



2022 LIHTC ROUND QUESTIONS AND ANSWERS POSTED WEDNESDAY DECEMBER 22, 2021

New Questions in RED

IFA Answers to New Questions in BLUE

*If there are any updates or clarifications to any IFA answers, they will be highlighted.

General

Is it allowed if a non-profit organization/school would like to have affordable housing on their campus/land but would want to limit the tenants to qualified students, faculty or staff affiliated with their school or programs?

Under Treas. Reg. §1.42-9(b), if a residential unit is provided only for a member of a social organization or provided by an employer for its employees, the unit is not for use by the general public and is not eligible for credit under IRC §42. Limiting the tenant population to students or those employed by a school is not for use by the general public.

1.1 Tax Reservation Schedule

Where do I find the timeline for the 2022 LIHTC Round?

See 2022-2023 QAP Section 1.1.1 for the 2022 Round schedule and 1.1.2 for the 2023 schedule. The 2022 Application package will be available December 2022. The 2023 Application package will be available November 2023.

2.2.6 Derecho Disaster Set-Aside

Do you know when IFA will know if there will be credits available in the Derecho Disaster set aside for 2022?

At this point, IFA does not have any Derecho Disaster credits available. IFA will plan to allocate any Derecho Disaster credits during the 2022 round if any are returned from a previously awarded project in the coming months.

2.3.2 - Project Cap/4.10 Basis Boost

Can you clarify what you mean in QAP Section 4.10 where the QAP refers to the "project cap". What is the project cap? How can the project cap increase by 50% if the project can only obtain a boost of 30%?

Project Cap information is listed in QAP Section 2.3.2. If a Project qualifies for a 30% increase in Eligible Basis (Basis Boost), the Tax Credit Cap would increase by 30% (same percent as the qualifying % of Basis Boost). The Project Cap (\$880,000) would increase by 15% to \$1,012,000.

4.10.1.2 Concerted Community Revitalization Plan (CCRP)

What are the requirements for a Community Revitalization Report for a qualified census tract?

The requirements for a Community Revitalization Plan are listed in the 2022-2023 QAP Section 4.10.1.2.

5.3.1 New Applicant

Is there mandatory annual developer training for the 2022 round?

Developer training is not required for the 2022-2023 Rounds. It is recommended that new Applicants attend an in-person meeting with the LIHTC manager to review the QAP and the Application process prior to submitting an application.

6.2.7 Public Transportation

How do I determine what is public transportation in Iowa?

Iowa Department of Transportation (DOT) has the following link to all Iowa Public Transportation Systems: [Maps and listings for Iowa's 35 public transit systems | Iowa DOT](#)

If dial-a-ride services are available, in addition to fix-route services can they count for points?

No, dial-a-ride services only count for scoring in areas that do not provide fixed route services.

6.3.7 Energy Efficiency

Can an Acq/Rehab project WITH Historic Tax Credits get the 8 points for this selection?

A project that will be utilizing historic tax credits, whether acq/rehab or adaptive reuse, is NOT eligible for the 8 points under energy efficiency.



Can an Acq/Rehab project attempt to get HERS index of 62 or less to get the 8 points?

No. The categories for the energy efficiency points are specific to New Construction (HERS or ASHRAE 90.1-10) and for Acq/Rehab or Adaptive Reuse (existing structures), the available points are for exceeding the 2015 IECC by 8%. If a project is both New and Acq/Rehab or New and Adaptive Reuse, both the applicable NC and existing structure requirements would be required to be met to receive the 8 points.