

**NEBRASKA INVESTMENT FINANCE AUTHORITY  
LOW INCOME HOUSING TAX CREDIT PROGRAM  
2022 9% LIHTC THRESHOLD APPLICATION LIST  
(updated 3/25/2022)**

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 REQUESTED	AHTC REQUESTED
7-1017	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	Lancaster	64	48	16	16	New Construction Metro Multifamily Townhomes	Non-Profit	Conventional Loan NDED HOME - \$500,000 LHA Gap	\$16,842,432	\$622,225	\$622,225
7-1018	Southlawn V various addresses Grand Island, NE 68801	Midwest Housing Initiatives P.O. Box 5425 Lincoln, NE 68505 Corey Vandewege: 402.434.2523	Hall	36	32	4	7	Rehabilitation Non-Metro Multifamily Seniors Disaster Declaration	For Profit	Conventional Loan NDED HOME - \$500,000 Deferred Developer Fee Owner Equity	\$6,252,658	\$408,398	\$408,398
7-1019	180 Drexel, LLC 18011 Drexel Street Omaha, NE 68135	180 Drexel, LLC 1886 S 126th Street Omaha, NE 68144 Rob Woodling: 402.504.3248	Douglas	50	40	10	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	\$12,406,605	\$468,902	\$468,902
7-1020	132 Sahler, LLC 4150 N 132nd Street Omaha, NE 68164	132 Sahler, LLC 1886 S 126th Street Omaha, NE 68144 Rob Woodling: 402.504.3248	Douglas	50	40	10	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 MM Loan	\$14,856,596	\$575,802	\$575,802
7-1021	The Homes at Delago - Bellevue 2013 Lola Avenue Bellevue, NE 68147	Straightline Development, LLC 16255 Woodland Drive Omaha, NE 68136 Jim Posey: 402.660.9700	Sarpy	20	16	4	20	New Construction Metro Single Family Disaster Declaration Housing CDBG-DR	For Profit	Conventional Loan CDBG-DR - \$2,000,000 Deferred Developer Fee Owner Equity	\$8,557,041	\$412,563	\$412,563
7-1022	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	Douglas	41	28	13	7	New Construction Metro Multifamily Disaster Declaration Housing CDBG-DR	Non-Profit	Conventional Loan CDBG-DR - \$2,000,000 Deferred Developer Fee CHOICE Neighborhoods, 75N	\$16,275,731	\$674,000	\$674,000
7-1023	Fremont Northside Townhomes II S of 29th Street and E of N Yager Rd Fremont, NE 68025	Mesner Development Co. 1415 16th Street, PO Box 335 Central City, NE 68826 Kathy Mesner: 308.946.3826	Dodge	30	30	0	10	New Construction Non-Metro Disaster Declaration Housing CDBG-DR	For Profit	Conventional Loan CDBG-DR - \$2,000,000 Owner Equity	\$7,366,100	\$395,000	\$395,000
7-1024	River Fork Villas N of E Omaha Ave and W of Victory Rd Norfolk, NE 68701	Mesner Development Co. 1415 16th Street, PO Box 335 Central City, NE 68826 Kathy Mesner: 308.946.3826	Madison	20	18	2	10	New Construction Non-Metro Duplex Disaster Declaration	For Profit	Conventional Loan Deferred Developer Fee	\$4,956,480	\$361,684	\$361,684
7-1025	1904 Farnam aka 1904 1904 Farnam Street Omaha, NE 68102	1904FarnamOwner, LLC 1502 Jones Street, #203 Omaha, NE 68102 Neeraj Agarwal: 402.981.3735	Douglas	54	42	12	1	Acq/Rehab Metro Multifamily	Non-Profit	Conventional Loan Historic Tax Credit Deferred Developer Fee Owner Equity PACE	\$19,340,848	\$736,297	\$736,297
7-1026	Foxtail Central 5010 S Folsom Lincoln, NE 68523	Hoppe & Son, LLC 5361 S 48th Street, Suite 220 Lincoln, NE 68516 Jacob Hoppe: 402.489.1600	Lancaster	35	28	7	5	New Construction Metro Multifamily Rowhomes	For Profit	Conventional Loan NDED HTF - \$500,000 City HOME Tax Increment Financing Deferred Developer Fee Solar Credit City of Lincoln-Community Contribution	\$9,366,048	\$399,468	\$399,468
7-1027	Corby 38 Limited Partnership 4324 Fort Street Omaha, NE 68111	Holy Name Housing Corporation 4324 Fort Street Omaha, NE 68111 Matthew Cavanaugh: 402.453.6100	Douglas	24	24	0	24	New Construction Metro Single Family Disaster Declaration	Non-Profit	Conventional Loan City HOME Tax Increment Financing Deferred Developer Fee	\$7,799,818	\$429,421	\$429,421

**NEBRASKA INVESTMENT FINANCE AUTHORITY  
 LOW INCOME HOUSING TAX CREDIT PROGRAM  
 2022 9% LIHTC THRESHOLD APPLICATION LIST  
 (updated 3/25/2022)**

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 REQUESTED	AHTC REQUESTED
7-1028	Cardinal Commons I 1012 Kasper St Bellevue, NE 68147	Midwest Housing Initiatives P.O. Box 5425 Lincoln, NE 68505 Corey Vandewege: 402.434.2523	Sarpy	36	28	8	18	New Construction Metro Duplex Seniors Disaster Declaration Housing CDBG-DR	Non-Profit	Conventional Loan CDBG-DR - \$2,000,000 Tax Increment Financing	\$10,478,636	\$578,104	\$578,104
7-1029	Meadowlark Apartments 1724 Wilshire Drive Bellevue, NE 68005	Midwest Housing Initiatives P.O. Box 5425 Lincoln, NE 68505 Corey Vandewege: 402.434.2523	Sarpy	36	28	8	1	New Construction Metro Multifamily Seniors Disaster Declaration Housing CDBG-DR	Non-Profit	Conventional Loan CDBG-DR - \$1,400,000 Deferred Developer Fee	\$8,881,915	\$491,335	\$491,335
7-1030	Avenue 25 Villas E of Hwy 30 along 26th St & 25th Ave Central City, NE 68826	Central City Housing Agency 2525 28th Street Central City, NE 68826	Merrick	16	14	2	8	New Construction Non-Metro Duplex Seniors	Non-Profit	Conventional Loan NDED HTF - \$500,000 Owner Equity GP Cash Flow Loan	\$3,688,852	\$197,066	\$197,066
7-1031	State Street Villas 620 W. State Street Grand Island, NE 68801	Mesner Development Co. 1415 16th Street, PO Box 335 Central City, NE 68826 Kathy Mesner: 308.946.3826	Hall	32	28	4	16	New Construction Non-Metro Duplex Seniors Disaster Declaration	Non-Profit	Conventional Loan NDED HOME - \$500,000 Owner Equity	\$7,103,599	\$454,112	\$454,112
<b>TOTAL</b>				<b>544</b>	<b>444</b>	<b>100</b>	<b>145</b>				<b>\$154,173,359</b>	<b>\$7,204,377</b>	<b>\$7,204,377</b>