

NEBRASKA INVESTMENT FINANCE AUTHORITY
LOW INCOME HOUSING TAX AND AFFORDABLE HOUSING TAX CREDIT PROGRAM
2023 Reservations
(updated 10/14/2022)

NIFA PROJECT #	DEVELOPMENT NAME and ADDRESS	LIHTC/AHTC APPLICANT	COUNTY COUNTY	TOTAL UNITS	LIHTC UNITS	MARKET UNITS	# OF BLDGS	PROJECT TYPE	PROFIT STATUS	FINANCING SOURCES	ESTIMATED COST	LIHTC RESERVED	AHTC RESERVED
7-1015 (CRANE) (Forward Commitment)	Lofts on Main Street 814 Main Street Plattsmouth, NE 68048	The Historic Plattsmouth Apartments, LL 4910 Dodge Street Omaha, NE 68132 (Matt Dougherty: 402.884.2870)	Cass					New Construction/ Adaptive/Reuse Metro Multifamily Disaster	For Profit	Loan Historic Tax Credit Deferred Developer Fee Owner Equity LB840 SHTC		\$442,107	\$442,107
7-1017 (Forward Commitment)	Emerald View Apartments, LLC South Folsom/West Old Cheney Road Lincoln, NE 68523	Lincoln Civic Housing, Inc. 5700 R Street Lincoln, NE 68505 Thomas Judds: 402.434.5557						New Construction Metro Multifamily Townhomes	Non-Profit	Conventional Loan NDED HOME - \$500,000 Deferred Developer Fee LHA Gap		\$295,602	\$295,602
7-1022 (Forward Commitment)	Highlander Phase V 2198 North 31st Street Omaha, NE 68111	Brinshore Development, LLC 666 Dundee Road, Suite 1102 Northbrook, IL 60062 Todd Lieberman: 224.927.5061						New Construction Metro Multifamily Disaster Declaration Housing CDBG-DR	Non-Profit	Conventional Loan CDBG-DR - \$2,000,000 Deferred Developer Fee CHOICE Neighborhoods, 75N		\$295,608	\$295,608
7-0974 (CRANE)	3483 Larimore 2221 North 24 Street Omaha, NE 68110	Omaha Economic Development 2221 North 24th street Omaha, NE 68110 (Annette Atherton: 402.505.6041)	Douglas	45	45	0	1	Rehabilitation Metro Multifamily Seniors	Non-Profit	City CDBG Funds Tax Increment Financing Historic Tax Credit State Historic Tax Credit	\$ 14,422,895	\$582,733	\$582,733
7-1014 (CRANE)	YES Campus 528 S. 27th Street Omaha, NE 68105	Youth Emergency Services, Inc. 2679 Farnam Street, #205 Omaha, NE 68131 (Mary Fraser Meints: 402.345.5187)	Douglas	40	40	0	1	New Construction Metro Multifamily Special Needs: Homeless or near homeless youth	Non-Profit	Deferred Developer Fee Owner Equity	\$ 15,745,231	\$660,008	\$660,008
7-1034	Cardinal Commons I 1012 Kasper Street Bellevue, NE 68147	Midwest Housing Initiatives P.O. Box 5425 Lincoln, NE 68505 Corey Vandewege: 402.434.2523	Sarpy	36	28	8	19	New Construction Metro Duplex Seniors Disaster Declaration Housing CDBG-DR	For Profit	Conventional Loan CDBG-DR - \$2,000,000 Deferred Developer Fee	\$11,666,132	\$465,180	\$465,180
7-1035	Wilderness Falls III W 31st Street and Cornhusker Court Falls City, NE 68355	Midwest Housing Initiatives P.O. Box 5425 Lincoln, NE 68505 Corey Vandewege: 402.434.2523	Richardson	16	13	3	8	New Construction Non-Metro Duplex Seniors Disaster Declaration	For Profit	NDED HOME - \$500,000 Deferred Developer Fee	\$4,785,856	\$262,600	\$262,600
7-1036	Kennedy Square West NW Corner of N. 30th St & Bedford A Omaha, NE 68111	Brinshore Development, LLC 1603 Orrington Avenue, Suite 450 Evanston, IL 60201 Todd Lieberman: 224.927.5061	Douglas	39	27	12	1	New Construction Metro Multifamily Disaster Declaration Housing CDBG-DR	Non-Profit	CDBG-DR - \$2,000,000 Other Federal Loans Deferred Developer Fee OHA, CHOICE Neighborhood	\$14,691,096	\$50,000	\$50,000
7-1038	Taylor Villas South of 16th Street & E of Avenue M Kearney, NE 68847	Mesner Development Co. 1415 16th Street, PO Box 335 Central City, NE 68826 Kathy Mesner: 308.946.3826	Buffalo	22	18	4	11	New Construction Non-Metro Duplex/Tri-Plex Seniors Disaster Declaration	For Profit	Conventional Loan NDED HOME - \$650,000 Deferred Developer Fee	\$6,173,132	\$355,729	\$355,729
7-1039	Magnolia Pointe S of 29th St & W of North Yager Rd Fremont, NE 68025	Mesner Development Co. 1415 16th Street, PO Box 335 Central City, NE 68826 Kathy Mesner: 308.946.3826	Dodge	20	20	0	10	New Construction Non-Metro Duplex Seniors Disaster Declaration Housing CDBG-DR	For Profit	Conventional Loan CDBG-DR - \$2,000,000 Owner Equity	\$5,817,667	\$57,332	\$57,332
7-1040	Matson Villas 800 Matson Street Aurora, NE 68818	Mesner Development Co. 1415 16th Street, PO Box 335 Central City, NE 68826 Kathy Mesner: 308.946.3826	Hamilton	18	14	4	9	New Construction Non-Metro Duplex Seniors	For Profit	Conventional Loan NDED HOME - \$650,000 Deferred Developer Fee	\$4,356,777	\$229,978	\$229,978

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7-1041	128 Fort 12805 Fort Street Omaha, NE 68164	128 Fort, LLC 1886 S 126th Street Omaha, NE 68144 Rob Woodling: 402.504.3248	Douglas	64	51	13	1	New Construction Metro Multifamily Seniors Disaster Declaration Housing CDBG-DR	For Profit	Conventional Loan CDBG-DR - \$2,000,000 Deferred Developer Fee Owner Equity	\$18,683,027	\$700,000	\$700,000
7-1042	Vintage Rows Liberty Drive, South of 13th Street Lexington, NE 68850	Hoppe & Son, LLC 5631 S 48th Street, Suite 220 Lincoln, NE 6816 Jacob Hoppe: 402.489.1600	Dawson	35	28	7	6	New Construction Non-Metro Multifamily Rowhomes Seniors Disaster Declaration	For Profit	Conventional Loan NDED HTF - \$669,000 Tax Increment Financing Deferred Developer Fee City of Lexington	\$8,620,298	\$411,109	\$411,109
7-1049	Hartington CROWN TBD Nordby Avenue Hartington, NE 68739	Hartington CROWN, LLC 1886 S 126th Street Omaha, NE 68144 Rob Woodling: 402.504.3248	Cedar	15	12	3	15	New Construction Non-Metro Single Family Disaster Declaration	For Profit	NDED HOME - \$750,000 Deferred Developer Fee Owner Equity	\$4,631,544	\$297,613	\$297,613
TOTAL				350	296	54	82				\$109,593,655	\$5,105,599	\$5,105,599