



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Broadway Homes

SITE LOCATION: Scattered Sites (See next page)
Gary, IN

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: MVAH Holding LLC

OWNER: Broadway Homes LLC

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 12 |
| 70% of AMI: | 0 |
| 60% of AMI: | 11 |
| 50% of AMI: | 11 |
| 40% of AMI: | 0 |
| 30% of AMI: | 12 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 0 |
| Two bedrooms: | 22 |
| Three bedrooms: | 15 |
| Four bedrooms: | 9 |
| Total units: | 46 |

TOTAL PROJECTED COSTS: \$12,991,270.00

CREDITS PER UNIT: \$26,086.96

CREDIT REQUESTED: \$1,200,000.00

CREDIT RECOMMENDED: \$1,200,000.00

HOME REQUESTED: \$0

HOME RECOMMENDED: \$0

DEVELOPMENT FUND REQUESTED: \$0

DEVELOPMENT FUND RECOMMENDED: \$0

HOUSING TRUST FUND REQUESTED: \$0

HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-005

BIN NUMBER: IN-21-00100

FINAL SCORE: 116.5

SET-ASIDE: Large City

Broadway Homes

| |
|-------------------------|
| 749 Connecticut Street |
| 755 Connecticut Street |
| 757 Connecticut Street |
| 761 Connecticut Street |
| 700 Connecticut Street |
| 704 Connecticut Street |
| 708 Connecticut Street |
| 712 Connecticut Street |
| 748 Connecticut Street |
| 752 Connecticut Street |
| 756 Connecticut Street |
| 709 Connecticut Street |
| 715 Connecticut Street |
| 717 Connecticut Street |
| 723 Connecticut Street |
| 732 Pennsylvania Street |
| 736 Pennsylvania Street |
| 746 Pennsylvania Street |
| 750 Pennsylvania Street |
| 752 Pennsylvania Street |
| 758 Pennsylvania Street |
| 760 Pennsylvania Street |
| 641-647 Delaware Street |
| 649 Delaware Street |
| 653 Delaware Street |
| 657 Delaware Street |
| 624 Virginia Street |
| 630 Virginia Street |
| 632 Virginia Street |
| 638 Virginia Street |
| 768 Virginia Street |
| 772 Virginia Street |
| 776 Virginia Street |
| 824 Virginia Street |
| 828-830 Virginia Street |
| 832 Virginia Street |
| 836 Virginia Street |
| 713 Pennsylvania Street |
| 717 Pennsylvania Street |
| 721 Pennsylvania Street |
| 725 Pennsylvania Street |



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: City View Homes

SITE LOCATION: Scattered Sites (See next page)
Muncie, IN

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: MVAH Holding LLC

OWNER: City View Homes LLC

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 12 |
| 70% of AMI: | 0 |
| 60% of AMI: | 12 |
| 50% of AMI: | 12 |
| 40% of AMI: | 0 |
| 30% of AMI: | 12 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 0 |
| Two bedrooms: | 21 |
| Three bedrooms: | 16 |
| Four bedrooms: | 11 |
| Total units: | 48 |

TOTAL PROJECTED COSTS: \$10,948,685.00

CREDITS PER UNIT: \$21,354.17

CREDIT REQUESTED: \$1,025,000.00

CREDIT RECOMMENDED: \$1,025,000.00

HOME REQUESTED: \$0

HOME RECOMMENDED: \$0

DEVELOPMENT FUND REQUESTED: \$0

DEVELOPMENT FUND RECOMMENDED: \$0

HOUSING TRUST FUND REQUESTED: \$0

HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-009

BIN NUMBER: IN-21-00200

FINAL SCORE: 116.66

SET-ASIDE: Small City

| |
|---------------------------------|
| 1422 S. Macedonia Avenue |
| 1500 S. Macedonia Avenue |
| 1502 S. Macedonia Avenue |
| 1506 S. Macedonia Avenue |
| 1500 E. 8th Street |
| 1504 E. 8th Street |
| 1506 E. 8th Street |
| 1512 E. 8th Street |
| 1514 E. 8th Street |
| 1516 E. 8th Street |
| 1518 E. 8th Street |
| 1520 E. 8th Street |
| 1509 S. Macedonia Avenue |
| 1125 S. Elm Street |
| 1115 S. Elm Street |
| 1120 S. Elm Street |
| 1122 S. Elm Street |
| 1124 S. Elm Street |
| 1200 S. Elm Street |
| 1206 S. Elm Street |
| 125 E. 8th Street |
| 401 E. 8th Street |
| 409 E. 8th Street |
| 1208 S. Franklin Street |
| 1201 S. High Street |
| 1717 S. Franklin Street |
| 1810 & 1812 S. Franklin Street |
| 1711 & 1711.5 S. Madison Street |
| 1107 E. 7th Street |
| 1623.5 S. Elm Street |
| 1625 & 1627 S. Elm Street |
| 1624 S. Elm Street |
| 1627 S. Madison Street |
| 719 W. Powers Street |



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Compass on Washington

SITE LOCATION: 1133 E. Washington Street
Indianapolis, IN 46202

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Supportive Housing

APPLICANT: Englewood Community Development Corporation

OWNER: Compass on Washington, LP

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 18
 50% of AMI: 9
 40% of AMI: 0
 30% of AMI: 9
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 36
 Two bedrooms: 0
 Three bedrooms: 0
 Four bedrooms: 0
 Total units: 36

TOTAL PROJECTED COSTS: \$11,689,181.00
 CREDITS PER UNIT: \$33,333.33

CREDIT REQUESTED: \$1,200,000.00
 CREDIT RECOMMENDED: \$1,200,000.00
 HOME REQUESTED: \$400,000.00
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$500,000.00
 HOUSING TRUST FUND RECOMMENDED: \$900,000.00

APPLICANT NUMBER: 2021A-C-012
 BIN NUMBER: IN-21-00300
 HOUSING TRUST FUND NUMBER: HTF-020-001
 FINAL SCORE: 101.5
 SET-ASIDE: Housing First



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Emmie June Cove

SITE LOCATION: 500 Block of N. State Street and 6322/6324 Gardner Rd.
Chandler, IN 47610

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: Keller Development, Inc.

OWNER: Emmie June Cove, LP

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 18 |
| 70% of AMI: | 0 |
| 60% of AMI: | 0 |
| 50% of AMI: | 12 |
| 40% of AMI: | 0 |
| 30% of AMI: | 10 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 0 |
| Two bedrooms: | 20 |
| Three bedrooms: | 20 |
| Four bedrooms: | 0 |
| Total units: | 40 |

TOTAL PROJECTED COSTS: \$6,947,451.00
 CREDITS PER UNIT: \$16,513.83

CREDIT REQUESTED: \$700,000.00
 CREDIT RECOMMENDED: \$660,553.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$400,000.00
 DEVELOPMENT FUND RECOMMENDED: \$400,000.00
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-014
 BIN NUMBER: IN-21-00400
 DEVELOPMENT FUND LOAN NUMBER: DFL-021-103
 FINAL SCORE: 111.5
 SET-ASIDE: General



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Founders Square Senior Apartments
 SITE LOCATION: SEQ of I-465 and Crawfordsville Road
 Speedway, IN 46224
 PROJECT TYPE: New Construction
 PROJECT DESIGNATION: Age-Restricted
 APPLICANT: T&H Investment Properties, LLC
 PRINCIPALS: Founders Square Senior Apartments, LP

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 30 |
| 70% of AMI: | 0 |
| 60% of AMI: | 0 |
| 50% of AMI: | 15 |
| 40% of AMI: | 0 |
| 30% of AMI: | 15 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 0 |
| Two bedrooms: | 60 |
| Three bedrooms: | 0 |
| Four bedrooms: | 0 |
| Total units: | 60 |

TOTAL PROJECTED COSTS: \$12,520,475.00
 CREDITS PER UNIT: \$20,000.00

CREDIT REQUESTED: \$1,200,000.00
 CREDIT RECOMMENDED: \$1,200,000.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-016
 BIN NUMBER: IN-21-00500
 FINAL SCORE: 116
 SET-ASIDE: Rural



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Garfield Parkside Townhomes
 SITE LOCATION: 401 E Southern and 1258 Martin Street
 Indianapolis, IN 46225/46227
 PROJECT TYPE: New Construction
 PROJECT DESIGNATION: Family
 APPLICANT: T&H Investment Properties LLC
 OWNER: Garfield Parkside Townhomes, LP

OF UNITS AT EACH SET ASIDE

80% of AMI: 23
 70% of AMI: 0
 60% of AMI: 0
 50% of AMI: 0
 40% of AMI: 12
 30% of AMI: 12
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 0
 Two bedrooms: 0
 Three bedrooms: 47
 Four bedrooms: 0
 Total units: 47

TOTAL PROJECTED COSTS: \$11,758,369.00
 CREDITS PER UNIT: \$23,404.26

CREDIT REQUESTED: \$1,100,000.00
 CREDIT RECOMMENDED: \$1,100,000.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-017
 BIN NUMBER: IN-21-00600
 FINAL SCORE: 113.97
 SET-ASIDE: Community Integration



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Hanna Commons

SITE LOCATION: 2910 E. Hanna Avenue
Indianapolis, IN 46227

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Supportive Housing

APPLICANT: UP Hanna Commons LP

OWNER: UP Hanna Commons, LP

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 27
 50% of AMI: 13
 40% of AMI: 0
 30% of AMI: 14
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 54
 Two bedrooms: 0
 Three bedrooms: 0
 Four bedrooms: 0
 Total units: 54

TOTAL PROJECTED COSTS: \$13,148,753.00
 CREDITS PER UNIT: \$22,222.22

CREDIT REQUESTED: \$1,200,000.00
 CREDIT RECOMMENDED: \$1,200,000.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$500,000.00
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$500,000.00
 HOUSING TRUST FUND RECOMMENDED: \$1,000,000.00

APPLICANT NUMBER: 2021A-C-021
 BIN NUMBER: IN-21-00700
 HOUSING TRUST FUND NUMBER: HTF-020-002
 FINAL SCORE: 88.5
 SET-ASIDE: Housing First



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Jacobsville I Apartments Rehab

SITE LOCATION: 240 W. Florida Street
and 1012/1014 W. Delaware Street
Evansville, IN 47710

PROJECT TYPE: New Construction & Rehabilitation

PROJECT DESIGNATION: Family

APPLICANT: Gratus Development, LLC

OWNER: Jacobsville I Apartment Rehab, LP

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 18
 50% of AMI: 9
 40% of AMI: 0
 30% of AMI: 9
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 6
 Two bedrooms: 16
 Three bedrooms: 10
 Four bedrooms: 4
 Total units: 36

TOTAL PROJECTED COSTS: \$6,228,030.00
 CREDITS PER UNIT: \$16,095.08

CREDIT REQUESTED: \$579,423.00
 CREDIT RECOMMENDED: \$579,423.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-026
 BIN NUMBER: IN-21-00800
 FINAL SCORE: 111.95
 SET-ASIDE: Large City



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Korbyn Creek
 SITE LOCATION: 230 E Osage St.
 Greenfield, IN 46140
 PROJECT TYPE: New Construction
 PROJECT DESIGNATION: Family
 APPLICANT: Keller Development, Inc.
 OWNER: Korbyn Creek, LP

OF UNITS AT EACH SET ASIDE

80% of AMI: 20
 70% of AMI: 0
 60% of AMI: 4
 50% of AMI: 12
 40% of AMI: 0
 30% of AMI: 12
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 0
 Two bedrooms: 48
 Three bedrooms: 0
 Four bedrooms: 0
 Total units: 48

TOTAL PROJECTED COSTS: \$8,728,714.00
 CREDITS PER UNIT: \$17,385.42

CREDIT REQUESTED: \$834,500.00
 CREDIT RECOMMENDED: \$834,500.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-028
 BIN NUMBER: IN-21-00900
 FINAL SCORE: 110
 SET-ASIDE: Workforce Housing



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Madison Lofts

SITE LOCATION: 215 South Madison Street
Fortville, IN 46040

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: MVAH Holding LLC

OWNER: Madison Lofts LLC

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 15 |
| 70% of AMI: | 0 |
| 60% of AMI: | 14 |
| 50% of AMI: | 14 |
| 40% of AMI: | 0 |
| 30% of AMI: | 15 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 31 |
| Two bedrooms: | 27 |
| Three bedrooms: | 0 |
| Four bedrooms: | 0 |
| Total units: | 58 |

TOTAL PROJECTED COSTS: \$11,107,895.00

CREDITS PER UNIT: \$17,241.38

CREDIT REQUESTED: \$1,000,000.00

CREDIT RECOMMENDED: \$1,000,000.00

HOME REQUESTED: \$0

HOME RECOMMENDED: \$0

DEVELOPMENT FUND REQUESTED: \$0

DEVELOPMENT FUND RECOMMENDED: \$0

HOUSING TRUST FUND REQUESTED: \$0

HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-030

BIN NUMBER: IN-21-01000

FINAL SCORE: 109

SET-ASIDE: Stellar



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: New Life Manor
 SITE LOCATION: 1030 N. Beville Avenue
 Indianapolis, IN 46201
 PROJECT TYPE: Rehabilitation
 PROJECT DESIGNATION: Age-Restricted
 APPLICANT: The John H. Boner Community Center, Inc.
 OWNER: New Life Manor, L.P.

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 19
 50% of AMI: 17
 40% of AMI: 0
 30% of AMI: 12
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 48
 Two bedrooms: 0
 Three bedrooms: 0
 Four bedrooms: 0
 Total units: 48

TOTAL PROJECTED COSTS: \$7,486,290.00
 CREDITS PER UNIT: \$13,275.25

CREDIT REQUESTED: \$637,212.00
 CREDIT RECOMMENDED: \$637,212.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-035
 BIN NUMBER: IN-21-01100
 FINAL SCORE: 109
 SET-ASIDE: Preservation



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Pebble Village Townhomes

SITE LOCATION: 0 Pebble Village Lane
Noblesville, IN 46062

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: Pebble Village Townhomes Limited Partnership

OWNER: Pebble Village Townhomes Limited Partnership

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 30 |
| 70% of AMI: | 0 |
| 60% of AMI: | 0 |
| 50% of AMI: | 15 |
| 40% of AMI: | 0 |
| 30% of AMI: | 15 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 0 |
| Two bedrooms: | 30 |
| Three bedrooms: | 30 |
| Four bedrooms: | 0 |
| Total units: | 60 |

TOTAL PROJECTED COSTS: \$13,571,440.00
 CREDITS PER UNIT: \$19,983.33

CREDIT REQUESTED: \$1,199,000.00
 CREDIT RECOMMENDED: \$1,199,000.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-037
 BIN NUMBER: IN-21-01200
 FINAL SCORE: 107
 SET-ASIDE: Workforce Housing



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Prominence Commons

SITE LOCATION: Scattered Sites (See next page)
Portage, IN

PROJECT TYPE: New Construction & Rehabilitation

PROJECT DESIGNATION: Supportive Housing

APPLICANT: Housing Opportunities, Inc.

OWNER: Prominence Commons, L.P.

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 20
 50% of AMI: 17
 40% of AMI: 0
 30% of AMI: 13
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 22
 Two bedrooms: 22
 Three bedrooms: 6
 Four bedrooms: 0
 Total units: 50

TOTAL PROJECTED COSTS: \$10,457,775.00
 CREDITS PER UNIT: \$21,118.12

CREDIT REQUESTED: \$1,055,906.00
 CREDIT RECOMMENDED: \$1,055,906.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$500,000.00
 DEVELOPMENT FUND RECOMMENDED: \$500,000.00
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-038
 BIN NUMBER: IN-21-01300
 DEVELOPMENT FUND LOAN NUMBER: DFL-021-101
 FINAL SCORE: 106.5
 SET-ASIDE: Preservation



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Retreat @ the Switchyard
 SITE LOCATION: 1730 South Walnut Street
 Bloomington, IN 47401
 PROJECT TYPE: New Construction
 PROJECT DESIGNATION: Family
 APPLICANT: RealAmerica Development, LLC
 OWNER: Retreat @ the Switchyard, LP

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 15 |
| 70% of AMI: | 9 |
| 60% of AMI: | 0 |
| 50% of AMI: | 12 |
| 40% of AMI: | 0 |
| 30% of AMI: | 12 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 15 |
| Two bedrooms: | 27 |
| Three bedrooms: | 6 |
| Four bedrooms: | 0 |
| Total units: | 48 |

TOTAL PROJECTED COSTS: \$14,302,590.00
 CREDITS PER UNIT: \$25,000.00

CREDIT REQUESTED: \$1,200,000.00
 CREDIT RECOMMENDED: \$1,200,000.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-039
 BIN NUMBER: IN-21-01400
 FINAL SCORE: 110
 SET-ASIDE: Community Integration



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Riverbend Flats
 SITE LOCATION: 1800 S. Burlington Drive
 Muncie, IN 47302
 PROJECT TYPE: New Construction
 PROJECT DESIGNATION: Family
 APPLICANT: TWG Development, LLC
 OWNER: TWG Muncie, L.P.

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 30
 50% of AMI: 15
 40% of AMI: 0
 30% of AMI: 15
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 0
 Two bedrooms: 37
 Three bedrooms: 23
 Four bedrooms: 0
 Total units: 60

TOTAL PROJECTED COSTS: \$11,279,426.00
 CREDITS PER UNIT: \$17,189.93

CREDIT REQUESTED: \$1,031,396.00
 CREDIT RECOMMENDED: \$1,031,396.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-040
 BIN NUMBER: IN-21-01500
 FINAL SCORE: 112.5
 SET-ASIDE: Small City



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Riverside Commons

SITE LOCATION: NW Corner of Baker St. & Richter Road
Plymouth, IN 46563
SE Corner of S. Michigan St. and Troyer St.
LaPaz, IN 46537

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: Culver Sand Hill Farm, LLC

OWNER: Riverside Commons, LP

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 24 |
| 70% of AMI: | 0 |
| 60% of AMI: | 0 |
| 50% of AMI: | 12 |
| 40% of AMI: | 0 |
| 30% of AMI: | 12 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 0 |
| Two bedrooms: | 14 |
| Three bedrooms: | 34 |
| Four bedrooms: | 0 |
| Total units: | 48 |

TOTAL PROJECTED COSTS: \$12,069,136.00
CREDITS PER UNIT: \$25,000.00

CREDIT REQUESTED: \$1,200,000.00
CREDIT RECOMMENDED: \$1,200,000.00
HOME REQUESTED: \$0
HOME RECOMMENDED: \$0
DEVELOPMENT FUND REQUESTED: \$500,000.00
DEVELOPMENT FUND RECOMMENDED: \$500,000.00
HOUSING TRUST FUND REQUESTED: \$0
HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-041
BIN NUMBER: IN-21-01600
DEVELOPMENT FUND LOAN NUMBER: DFL-021-102
FINAL SCORE: 95.83
SET-ASIDE: Stellar



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: Seymour Lofts

SITE LOCATION: 526 S. Jackson Park Drive
Seymour, IN 47274

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: Midwest Support Foundation, Inc.

OWNER: MSF Seymour, LP

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 25
 50% of AMI: 12
 40% of AMI: 0
 30% of AMI: 13
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 0
 Two bedrooms: 29
 Three bedrooms: 21
 Four bedrooms: 0
 Total units: 50

TOTAL PROJECTED COSTS: \$9,734,549.00
 CREDITS PER UNIT: \$16,875.40

CREDIT REQUESTED: \$843,770.00
 CREDIT RECOMMENDED: \$843,770.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-044
 BIN NUMBER: IN-21-01700
 FINAL SCORE: 109.25
 SET-ASIDE: Not for Profit



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: St. Lucas Lofts

SITE LOCATION: 2601 E. New York Street
Indianapolis, IN 46201

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: Englewood Community Development Corporation

OWNER: St. Lucas Lofts, LP

OF UNITS AT EACH SET ASIDE

| | |
|--------------|----|
| 80% of AMI: | 20 |
| 70% of AMI: | 0 |
| 60% of AMI: | 3 |
| 50% of AMI: | 13 |
| 40% of AMI: | 0 |
| 30% of AMI: | 12 |
| 20% of AMI: | 0 |
| Market Rate: | 0 |

UNIT MIX

| | |
|-----------------|----|
| Efficiency: | 0 |
| One bedroom: | 41 |
| Two bedrooms: | 7 |
| Three bedrooms: | 0 |
| Four bedrooms: | 0 |
| Total units: | 48 |

TOTAL PROJECTED COSTS: \$10,831,190.00
 CREDITS PER UNIT: \$22,604.17

CREDIT REQUESTED: \$1,085,000.00
 CREDIT RECOMMENDED: \$1,085,000.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-047
 BIN NUMBER: IN-21-01800
 FINAL SCORE: 114
 SET-ASIDE: Not for Profit



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2021A-C Round

PROJECT NAME: West Baden Lofts

SITE LOCATION: 8237 and 8251 W. SR 56, 8257 W. Maple Street, and 502 N. Elm Street
West Baden Springs, IN 47469

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Family

APPLICANT: TWG Development, LLC

OWNER: TWG WBS, L.P.

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI: 0
 60% of AMI: 22
 50% of AMI: 11
 40% of AMI: 0
 30% of AMI: 11
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 0
 Two bedrooms: 31
 Three bedrooms: 13
 Four bedrooms: 0
 Total units: 44

TOTAL PROJECTED COSTS: \$9,057,744.00
 CREDITS PER UNIT: \$17,103.55

CREDIT REQUESTED: \$752,556.00
 CREDIT RECOMMENDED: \$752,556.00
 HOME REQUESTED: \$0
 HOME RECOMMENDED: \$0
 DEVELOPMENT FUND REQUESTED: \$0
 DEVELOPMENT FUND RECOMMENDED: \$0
 HOUSING TRUST FUND REQUESTED: \$0
 HOUSING TRUST FUND RECOMMENDED: \$0

APPLICANT NUMBER: 2021A-C-049
 BIN NUMBER: IN-21-01900
 FINAL SCORE: 111.5
 SET-ASIDE: Rural