



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

## The following projects have been approved to move forward

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5457	City Row Apartments City: Madison Total Units: 85                      Low Income Units: 85 Household Type: Family Set-Aside: General Set-Aside Credit Amount:            \$1,415,232	Richard Arnesen Stone House Development, Inc. PO Box 1547 321 E. Main St. Madison, WI 53701-1547 (608)251-6000
5461	Franklin Square City: Milwaukee Total Units: 36                      Low Income Units: 35 Household Type: Family Set-Aside: General Set-Aside Credit Amount:            \$945,123	Richard Sciortino Brinshore Development L.L.C. 666 Dundee Road, Suite 1102 Northbrook, IL 60062 (847)562-9409
5471	Green Bay Senior Apartments City: Green Bay Total Units: 150                      Low Income Units: 150 Household Type: Elderly Set-Aside: General Set-Aside Credit Amount:            \$2,566,895	Dan O'Connell Wisconsin Housing Preservation Corp. 2 East Mifflin Street, Suite 401 Madison, WI 53703 (608)663-6390
5407	Harborside Commons City: Kenosha Total Units: 89                      Low Income Units: 81 Household Type: Elderly Set-Aside: General Set-Aside Credit Amount:            \$1,039,992	Kristi Morgan Silverstone Partners, Inc. 7447 University Avenue, Suite 210 Middleton, WI 53562 (608)824-2292
5460	Heart and Hope Place City: Milwaukee Total Units: 24                      Low Income Units: 24 Household Type: Family Set-Aside: General Set-Aside Credit Amount:            \$674,248	Richard Sciortino Brinshore Development L.L.C. 666 Dundee Road, Suite 1102 Northbrook, IL 60062 (847)562-9409
5456	Hide House Lofts City: Milwaukee Total Units: 60                      Low Income Units: 60 Household Type: Family Set-Aside: General Set-Aside Credit Amount:            \$1,096,582	Steven Schnoll General Capital Group 6938 N. Santa Monica Blvd. Fox Point, WI 53217 (414)228-3503

Executive Determination



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

we do so you can.

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5408	Madison Place City: Beaver Dam Total Units: 62                      Low Income Units: 55 Household Type: Elderly Set-Aside: General Set-Aside Credit Amount:                      \$616,119	Kristi Morgan Silverstone Partners, Inc. 7447 University Avenue Middleton, WI 53562 (608)824-2292
5418	Midtown Place Apartments City: Madison Total Units: 88                      Low Income Units: 88 Household Type: Family Set-Aside: General Set-Aside Credit Amount:                      \$1,543,602	Richard Arnesen Stone House Development, Inc. PO Box 1547 321 E. Main St. Madison, WI 53701-1547 (608)251-6000
5426	Mission Village of Menasha City: Menasha Total Units: 66                      Low Income Units: 66 Household Type: Elderly Set-Aside: General Set-Aside Credit Amount:                      \$383,440	Dustin Bowie F. Dustin Bowie 79 E. Division Street Fond du Lac, WI 54935 (920)922-8170
	<b>Partial Award</b>	
5400	Red Cliff Housing Development, Phase 2 City: Bayfield Total Units: 24                      Low Income Units: 24 Household Type: Family Set-Aside: General Set-Aside Credit Amount:                      \$574,667	Ray DePerry Red Cliff Chippewa Housing Auth 37645 New Housing Road Bayfield, WI 54814 (715)779-3744
5476	River Front Senior Apartments City: Oshkosh Total Units: 60                      Low Income Units: 60 Household Type: Elderly Set-Aside: General Set-Aside Credit Amount:                      \$855,271	Callan Schultz Keystone Development, LLC 420 S. Koeller Street, Suite 230 Oshkosh, WI 54902 (920)303-9404
5442	Schiffer's Landing City: Sheboygan Total Units: 54                      Low Income Units: 51 Household Type: Family Set-Aside: General Set-Aside Credit Amount:                      \$707,822	Tim Hovey The Hovey Companies, LLC 225 S. Bridge Street DeWitt, MI 48820 (517)669-6024



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

we do so you can.

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5475	United Townhomes City: Milwaukee Total Units: 24                      Low Income Units: 24 Household Type: Family Set-Aside: General Set-Aside Credit Amount:                      \$678,753	Teig Whaley-Smith United Christian Church, Inc. 2535 W. Hadley Street Milwaukee, WI 53206 (414)265-5803
5453	Villard Square: Grandfamily Milwaukee City: Milwaukee Total Units: 47                      Low Income Units: 47 Household Type: Family Set-Aside: General Set-Aside Credit Amount:                      \$768,129	Edward Matkom Gorman & Company, Inc. 200 N. Main St. Oregon, WI 53575 (608)835-5911
5436	Beaver Dam Lake Historic Lofts City: Beaver Dam Total Units: 34                      Low Income Units: 33 Household Type: Family Set-Aside: Nonprofit Set-aside Credit Amount:                      \$667,346	Robert Lemke Wisconsin Redevelopment, LLC 7611 Harwood Drive Wauwatosa, WI 53213 (414)640-2175
5406	Bishop's Creek Family Housing City: Milwaukee Total Units: 55                      Low Income Units: 46 Household Type: Family Set-Aside: Nonprofit Set-aside Credit Amount:                      \$849,293	Ellen Higgins CommonBond Communities 328 Kellogg Blvd. West Saint Paul, MN 55102 (651)291-1750
5424	Shiloh Manor at Five Points City: Milwaukee Total Units: 45                      Low Income Units: 45 Household Type: Majority RCAC Set-Aside: Nonprofit Set-aside Credit Amount:                      \$712,009	Victor Knight Volunteers of America National Services 1660 Duke Street Alexandria, VA 22314 (312)505-5289
5440	YWCA Madison Housing LLC City: Madison Total Units: 99                      Low Income Units: 99 Household Type: Majority Single Room Occupancy Set-Aside: Nonprofit Set-aside Credit Amount:                      \$1,290,839	Eileen Mershart YWCA of Madison 101 E. Mifflin Street Madison, WI 53703 (608)257-1436



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

we do so you can.

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5402	Beloit Apartments Redevelopment-Phase I City: Beloit Total Units: 65                      Low Income Units: 65 Household Type: Family Set-Aside: Preservation Set-aside Credit Amount:              \$1,101,202	Stephen Gregg CDA of the City of Beloit 100 State Street Beloit, WI 53511 (608)364-6614

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5484	CAMELOT MANOR APARTMENTS City: SHEBOYGAN Total Units: 76                      Low Income Units: 76 Household Type: Family Set-Aside: Preservation Set-aside Credit Amount:              \$513,977	WENDY SLOCUM JOHN J. BURKE DEVELOPMENT GROUP 622 NORTH WATER STREET, SUITE 200 MILWAUKEE, WI 53202 (414)270-0200

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5486	EISNER COURT APARTMENTS City: SHEBOYGAN Total Units: 72                      Low Income Units: 72 Household Type: Family Set-Aside: Preservation Set-aside Credit Amount:              \$405,824	WENDY SLOCUM JOHN J. BURKE DEVELOPMENT GROUP 622 NORTH WATER STREET, SUITE 200 MILWAUKEE, WI 53202 (414)270-0200

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5447	Hampton Regency City: Butler Total Units: 120                      Low Income Units: 119 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:              \$612,142	Daniel O'Connell Wisconsin Housing Preservation Corp. 2 E. Mifflin Street, Suite 401 Madison, WI 53703 (608)663-6390

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5448	Menominee Homes V City: Keshena Total Units: 24                      Low Income Units: 24 Household Type: Family Set-Aside: Preservation Set-aside Credit Amount:              \$417,271	Betty Jo Wozniak Wolf River Development Company PO Box 459 Keshena, VA 54135 (715)799-3236

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5449	Menominee Homes VI City: Keshena, Zoar, Neopit, South Branch Total Units: 21                      Low Income Units: 21 Household Type: Family Set-Aside: Preservation Set-aside Credit Amount:              \$368,778	Betty Jo Wozniak Wolf River Development Company PO Box 459 Keshena, WI 54135 (715)799-3236



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

we do so you can.

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5458	Olga Village City: Milwaukee Total Units: 37                      Low Income Units: 37 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$828,945	Bobbi Marsells Housing Authority of the City of Milwaukee 809 N Broadway Milwaukee, WI 53202 (414)286-2920

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5464	Ridgewood Apartments City: Milwaukee Total Units: 150                      Low Income Units: 150 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$625,844	Sidney Kohl Sidney Kohl Company 340 Royal Poinciana Way, Suite 305 Palm Beach, FL 33480 (561)833-4211

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5404	River Cities Redevelopment, LLC City: Omro and Winneconne Total Units: 61                      Low Income Units: 61 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$650,126	Brad Masterson The HA of the Co. of Winnebago 600 Merritt Ave. Oshkosh, WI 54901 (920)424-1470

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5415	Scoville Center City: Beloit Total Units: 150                      Low Income Units: 150 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$622,897	Daniel O'Connell Wisconsin Housing Preservation Corp 2 East Mifflin Street, Suite 401 Madison, WI 53703 (608)663-6390

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5441	SHERIDAN/LINCOLN APARTMENTS City: KENOSHA Total Units: 48                      Low Income Units: 48 Household Type: Family Set-Aside: Preservation Set-aside Credit Amount:                      \$372,904	WENDY SLOCUM JOHN J. BURKE DEVELOPMENT GROUP 622 NORTH WATER STREET, SUITE 200 MILWAUKEE, WI 53202 (414)270-0200

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5485	ST. NICHOLAS APARTMENTS City: SHEBOYGAN Total Units: 100                      Low Income Units: 99 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$421,555	WENDY SLOCUM JOHN J. BURKE DEVELOPMENT GROUP 622 NORTH WATER STREET, SUITE 200 MILWAUKEE, WI 53202 (414)270-0200



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

we do so you can.

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5403	Tower Redevelopment City: Oshkosh Total Units: 157                      Low Income Units: 157 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$2,389,161	Brad Masterson The HA of the City of Oshkosh, Wis. 600 Merritt Ave. Oshkosh, WI 54901 (920)424-1470
5463	Westridge Apartments City: Milwaukee Total Units: 150                      Low Income Units: 150 Household Type: Elderly Set-Aside: Preservation Set-aside Credit Amount:                      \$628,552	Sidney Kohl Sidney Kohl Company 340 Royal Poinciana Way, Suite 305 Palm Beach, FL 33480 (561)833-4211
5417	Colby-Abbotsford Senior Village City: Colby Total Units: 24                      Low Income Units: 24 Household Type: Elderly Set-Aside: Rural Set-aside Credit Amount:                      \$315,852	Mike Olson CAP Services, Inc. 1725 W. River Drive Stevens Point, WI 54481 (715)434-7140
5470	Empowerment Village - Lincoln City: Milwaukee Total Units: 30                      Low Income Units: 30 Household Type: Supportive Housing Set-Aside: Supportive Housing Set-Aside Credit Amount:                      \$620,824	Rhonda Orosz Cardinal Capital Management, Inc. 2 East Mifflin Street, Suite 401 Madison, WI 53703 (608)663-6390
5469	Empowerment Village - National City: Milwaukee Total Units: 35                      Low Income Units: 35 Household Type: Supportive Housing Set-Aside: Supportive Housing Set-Aside Credit Amount:                      \$724,092	Rhonda Orosz Cardinal Capital Management, Inc. 2 East Mifflin Street, Suite 401 Madison, WI 53703 (608)663-6390
5435	Johnston Center Residences-New Construction City: Milwaukee Total Units: 43                      Low Income Units: 43 Household Type: Supportive Housing Set-Aside: Supportive Housing Set-Aside Credit Amount:                      \$616,395	David Lyon Mercy Housing Lakefront 247 South State Street, Suite 810 Chicago, IL 60604 (312)447-4560



# 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

we do so you can.

<u>Appl #</u>	<u>Name and Location</u>	<u>Developer</u>
5446	Veterans Manor City: Milwaukee Total Units: 52                      Low Income Units: 52 Household Type: Supportive Housing Set-Aside: Supportive Housing Set-Aside Credit Amount:                      \$1,055,214	Dawn Nuoffer Center for Veterans Issues, Ltd. 3312 West Wells Street Milwaukee, WI 53208 (414)345-4272

### Summary of Awarded Applications

**Number of Applications Approved to Move Forward: 37**

**Credit Amount: \$30,676,917**

**Total Number of Units: 2,517**

**Total Number of Low-Income Units: 2,486**

### Cutoff Scores by Set Aside

#### **Disaster Credit:**

General:	202
Non Profit:	204
Preservation:	NA
Supportive:	NA
Rural:	NA

#### **Per Capita (Non-Disaster) Credit:**

General:	210
Non Profit:	NA
Preservation:	NA
Supportive:	NA
Rural:	NA



## 2009 Low Income Housing Tax Credit Applications

Sorted by Credit Set-Aside and Project Name

### The following projects are 'On Hold' pending fall-out of approved projects

<u>Appl #</u>	<u>Name</u>	<u>Location</u>	<u>Total Units</u>	<u>LI Units</u>	<u>Household Type</u>	<u>Set-Aside</u>	<u>Credit Amount</u>
5455	Becher Terrace	Milwaukee	80	80	Mixed	General Set-Aside	\$1,246,311
5466	Buchanan Cottages	Appleton (Town of B)	66	66	Elderly	General Set-Aside	\$923,761
5433	Buena Vista Senior Housing II	Menomonee Falls	57	56	Elderly	General Set-Aside	\$930,538
5438	Cedar Glen Senior Housing	Wauwatosa	80	79	Elderly	General Set-Aside	\$1,212,924
5419	Celebre Place	Kenosha	42	41	Elderly	General Set-Aside	\$583,315
5428	Fond du Lac Townhomes	Fond du Lac	48	48	Family	General Set-Aside	\$1,092,317
5413	Fort Atkinson Senior Housing Limited Partnership	Fort Atkinson	54	54	Elderly	General Set-Aside	\$750,232
5450	Garfield Park	Milwaukee	69	69	Family	General Set-Aside	\$916,917
5432	Hill Crest Senior Housing	Greenfield	41	40	Elderly	General Set-Aside	\$622,816
5420	Hometown Harbor - Eau Claire	Eau Claire	54	54	Elderly	General Set-Aside	\$958,390
5482	Midtown Crossing	Madison	79	79	Family	General Set-Aside	\$1,399,310
5478	Mistwood Apartments	Town of Madison	296	296	Family	General Set-Aside	\$1,958,217
5477	National Avenue Lofts	Milwaukee	73	72	Family	General Set-Aside	\$1,460,780
5483	Oak Hill Village	Waukesha	177	158	Elderly	General Set-Aside	\$1,229,508
5488	River Bluff Townhomes	West Bend	36	36	Family	General Set-Aside	\$677,169
5452	Rolling Prairie Apartment Homes	Sun Prairie	84	84	Family	General Set-Aside	\$522,510
5468	Ryan Lofts	Milwaukee	97	96	Family	General Set-Aside	\$1,383,666
5487	Sacred Heart Senior Apartments	St. Francis	68	68	Elderly	General Set-Aside	\$1,041,856
5444	The Meadows	Beloit	72	64	Elderly	General Set-Aside	\$831,171
5439	Trolley Quarter Flats	Wausau	40	40	Family	General Set-Aside	\$699,116
5431	William A. Passavant	Milwaukee	51	51	Elderly	General Set-Aside	\$907,573
5490	Wyndham at Monastery Lakes	Franklin	78	78	Elderly	General Set-Aside	\$1,120,801
5405	Attic Angel-Prairie Point Phase 3	Madison	50	50	Majority Elderly	Nonprofit Set-aside	\$900,099

### The following projects are not eligible for credit

<u>Appl #</u>	<u>Name</u>	<u>Location</u>	<u>Total Units</u>	<u>LI Units</u>	<u>Household Type</u>	<u>Set-Aside</u>	<u>Credit Amount</u>
5467	Heritage of Kenosha	Kenosha	88	87	Elderly	General Set-Aside	\$1,300,400
5474	Larsen Enterprise Lofts	Green Bay	76	76	Family	General Set-Aside	\$1,254,274
5430	Lisbon Terrace	Milwaukee	24	24	Family	General Set-Aside	\$670,779
5412	McFarland Senior Housing Limited Part	McFarland	42	42	Elderly	General Set-Aside	\$605,620
5454	Menasha Senior Housing	Menasha	50	49	Elderly	General Set-Aside	\$643,424
5429	Milwaukee Home Ownership Initiative	Milwaukee	45	45	Family	General Set-Aside	\$1,266,723
5462	MSP Kenosha Family Apartments	Kenosha	106	105	Family	General Set-Aside	\$1,562,304
5481	Oak Ridge of Warrens	Warrens	32	32	Family	General Set-Aside	\$613,221
5410	Parkview III	Caledonia	73	73	Elderly	General Set-Aside	\$1,011,746
5491	Regency West Apartments	Racine	96	96	Family	General Set-Aside	\$1,250,918
5425	River Heights	West Bend	52	52	Elderly	General Set-Aside	\$1,107,908
5489	Village Apartments of Janesville	Janesville	49	49	Elderly	General Set-Aside	\$0
5437	Silver City Townhomes	Milwaukee	20	19	Family	Nonprofit Set-aside	\$583,529

Round One awards are made on the assumption WHEDA may exchange \$8.4 million of unused 2008 Credit, as well as 40% of 2009 Per Capita Credit (\$5.1 million) as allowed under ARRA. This assumption reduces the pool of Credit available in the 2009 Competitive Credit cycle. Awards have been made accordingly.