomas: 209.634.0044)	Saunders	11	11	0	11	New Construction Urban Single Family	For Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 2,204,204	\$ 124,743
7-0921 (Rnd 1)	Grand Island Family TBD Corner of Ebony LN & W State St. Grand Island, NE	Building a Better Tomorrow, Inc. 3601 Calvert Street, Suite 9 Lincoln, NE 68506 (Brian Clark: 209.262.8661)	Hall	60	60	0	30	New Construction Rural Duplex	Non Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 11,159,271	\$ 775,711
7-0922 (Rnd 1)	Osborne View Estates East of HWY 281 & North of E 26th St Hastings, NE	Mesner Development Co. 2604 26th Avenue Central City, NE 68826 (Kathryn Mesner : 308.946.3826)	Adams	30	30	0	15	New Construction Rural Duplex	For Profit	Conventional Loan Owner Equity HOME Funds	\$ 5,358,255	\$ 356,738

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7-0923 (Rnd 1)	Ashland Affordable Housing Partners 2400 Euclid Street Ashland, NE	Ashland Affordable Housing Partners 1886 S 126th ST Omaha, NE 68144 (Rob Woodling: 402.504.3248)	Saunders	12	9	3	12	New Construction Urban Single Family	For Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 2,340,835	\$ 120,958
7-0924 (Rnd 1)	Cherry Creek Townhomes East of 3rd Ave. South of 27th St Columbus, NE	Mesner Development Co. 2604 26th Avenue Central City, NE 68826 (Kathryn Mesner : 308.946.3826)	Platte	14	14	0	5	New Construction Rural Triplex Duplex	For Profit	Conventional Loan Managing Member Deferred Loan HOME Funds	\$ 2,889,807	\$ 186,014
7-0925 (Rnd 1)	Vistas at Meadow Grove 1914 E Avenue York, NE	Prairie Fire Development Group, LLC 22 E Rockwood Drive Ottawa, KS 66067 (Jared Nook: 816.686.0659)	York	48	48	0	25	New Construction Rural Duplex	For Profit	Conventional Loan Deferred Developer Fee	\$ 8,241,439	\$ 599,349
7-0926 (Rnd 1)	Philip Estates Philip and Dixie Avenues North Platte, NE	Midwest Housing Initiatives, Inc. P.O. Box 5425 Lincoln, NE 68505 (Kurt Grosshans: 402.434.2525)	Lincoln	27	27	0	27	New Construction Rural Single Family	For Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 5,632,992	\$ 402,653
7-0927 (Rnd 1)	Horizon Estates East of East St and South of 11th Ave Holdrege, NE	Housing Authority of the City of Holdrege 1422 12th Avenue Holdrege, NE 68949 (Carpi Chapman: 308.995.8733)	Phelps	20	20	0	10	New Construction Rural Duplex	Non Profit	Conventional Loan HOME Funds Deferred Developer Fee	\$ 3,745,435	\$ 253,043
7-0928 (Rnd 1)	Pinnacle Apartments 4503 N 19th Street Columbus, NE 68601	Triangle Apartments, LLC 740 S 75th Street Omaha, NE 68114 (Julie Stalzer: 402.963.9099)	Platte	64	64	0	14	Acq/Rehabilitation Rural Four-plex	For Profit	Conventional Loan Owner Equity	\$ 6,139,970	\$ 388,178
7-0929 (Rnd 1)	Belle Plaine Apartments LP TBD Grenoble Drive Bellevue, NE	Summit Housing Group, Inc. 283 West Front Street, Suite 1 Missoula, MT 59802 (Rusty Snow: 406.541.0999)	Sarpy	72	56	15	10	New Construction Urban	For Profit	Conventional Loan Owner Equity	\$ 11,586,538	\$ 745,000
7-0930 (Rnd 1)	Fountain Springs Townhomes 29th Street and W Yager Road Fremont, NE	Flint Hills Development Group, LLC 1617 17th Ave., Suite B Central City, NE 68826 (Christopher Lenz: 308.940.0493)	Dodge	40	40	0	20	New Construction Rural Duplex Elderly Housing	For Profit	Conventional Loan Deferred Developer Fee	\$ 7,096,327	\$ 524,553
7-0931 (Rnd 1)	Valley Shores North 280th and W Reichmuth Road Valley, NE	Flint Hills Development Group, LLC 1617 17th Ave., Suite B Central City, NE 68826 (Christopher Lenz: 308.940.0493)	Douglas	40	36	4	10	New Construction Urban Four-plex	For Profit	Conventional Loan Deferred Developer Fee	\$ 7,115,422	\$ 479,638
7-0932 (Rnd 1)	165 Fort 16505 Fort Street Omaha, NE	Foundations Development, LLC 1886 S 126th Street Omaha, NE 68144 (Rob Woodling: 402.504.3248)	Douglas	84	67	17	84	New Construction Urban Multifamily/Single Family Four-plex/Duplex	For Profit	Conventional Loan Deferred Developer Fee	\$ 13,940,000	\$ 960,000
7-0933 (Rnd 1)	Sunridge Townhomes & Apartments Jack Sutton Drive & Military Avenue Fremont, NE	Suncap Associates, LP 3701 Lindell Blvd St. Louis, MO 63108 (Jela Dilber: 314.783.2150)	Dodge	39	35	4	7	New Construction Rural Multifamily	For Profit	Conventional Loan Deferred Developer Fee	\$ 7,761,819	\$ 598,577
7-0934 (Rnd 1)	Marcy Street Apartments 1508 Macy Street Omaha, NE	Marcy Street Apartments Limited Partnership 233 Park Avenue South, Suite 201 Minneapolis, MN 55415 (Will Anderson: 612.604.0866)	Douglas	73	58	15	4	New Construction Urban Multifamily	For Profit	Conventional Loan Deferred Developer Fee	\$ 17,764,781	\$ 986,506
<b>TOTAL</b>				<b>946</b>	<b>835</b>	<b>110</b>	<b>374</b>				<b>\$ 167,011,912</b>	<b>\$ 11,087,999</b>