

# **2020 Funding Round 1**

## **MHDC PERMANENT FINANCING & TAX CREDIT APPLICATIONS**

### **Virtual Public Hearing Information for Rural Out-State Region**

**November 24, 2020  
6:00 PM**



**Rural Out-State Geographic Area**

---

**Development Information**

20-002  
The Meadows Of Fredericktown  
TBD Azalea Drive  
Fredericktown, MO 63645

New Construction  
Family

**Developer Information**

Madison County Affordable Housing Partnership and RCH Develop  
2201 Walton Drive, Suite A  
Jackson, MO 63755-3711  
Chad Hartle (573) 576-5433

**Unit/Rent Info**

30 - 2 Bedrooms: \$435 - \$495  
10 - 3 Bedrooms: \$525 - \$595

**MHDC Loan Request**

MHDC Other \$495,000

**LIHTC Request**

State LIHTC Request: \$408,100  
Federal LIHTC Requested: \$583,000

Total Units: 40  
Total Affordable Units: 36  
Total Market Units: 4

---

**Development Information**

20-005  
Monett Homes, LP  
Approximately 1540 North Central Ave. Lots 32 & 35  
Monett, MO 65708

New Construction  
Family

**Developer Information**

Red-Wood Development, Inc.  
3609 E. 20th Street  
Joplin, MO 64801-5849  
Brett Mason (417) 624-4144

**Unit/Rent Info**

30 - 3 Bedrooms: \$660 - \$730  
4 - 4+ Bedrooms: \$695 - \$760

**LIHTC Request**

State LIHTC Request: \$423,500  
Federal LIHTC Requested: \$605,000

Total Units: 34  
Total Affordable Units: 34

---

**Development Information**

20-006  
Butler Meadows, LP  
400 S Delaware  
Butler, MO 64730-0000

Acquisition/Rehab  
Senior 62+

**Developer Information**

Red-Wood Development, Inc.  
3609 E. 20th Street  
Joplin, MO 64801-5849  
Brett Mason (417) 624-4144

**Unit/Rent Info**

80 - 1 Bedroom: \$445

**LIHTC Request**

State LIHTC Request: \$465,500  
Federal LIHTC Requested: \$665,000

Total Units: 80  
Total Affordable Units: 80

**Rural Out-State Geographic Area**

---

**Development Information**

20-008  
McCanse Place of Mt. Vernon  
to be determined  
Mt.Vernon, MO 65712-0000

New Construction  
  
Family

**Developer Information**

Midcontinent Equity Holdings, LLC  
107-A West Highway 32 (P.O. Box 248)  
Stockton, MO 65785-0000  
J. Bryan Jones (417) 276-5404

**Unit/Rent Info**

20 - 2 Bedrooms: \$0 - \$630  
12 - 3 Bedrooms: \$350 - \$660

Total Units: 32  
Total Affordable Units: 25  
Total Market Units: 7

**MHDC Loan Request**

MHDC HOME \$300,098

**LIHTC Request**

State LIHTC Request: \$322,000  
Federal LIHTC Requested: \$460,000

---

**Development Information**

20-009  
Seminole Apartments  
892 S Thayer Ave  
West Plains, MO 65775-0000

Rehabilitation  
  
Family

**Developer Information**

Midcontinent Equity Holdings, LLC  
107-A West Highway 32 (P.O. Box 248)  
Stockton, MO 65785-0000  
J. Bryan Jones (417) 276-5404

**Unit/Rent Info**

14 - 2 Bedrooms: \$337 - \$533  
6 - 3 Bedrooms: \$383 - \$613

Total Units: 20  
Total Affordable Units: 17  
Total Market Units: 3

**LIHTC Request**

State LIHTC Request: \$148,400  
Federal LIHTC Requested: \$212,000

---

**Development Information**

20-011  
Branson Manor Apartments  
218 S. Old Country Rd.  
Branson, MO 65616

Acquisition/Rehab  
  
Senior 55+

**Developer Information**

Investment Resources Corporation  
7701 E. Kellogg Suite 820  
Wichita, KS 67207-1712  
Matt Catanese (316) 652-0616

**Unit/Rent Info**

72 - 1 Bedroom: \$546  
8 - 2 Bedrooms: \$663

Total Units: 80  
Total Affordable Units: 80

**MHDC Loan Request**

MHDC Fund Balance \$1,010,459

**LIHTC Request**

State LIHTC Request: \$378,000  
Federal LIHTC Requested: \$540,000

## Rural Out-State Geographic Area

---

### Development Information

20-012 Acquisition/Rehab  
Pioneer House Apartments  
326 Broadway Senior 55+  
Lexington, MO 64067

### Developer Information

Investment Resources Corporation  
7701 E. Kellogg #820  
Wichita, KS 67207  
Matt Catanese (316) 652-0616

### Unit/Rent Info

47 - 1 Bedroom: \$657  
Total Units: 47  
Total Affordable Units: 47

### MHDC Loan Request

MHDC Fund Balance \$1,044,000

### LIHTC Request

State LIHTC Request: \$273,000  
Federal LIHTC Requested: \$390,000

---

### Development Information

20-016 New Construction  
Bluff View at Fall Creek, LP  
102 Triton Drive (approx south of Fall Creek Rd, west of Count Family  
Branson, MO 65616-8889

### Developer Information

DHTC Development, LLC  
1900 E Lark Lane  
Nixa, MO 65714-7366  
Tammi Creason (417) 224-3035

### Unit/Rent Info

7 - 2 Bedrooms: \$310 - \$625  
33 - 3 Bedrooms: \$355 - \$780  
Total Units: 40  
Total Affordable Units: 35  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$450,000

### LIHTC Request

State LIHTC Request: \$399,000  
Federal LIHTC Requested: \$570,000

---

### Development Information

20-019 Acquisition/Rehab  
Woodridge Apartments  
405 N. Wood St Family  
Brunswick, MO 65236

### Developer Information

Central Missouri Community Action  
807B N. Providence  
Columbia, MO 65203  
Darin Preis (573) 443-8706

### Unit/Rent Info

12 - 2 Bedrooms: \$335 - \$550  
4 - 3 Bedrooms: \$600  
Total Units: 16  
Total Affordable Units: 16

### MHDC Loan Request

MHDC HOME \$200,000

### LIHTC Request

State LIHTC Request: \$137,900  
Federal LIHTC Requested: \$197,000

**Rural Out-State Geographic Area**

---

**Development Information**

20-020 Rehabilitation  
Carter Groves  
220 Carter St Family  
Licking, MO 65542

**Developer Information**

Cydection Investments, LLC  
1800 N. Westwoods Blvd  
Poplar Bluff, MO 63901  
Nathan Maurer (573) 718-1895

**Unit/Rent Info**

12 - 2 Bedrooms: \$490

6 - 3 Bedrooms: \$570

Total Units: 18

Total Affordable Units: 18

**MHDC Loan Request**

MHDC Select

\$165,000

MHDC Select

\$86,000

**LIHTC Request**

State LIHTC Request: \$140,000

Federal LIHTC Requested: \$200,000

---

**Development Information**

20-021 Rehabilitation  
Martin Groves  
1101 NE 8th Ave Family  
Ava, MO 65608

**Developer Information**

Snider Development, LLC  
1911 S. National Ave, Ste 101  
Springfield, MO 65804  
Greg Snider (417) 771-8646

**Unit/Rent Info**

16 - 2 Bedrooms: \$330 - \$550

8 - 3 Bedrooms: \$381 - \$580

Total Units: 24

Total Affordable Units: 21

Total Market Units: 3

**LIHTC Request**

State LIHTC Request: \$149,800

Federal LIHTC Requested: \$214,000

---

**Development Information**

20-022 New Construction  
Aurora Senior Villas  
125 W. Hadley St Senior 55+  
Aurora, MO 65605

**Developer Information**

Morelock Builder's & Associates, Inc  
722-B West Olive Street  
Springfield, MO 65806  
Susan Durr (417) 864-6661

**Unit/Rent Info**

32 - 2 Bedrooms: \$310 - \$560

Total Units: 32

Total Affordable Units: 27

Total Market Units: 5

**LIHTC Request**

State LIHTC Request: \$311,500

Federal LIHTC Requested: \$445,000

**Rural Out-State Geographic Area**

---

**Development Information**

20-024 Rehabilitation  
Arden Groves  
101 Arden Lane Family  
Thayer, MO 65791

**Developer Information**

Cydection Investments, LLC  
1800 N. Westwoods Blvd  
Poplar Bluff, MO 63901  
Nathan Maurer (573) 718-1895

**Unit/Rent Info**

16 - 2 Bedrooms: \$325 - \$550  
8 - 3 Bedrooms: \$374 - \$580

Total Units: 24  
Total Affordable Units: 21  
Total Market Units: 3

**MHDC Loan Request**

MHDC HOME \$220,000

**LIHTC Request**

State LIHTC Request: \$142,800  
Federal LIHTC Requested: \$204,000

---

**Development Information**

20-025 New Construction  
Senior Villas of St. Robert  
near 669 VFW Memorial Drive Senior 55+  
St. Robert, MO 65584

**Developer Information**

Holden Communities, LLC  
PO Box 633  
Dexter, MO 63841  
Ryan Holden (573) 820-2466

**Unit/Rent Info**

36 - 2 Bedrooms: \$345 - \$560

Total Units: 36  
Total Affordable Units: 32  
Total Market Units: 4

**LIHTC Request**

State LIHTC Request: \$362,600  
Federal LIHTC Requested: \$518,000

---

**Development Information**

20-026 Acquisition/Rehab  
Springridge Highlands  
(Properties) 601 W. Clark St (Heights) 615 W. Clark St Family  
Warrensburg, MO 64093

**Developer Information**

Missouri Valley Community Action Agency  
1415 S. Odell  
Marshall, MO 65340  
Angie Stoll (660) 886-7476

**Unit/Rent Info**

12 - 1 Bedroom: \$455  
40 - 2 Bedrooms: \$545

Total Units: 52  
Total Affordable Units: 52

**MHDC Loan Request**

MHDC CHDO \$190,000

**LIHTC Request**

State LIHTC Request: \$330,400  
Federal LIHTC Requested: \$472,000

## Rural Out-State Geographic Area

---

### Development Information

20-027  
Highland Groves  
316 John R. Blvd  
Sikeston, MO 63801

Select  
Senior 55+

### Developer Information

Delta Area Economic Opportunity Corporation  
99 Skyview Rd  
Portageville, MO 63873  
Joel Evans (573) 379-3851

### Unit/Rent Info

16 - 1 Bedroom: \$283 - \$470

4 - 2 Bedrooms: \$520

Total Units: 20

Total Affordable Units: 20

### MHDC Loan Request

MHDC CHDO

MHDC HOME

\$388,000

\$1,860,500

Federal LIHTC Requested: \$0

---

### Development Information

20-028  
Jemphrey Apartments  
850 E. North Street and 600 E. Jemphrey Rd  
Eldon, MO 65026

New + Acquisition/Rehab  
Family

### Developer Information

Holden Communities  
PO Box 633  
Dexter, MO 63841  
Ryan Holden (573) 820-2466

### Unit/Rent Info

32 - 1 Bedroom: \$460 - \$525

40 - 2 Bedrooms: \$525

Total Units: 72

Total Affordable Units: 72

### MHDC Loan Request

MHDC Select

MHDC Select

\$800,000

\$128,000

State LIHTC Request: \$399,000

Federal LIHTC Requested: \$570,000

### LIHTC Request

---

### Development Information

20-029  
Country Villas Phase II (Primary)  
near 2251 Silva Lane  
Moberly, MO 65270

New Construction  
Senior 55+

### Developer Information

MBL Development Co.  
9237 Ward Parkway Ste. 310  
Kansas City, MO 64114  
D. Kim Lingle (816) 569-6420

### Unit/Rent Info

38 - 2 Bedrooms: \$300 - \$675

Total Units: 38

Total Affordable Units: 32

Total Market Units: 6

### MHDC Loan Request

MHDC HOME

\$400,000

State LIHTC Request: \$405,300

Federal LIHTC Requested: \$579,000

### LIHTC Request

## Rural Out-State Geographic Area

---

### Development Information

20-037  
Cottages at Oak Creek  
325 N Wildwood Dr  
Branson, MO 65161-0000

New Construction  
Family

### Developer Information

North Star Housing LLC  
31711 E Pink Hill Rd  
Grain Valley, MO 64029-0000  
Lela Gruebel (816) 392-1406

### Unit/Rent Info

20 - 2 Bedrooms: \$295 - \$650  
20 - 3 Bedrooms: \$355 - \$850

Total Units: 40  
Total Affordable Units: 36  
Total Market Units: 4

### MHDC Loan Request

MHDC HOME \$160,000

### LIHTC Request

State LIHTC Request: \$333,200  
Federal LIHTC Requested: \$476,000

---

### Development Information

20-041  
Woodlands II  
TBD  
Forsyth, MO 65653

New Construction  
Family

### Developer Information

Affordable Homes Development, Inc.  
2659 E. Normandy St., Suite 100  
Springfield, MO 65804  
Marie Carmichael (417) 685-3321

### Unit/Rent Info

4 - 1 Bedroom: \$225 - \$395  
24 - 2 Bedrooms: \$265 - \$565  
11 - 3 Bedrooms: \$535 - \$620

Total Units: 39  
Total Affordable Units: 32  
Total Market Units: 7

### MHDC Loan Request

MHDC Fund Balance \$425,000  
MHDC Other \$800,000

### LIHTC Request

State LIHTC Request: \$395,500  
Federal LIHTC Requested: \$565,000

---

### Development Information

20-043  
Villas at Cedar Ridge  
810 Lynn Street (approximate)  
Lebanon, MO 65536-3832

New Construction  
Senior 62+

### Developer Information

Dover Development, LLC  
300 Hunter Avenue, Suite 200  
St. Louis, MO 63124-2013  
Jordan Dorsey (314) 254-8354

### Unit/Rent Info

20 - 1 Bedroom: \$450 - \$475  
30 - 2 Bedrooms: \$500 - \$525

Total Units: 50  
Total Affordable Units: 45  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$600,000

### LIHTC Request

State LIHTC Request: \$488,950  
Federal LIHTC Requested: \$698,500



**Rural Out-State Geographic Area**

---

**Development Information**

20-046  
Tannehill Apartments  
101 N Johnson Street  
Moberly, MO 56270-1303

New + Acquisition/Rehab  
Senior 55+

**Developer Information**

The Siedlund Company, LLC  
1425 South 18th Street  
St. Louis, MO 63104-2501  
Kenneth W. Nuernberger (314) 571-7644

**Unit/Rent Info**

10 - 1 Bedroom: \$233 - \$515  
38 - 2 Bedrooms: \$550 - \$650  
  
Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

**MHDC Loan Request**

MHDC HOME \$910,000

**LIHTC Request**

State LIHTC Request: \$471,275  
Federal LIHTC Requested: \$673,250

---

**Development Information**

20-053  
The Brunswick  
868 S. Brunswick Avenue  
Marshall, MO 65340-2769

New Construction  
Family

**Developer Information**

Nash Group, LLC 51% and Vecino Group, LLC 49%, Jointly  
305 W. Commercial Street  
Springfield, MO 65803-2667  
Kim Buche (417) 720-1577

**Unit/Rent Info**

21 - 1 Bedroom: \$276 - \$606  
18 - 2 Bedrooms: \$326 - \$724  
6 - 3 Bedrooms: \$370 - \$828  
  
Total Units: 45  
Total Affordable Units: 40  
Total Market Units: 5

**LIHTC Request**

State LIHTC Request: \$525,000  
Federal LIHTC Requested: \$750,000

---

**Development Information**

20-059  
Allison Apartments  
300 W. Hauser St.  
Marceline, MO 64658-1723

Acquisition/Rehab  
Family

**Developer Information**

Housing Authority of the City of Marceline  
229 W. Hauser St.  
Marceline, MO 64658-2102  
Patrick Dorrell (660) 376-3101

**Unit/Rent Info**

20 - 1 Bedroom: \$486  
8 - 2 Bedrooms: \$549  
4 - 3 Bedrooms: \$651  
  
Total Units: 32  
Total Affordable Units: 32

**MHDC Loan Request**

MHDC Other \$400,000

**LIHTC Request**

State LIHTC Request: \$213,920  
Federal LIHTC Requested: \$305,600

**Rural Out-State Geographic Area**

---

**Development Information**

20-062  
Ridgeview Apartments  
300 S 6th Street  
Branson, MO 65616

New Construction

Senior 55+

**Developer Information**

Ridgeview Developers, LLC (To Be Formed)  
600 E 103rd Street, Suite 200  
Kansas City, MO 64131  
Thomas Cole (816) 674-0789

**Unit/Rent Info**

23 - 1 Bedroom: \$285 - \$625  
18 - 2 Bedrooms: \$335 - \$675

Total Units: 41  
Total Affordable Units: 41

**LIHTC Request**

State LIHTC Request: \$444,500  
Federal LIHTC Requested: \$635,000

---

**Development Information**

20-070  
Hilltop Senior Residences  
216 State Hwy O  
Laurie, MO 65037

New Construction

Senior 55+

**Developer Information**

MRE Capital, LLC and Entrepreneurs Enterprises  
10777 Barkley St. Ste 140  
Overland Park, KS 66211  
Daniel Sailler (913) 231-8400

**Unit/Rent Info**

40 - 2 Bedrooms: \$348 - \$660

Total Units: 40  
Total Affordable Units: 31  
Total Market Units: 9

**MHDC Loan Request**

MHDC Fund Balance \$800,000

**LIHTC Request**

State LIHTC Request: \$396,900  
Federal LIHTC Requested: \$567,000

---

**Development Information**

20-078  
Tower Village East  
623 Tower Rd  
Lebanon, MO 65536

New Construction

Senior 55+

**Developer Information**

O'Reilly Development Co., LLC  
5051 S. National Ave., Ste 4-100  
Springfield, MO 65810  
Denise Heintz (417) 893-6006

**Unit/Rent Info**

8 - 1 Bedroom: \$260 - \$550  
24 - 2 Bedrooms: \$300 - \$595

Total Units: 32  
Total Affordable Units: 28  
Total Market Units: 4

**MHDC Loan Request**

MHDC Fund Balance \$300,000

**LIHTC Request**

State LIHTC Request: \$299,600  
Federal LIHTC Requested: \$428,000

**Rural Out-State Geographic Area**

---

**Development Information**

**Developer Information**

20-080  
Mountaintop Homes  
600 N Main St.  
Mt. Vernon, MO 65712

New + Rehab  
  
Family

O'Reilly Development Company, LLC  
5051 S. National Ave. Suite 4-100  
Springfield, MO 65810  
Denise Heintz (417) 893-6006

**Unit/Rent Info**

**MHDC Loan Request**

**LIHTC Request**

20 - 2 Bedrooms: \$300 - \$650  
20 - 3 Bedrooms: \$338 - \$750  
  
Total Units: 40  
Total Affordable Units: 33  
Total Market Units: 7

MHDC HOME

\$750,000

State LIHTC Request: \$420,000  
Federal LIHTC Requested: \$600,000

---

**Development Information**

**Developer Information**

20-082  
Timber Creek Estates II  
Timbercreek Drive  
Lebanon, MO 65536

New Construction  
  
Family

MOCAP Development LLC  
PO Box 104960  
Jefferson City, MO 65110  
Curtis Neuenswander (573) 635-2255

**Unit/Rent Info**

**MHDC Loan Request**

**LIHTC Request**

16 - 2 Bedrooms: \$239 - \$650  
16 - 3 Bedrooms: \$278 - \$700  
  
Total Units: 32  
Total Affordable Units: 26  
Total Market Units: 6

MHDC HOME

\$900,000

State LIHTC Request: \$308,700  
Federal LIHTC Requested: \$441,000

---

**Development Information**

**Developer Information**

20-085  
Parkview Terrace  
South Side of East Mill St.  
Kirksville, MO 63501

New Construction  
  
Family

Terravest Development Corp.  
302 Campusview Dr., Suite 106  
Columbia, MO 65203-7506  
Jay Burchfield (573) 875-5151

**Unit/Rent Info**

**MHDC Loan Request**

**LIHTC Request**

12 - 2 Bedrooms: \$255 - \$655  
24 - 3 Bedrooms: \$284 - \$725  
12 - 4+ Bedrooms: \$300 - \$785  
  
Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

MHDC Other

\$350,000

State LIHTC Request: \$579,600  
Federal LIHTC Requested: \$828,000

**Rural Out-State Geographic Area**

---

**Development Information**

20-090  
Stone Creek Manor  
110 West Main Cross Street  
Palmyra, MO 63461-1527

New Construction  
  
Senior 55+

**Developer Information**

North East Community Action Agency  
16 North Court Street  
Bowling Green, MO 63334-0000  
Carla Potts (573) 324-2231

**Unit/Rent Info**

17 - 1 Bedroom: \$330 - \$485  
23 - 2 Bedrooms: \$393 - \$550  
  
Total Units: 40  
Total Affordable Units: 40

**MHDC Loan Request**

MHDC HOME \$467,720

**LIHTC Request**

State LIHTC Request: \$419,300  
Federal LIHTC Requested: \$599,000

---

**Development Information**

20-091  
Halls of Brookfield  
SE Corner of Main Street and Dake Street  
Brookfield, MO 64628

New Construction  
  
Senior 55+

**Developer Information**

Turnberry Developers, L.L.C.  
1526 Grand Boulevard, Suite 2011  
Kansas City, MO 64108-1408  
Donald E. Rosemann (816) 728-2450

**Unit/Rent Info**

12 - 1 Bedroom: \$226 - \$565  
28 - 2 Bedrooms: \$261 - \$665  
  
Total Units: 40  
Total Affordable Units: 36  
Total Market Units: 4

**MHDC Loan Request**

MHDC Other \$500,000

**LIHTC Request**

State LIHTC Request: \$451,360  
Federal LIHTC Requested: \$644,800

---

**Development Information**

20-092  
Weatherby Ridge  
809 E Briggs Dr  
Macon, MO 63552-1908

New Construction  
  
Senior 55+

**Developer Information**

Turnberry Developers, L.L.C.  
1526 Grand Boulevard, Suite 2011  
Kansas City, MO 64108-1408  
Donald E. Rosemann (816) 728-2450

**Unit/Rent Info**

10 - 1 Bedroom: \$196 - \$585  
26 - 2 Bedrooms: \$220 - \$685  
  
Total Units: 36  
Total Affordable Units: 30  
Total Market Units: 6

**MHDC Loan Request**

MHDC Other \$250,000

**LIHTC Request**

State LIHTC Request: \$367,500  
Federal LIHTC Requested: \$525,000

## Rural Out-State Geographic Area

---

### Development Information

20-095 Acquisition/Rehab  
Vernon Heights  
550 Harwood Ave & 207 N Madison Avenue  
Lebanon, MO 65536

Senior 55+

### Developer Information

Missouri Housing Partners  
220 NW Executive Way  
Lee's Summit, MO 64063  
Lea Akert (816) 246-9220

### Unit/Rent Info

7 - Studio: \$614  
58 - 1 Bedroom: \$652 - \$697

Total Units: 65  
Total Affordable Units: 65

### MHDC Loan Request

MHDC Select \$450,000

### LIHTC Request

State LIHTC Request: \$327,600  
Federal LIHTC Requested: \$468,000

---

### Development Information

20-102 New Construction  
Alice Place of Warrensburg  
Lot 6, Hawthorne, will be renumbered  
Warrensburg, MO 64093

Senior 55+

### Developer Information

MCC Development of Wisconsin, LLC  
1621 Progressive Pkwy  
Platteville, Select 53818  
Kurt Schulte (608) 348-7755

### Unit/Rent Info

17 - 1 Bedroom: \$435 - \$500  
31 - 2 Bedrooms: \$485 - \$525

Total Units: 48  
Total Affordable Units: 48

### MHDC Loan Request

MHDC HOME \$550,000

### LIHTC Request

State LIHTC Request: \$542,500  
Federal LIHTC Requested: \$775,000

---

### Development Information

20-103 New Construction  
Harbor East Villas  
TBD Commercial Avenue  
Warsaw, MO 65355

Senior 55+

### Developer Information

Harbor East Developer, LLC  
18889 Cedar Gate  
Warsaw, MO 65355-4122  
Kurt Schulte (660) 438-7228

### Unit/Rent Info

12 - 1 Bedroom: \$406 - \$480  
24 - 2 Bedrooms: \$448 - \$535

Total Units: 36  
Total Affordable Units: 32  
Total Market Units: 4

### LIHTC Request

State LIHTC Request: \$362,600  
Federal LIHTC Requested: \$518,000

## Rural Out-State Geographic Area

---

### Development Information

20-403 Acquisition/Rehab  
Diamond Apartments (formerly Oak Tree Apartments)  
2005 Forum Dr Family  
Rolla, MO 65401

### Unit/Rent Info

40 - 2 Bedrooms: \$345 - \$600  
40 - 3 Bedrooms: \$395 - \$750  
  
Total Units: 80  
Total Affordable Units: 72  
Total Market Units: 8

### Developer Information

3 Diamond Development, LLC  
6677 N. Lincoln Ave, Ste 400  
Lincolnwood, IL 60712-3619  
Ben Porush (847) 677-7206

### LIHTC Request

Federal LIHTC Requested: \$321,000  
State LIHTC Request: \$321,000