

**2024 Round 1 - Rental Production Applications Received**

Region	4%	9%	Other	Total Number of Developments
Kansas City	7	11	0	18
St. Louis	10	21	0	31
Out State - Metro	3	24	0	27
Out State - Rural	3	28	1	32
<b>Total</b>	<b>23</b>	<b>84</b>	<b>1</b>	<b>108</b>

Development #	Development Name	Developer	Tax Credit Type	Region	City	County	New / Rehab	Occupancy
24-001	Manors at Brookside	Golden Management, Inc.	9%	STL	Union	Franklin	New Construction	Family
24-002	Augusta Gardens	MBL Development Co.	9%	OSR	Nevada	Vernon	New Construction	Senior 55+
24-003	Red Maple Villas Phase II	MBL Development Co.	9%	KC	Oak Grove	Jackson	New Construction	Senior 55+
24-004	The Villas of Smithville Phase II	Midcontinent Equity Holdings, LLC	9%	KC	Smithville	Clay	New Construction	Senior 55+
24-005	Cedar Ridge Apartments Phase II	Midcontinent Equity Holdings, LLC	9%	OSR	Stockton	Cedar	New Construction	Family
24-006	Hudson Estates	MACO Development Company, L.L.C.	9%	KC	Blue Springs	Jackson	New Construction	Senior 55+
24-007	Queensbrooke Senior Living Phase 2	Phoenix Real Estate Services LLC	9%	STL	St. Peters	St Charles	New Construction	Senior 55+
24-008	Queensbrooke Senior Living Phase 2	Phoenix Real Estate Services LLC	9%	STL	St. Peters	St Charles	New Construction	Senior 55+
24-009	Silver Springs II Apartments	MACO Development Company, L.L.C.	9%	OSM	Cape Girardeau	Cape Girardeau	New Construction	Senior 55+
24-010	McCoy Creek Estates	MACO Development Company, L.L.C.	9%	STL	Wentzville	St Charles	New Construction	Senior 55+
24-011	Residences at Point North	NDC Housing and Economic Development Corporation (HEDC)	9%	STL	St. Louis	St Louis City	New Construction	Family
24-012	Benton Park Place	DeSales Community Development	9%	STL	St. Louis	St Louis City	New Construction	Senior 62+
24-013	Legacy Landing, LLC	Excel Health Services, Inc., dba Excel Development Group	9%	OSM	Greene	Republic	New Construction	Senior 55+
24-014	Bluff Estates, LLC	Excel Health Services, Inc., dba Excel Development Group	9%	OSM	Ozark	Christian	New Construction	Family
24-015	Franklin Fields	Rural Housing Developers-Missouri LLC	9%	STL	St. Clair	Franklin	Acquisition/Rehab	Senior 62+
24-016	Warren Trails	Rural Housing Developers-Missouri, LLC	9%	OSR	Wright City	Warren	New + Acquisition/Rehab	Family
24-017	Garner Villas Phase II	Housing Plus, LLC	9%	OSR	West Plains	Howell	New Construction	Family
24-018	Maplewood Villas Phase II	The Kitchen, Inc.	9%	OSM	Springfield	Greene	New Construction	Senior 55+
24-019	Remington Place	DLS Historic Developer IV, L.L.C.	9%	KC	Blue Springs	Jackson	New Construction	Senior 55+
24-020	Blair Estates 1	RCH Development Inc. Chad Hartle Pres, and JFCAC Development, Inc.	9%	STL	Desoto	Jefferson	New Construction	Family
24-021	Jazz District III	McCormack Baron Salazar, Inc.	9%	KC	Kansas City	Jackson	New Construction	Family
24-022	Montenot Meadows	RCH Development, Inc. Chad Hartle Pres. And East Missouri Action Agency Inc.	9%	OSR	Perryville	Perry	New Construction	Family
24-023	Liberty Park Apartments	RCH Development Inc./Ventura Industries/CACHDC	9%	OSR	Sedalia	Pettis	Acquisition/Rehab	Senior 62+
24-025	Spartan Pointe II	Terravest Development Corp.	9%	OSM	Columbia	Boone	New Construction	Family
24-026	The Prospect at 35th	35 Prospect Developer, LLC (To Be Formed Upon Award)	9%	KC	Kansas City	Jackson	New Construction	Family
24-027	Village at Kemper Greens	Terravest Development Corp.	9%	OSM	Boonville	Cooper	New Construction	Family
24-028	Parkview Terrace II	Terravest Development Corp.	9%	OSR	Kirksville	Adair	New Construction	Family
24-029	Star Vue Groves	Starview Development, LLC	9%	OSM	Cape Girardeau	Cape Girardeau	New Construction	Family
24-030	The Villas at Logan Estates	Morelock Builders & Associates, Inc.	9%	OSM	Rogersville	Greene	New Construction	Senior 55+
24-031	St. Robert Senior Villas	Morelock Builders & Associates, Inc.	9%	OSR	St. Robert	Pulaski	New Construction	Senior 55+
24-032	Cameron Family Commons	Snider Development, LLC	9%	OSM	Cameron	Dekalb	New Construction	Family
24-033	Summer Springs Landing	Greenway Housing Solutions, LLC	9%	OSR	El Dorado Springs	Cedar	New Construction	Family
24-034	Stronghold Landing	Central Missouri Community Action	9%	OSM	Jefferson City	Cole	New Construction	Family
24-035	Tower Village East	O'Reilly Development Company, LLC	9%	OSR	Lebanon	Laclede	New Construction	Senior 55+
24-036	Kodiak Fields	Holden Communities, LLC	9%	OSM	Neosho	Newton	New Construction	Senior 55+
24-037	Teal Lake Village II	Holden Communities, LLC	9%	OSR	Mexico	Audrain	New Construction	Family
24-038	Thayer Heights	Willow Springs Community Foundation	N/A	OSR	West Plains	Howell	Acquisition/Rehab	Family
24-039	Fish Haven North	Southeast Holdings, LLC	9%	OSR	Lake Ozark	Miller	New Construction	Family
24-040	University Crossing	University Crossing Developer, LLC (to be formed)	9%	STL	Unincorporated St Louis County	St Louis County	New Construction	Family
24-041	LHDC St. Ann Senior Apartments	Laborers' Home Development Corporation	9%	STL	St. Ann	St Louis County	New + Rehab	Senior 55+
24-042	The Simmons Mark	Fleur De Lis Development Corporation	9%	STL	St. Louis	St Louis City	Acquisition/Rehab	Senior 55+
24-043	Village Place Apartments	AMB Development, LLC	9%	OSR	Bethany	Harrison	Acquisition/Rehab	Senior 55+
24-044	Cardinal Towers Apartments	Gene Field Development LLC	9%	OSM	Webb City	Jasper	Acquisition/Rehab	Senior 55+
24-045	Cathedral Hill Place	Dalmark Development Group, LLC	9%	OSM	St. Joseph	Buchanan	New Construction	Family
24-046	St. Matthew Place	Dalmark Development Group, LLC	9%	KC	Kansas City	Jackson	New + Rehab	Senior 55+
24-047	Saints Street Apartments II	Dignity Now and LRG Consulting & Development Inc.	9%	OSR	Branson	Taney	New Construction	Family
24-048	Rock Island Villas	LRG Consulting & Development Inc	9%	OSR	Eldon	Miller	New Construction	Family
24-049	Greendale Senior Village	Ring Property Company, L.L.C.	9%	STL	Lake St. Louis	St Charles	New Construction	Senior 55+
24-050	Donnelly Crossing	Ring Property Company, L.L.C.	9%	OSR	Branson	Taney	New Construction	Senior 55+
24-051	Fall Creek Ridge	Ring Property Company, L.L.C.	9%	OSR	Branson	Taney	New Construction	Family
24-052	North Village Estates	JES Dev Co, Inc.	9%	OSM	St. Joseph	Buchanan	New Construction	Senior 55+
24-053	Peaks at Blue River	JES Dev Co, Inc.	9%	KC	Independence	Jackson	New Construction	Senior 55+
24-054	Gentry Estates III	JES Dev Co, Inc.	9%	OSM	Columbia	Boone	New Construction	Senior 55+
24-055	Meadowood Estates III	JES Dev Co, Inc.	9%	STL	O'Fallon	St Charles	New Construction	Senior 55+
24-056	Delmar Meadows II	JES Dev Co, Inc.	9%	OSM	Springfield	Greene	New Construction	Senior 55+
24-057	Churchill Apartments II	Zimmerman Properties, LLC	9%	OSM	Marshfield	Webster	New Construction	Family
24-058	The Springs	Zimmerman Properties, LLC	9%	OSM	Springfield	Greene	New Construction	Family
24-059	Wilson's Valley Villas	DHTC Development, LLC	9%	OSM	Brookline	Greene	New Construction	Senior 55+
24-060	Cedar Ridge Apartments	DHTC Development, LLC	9%	OSR	Branson	Taney	New Construction	Family
24-061	Elevate Apartments	DHTC Development, LLC	9%	OSR	Branson	Taney	New Construction	Family
24-062	Clinton-Peabody Redevelopment - Phase 1	Preservation of Affordable Housing, LLC	9%	STL	St. Louis	St Louis City	New Construction	Family
24-063	Scott Manor Apartments	Alco Properties, Inc. & Alco Development Partners, LLC (Co-Developer)	9%	OSR	Sikeston	Scott	Acquisition/Rehab	Family
24-064	Virginia Plaza	DeSales Community Development	9%	STL	St. Louis	St Louis City	New + Acquisition/Rehab	Family

Development #	Development Name	Developer	Tax Credit Type	Region	City	County	New / Rehab	Occupancy
24-065	TCDC Senior Housing	TCDC Developer LLC	9%	STL	St. Louis	St Louis City	New Construction	Senior 55+
24-066	Troy Housing	Troy Housing Developer LLC	9%	OSR	Troy	Lincoln	New Construction	Family
24-067	Four Seasons Apartments	JCM Ventures, LLC	9%	OSR	Camdenton	Camden	New Construction	Family
24-068	WITHDRAWN - Valley View Manor	Turnberry Developers, L.L.C.	9%	OSR	Rolla	Phelps	New Construction	Family
24-069	Panther Crossing	Turnberry Developers, L.L.C.	9%	OSR	Palmyra	Marion	New Construction	Senior 55+
24-070	Wildwood Canyon	MOCAP Development Company, L.L.C.	9%	OSM	Jefferson City	Cole	New Construction	Senior 55+
24-071	The Crescent at Osage Beach	Capstone Development Group, LLC	9%	OSR	Osage Beach	Camden	New Construction	Senior 55+
24-072	Tiffany Apartments	Tiffany Developers, LLC	9%	STL	St. Louis	St Louis City	Acquisition/Rehab	Family
24-073	Swope Health Village - Senior Living I	Yarco-Devco L.L.C.	9%	KC	Kansas City	Jackson	New Construction	Senior 55+
24-074	Delaware Commons	Parker Development, L.L.C.	9%	OSM	Joplin	Jasper	New Construction	Senior 55+
24-075	Aster Springs	RR Jennings Developer, LLC	9%	OSR	Warrensburg	Johnson	New Construction	Senior 55+
24-076	Miller Court Senior Villas	Trinity Housing Development, LLC	9%	OSM	Republic	Greene	New Construction	Senior 55+
24-077	Ivy Crossing Senior Villas	Trinity Housing Development, LLC	9%	OSR	Monett	Barry	New Construction	Senior 55+
24-078	Star Residences III	LMAC Holdings, LLC	9%	STL	Jennings	St Louis County	New Construction	Senior 55+
24-079	Peace Place Apartments	West County Properties, Inc.	9%	STL	Webster Groves	St Louis County	New Construction	Senior 62+
24-080	Crown Center Phase II	Council Apartments, Inc	9%	STL	St. Louis	St Louis County	New Construction	Senior 62+
24-081	Espero KC	Nash Group, LLC 51% and Vecino Group, LLC 49%, Jointly	9%	KC	Kansas City	Jackson	New Construction	Family
24-082	Brookfield Village Apartments	Community Housing Ministry, Inc	9%	OSR	Brookfield	Linn	Acquisition/Rehab	Family
24-083	Alumnus West	Nash Group, LLC 51% and Vecino Group, LLC 49%, Jointly	9%	STL	St. Louis	St Louis City	New Construction	Senior 55+
24-084	Humboldt School Apartments and Townhomes	LLC to be determined/KLAP, LP/Michael Rainen	9%	OSM	St. Joseph	Buchanan	Acquisition/Rehab	Family
24-085	Providence Walkway	CHA Affordable Housing Development Group, LLC	9%	OSM	Columbia	Boone	New Construction	Family
24-086	New Life Senior Villas	New Life Community Development Corporation	9%	KC	Grandview	Jackson	New Construction	Senior 55+
24-401	Trails at Bannister Apartment Homes	Pedcor Investments, A Limited Liability Company	4%	KC	Kansas City	Jackson	New Construction	Family
24-402	Tower Village Apartments	Tower Village Developer, LLC (to be formed)	4%	STL	St. Louis	St Louis City	Acquisition/Rehab	Senior 55+
24-403	Woodcrest Apartments	Preservation of Affordable Housing, LLC	4%	KC	Kansas City	Jackson	Acquisition/Rehab	Family
24-404	Highland Acres and Meadows	Preservation of Affordable Housing, LLC	4%	OSM	Carthage	Jasper	Acquisition/Rehab	Senior 62+
24-405	DeSales Preservation 2	DeSales Community Development	4%	STL	St. Louis	St Louis City	Acquisition/Rehab	Family
24-406	Velda Glen Townhomes	K-M Housing, LLC	4%	STL	Velda City	St Louis County	Acquisition/Rehab	Family
24-407	Lafayette Senior & Family Apartments	Lafayette Developer LLC	4%	STL	St. Louis	St Louis City	Acquisition/Rehab	Senior 55+
24-408	Charter Landing Apartments	Gene Field Development LLC	4%	KC	Kansas City	Jackson	Acquisition/Rehab	Family
24-409	Columbia Square Townhomes	LIH Columbia Square GP, LLC	4%	OSM	Columbia	Boone	Acquisition/Rehab	Family
24-410	Scott Manor Apartments	Alco Properties, Inc. & Alco Development Partners, LLC (Co-Developer)	4%	OSR	Sikeston	Scott	Acquisition/Rehab	Family
24-411	Old Frenchtown Apartments	DeSales KLS Group LLC	4%	STL	St. Louis	St Louis City	Acquisition/Rehab	Family
24-412	Edge Apartments	JCM Ventures, LLC	4%	KC	Kansas City	Jackson	New Construction	Family
24-413	Oak Park Townhomes	DowCon, LLC	4%	KC	Kansas City	Jackson	New Construction	Family
24-414	Carr Square Village	Carr Square Village Developer, LLC (to be formed)	4%	STL	St. Louis	St Louis City	Acquisition/Rehab	Family
24-415	Messenger Towers	SDG Housing Partners, LLC	4%	OSM	Joplin	Jasper	Acquisition/Rehab	Senior 62+
24-416	Walnut Grove Apartments	SDG Housing Partners, LLC	4%	KC	Kansas City	Clay	Acquisition/Rehab	Family
24-417	Fanning School Apartments	Screaming Eagle Development	4%	STL	St. Louis	St Louis City	Acquisition/Rehab	Family
24-418	Ivanhoe Gardens Apartments	Community Builders of Kanas City	4%	KC	Kansas City	Jackson	Acquisition/Rehab	Family
24-419	Parkview Gardens	Missouri Housing Partners, LLC	4%	OSR	Warrensburg	Johnson	Acquisition/Rehab	Senior 55+
24-420	Brookfield Village Apartments	Community Housing Ministry, Inc	4%	OSR	Brookfield	Linn	Acquisition/Rehab	Family
24-421	2000 North Broadway	2000 N Developer LLC	4%	STL	Saint Louis	St Louis City	Acquisition/Rehab	Family
24-422	Weinman Center Apartments	West County Properties, Inc. (an affiliate of HASLC)	4%	STL	Berkeley	St Louis County	New Construction	Family
24-423	Preservation Square V	McCormack Baron Salazar, Inc.	4%	STL	St. Louis	St Louis City	New Construction	Family

# **2024 Funding Round 1**

## **9% TAX CREDIT APPLICATIONS & MHDC PERMANENT FINANCING**



# Kansas City Region

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## Development Information

24-003 Red Maple Villas Phase II  
Near 300 SE 27th St  
Oak Grove, MO 64075  
Senior 55+

New Construction

### Unit/Rent Info

38 - 2 Bedrooms: \$395 - \$850

Total Units: 38  
Total Affordable Units: 32  
Total Market Units: 6

### MHDC Loan Request

MHDC Other \$700,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$538,300  
Federal LIHTC Requested: \$769,000

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## Development Information

24-004 The Villas of Smithville Phase II  
Richardson St  
Smithville, MO 64089-0000  
Senior 55+

New Construction

### Unit/Rent Info

20 - 1 Bedroom: \$360 - \$650  
28 - 2 Bedrooms: \$400 - \$725

Total Units: 48  
Total Affordable Units: 40  
Total Market Units: 8

### MHDC Loan Request

MHDC HOME \$500,000

## 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

### LIHTC Request

State LIHTC Request: \$630,000  
Federal LIHTC Requested: \$900,000

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## Development Information

24-006 Hudson Estates  
SE Hudson St  
Blue Springs, MO 64014  
Senior 55+

New Construction

### Unit/Rent Info

60 - 2 Bedrooms: \$550 - \$900

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance \$2,500,000  
MHDC Other \$850,000

## Developer Information

MACO Development Company, L.L.C.  
111 N Main Street, P. O. Box 68  
Clarkton, MO 63837-0068  
J. Jason Maddox (573) 448-3000

### LIHTC Request

State LIHTC Request: \$756,518  
Federal LIHTC Requested: \$1,080,740

# Kansas City Region

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## Development Information

24-019 Remington Place  
SW Clark Rd  
Blue Springs, MO 64014  
Senior 55+

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$429 - \$895  
28 - 2 Bedrooms: \$495 - \$950

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

### MHDC Loan Request

MHDC Fund Balance	\$750,000
MHDC HOME	\$500,000

## Developer Information

DLS Historic Developer IV, L.L.C.  
4510 Belleview Ave., Suite 300  
Kansas City, MO 64111  
Timothy Schulte (816) 502-4725

### LIHTC Request

State LIHTC Request: \$688,100  
Federal LIHTC Requested: \$983,000

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## Development Information

24-021 Jazz District III  
1511 E 18th St  
Kansas City, MO 64108  
Family

New Construction

### Unit/Rent Info

21 - 1 Bedroom: \$830 - \$950  
25 - 2 Bedrooms: \$988 - \$1,140  
2 - 3 Bedrooms: \$1,300

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Other	\$1,000,000
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## Developer Information

McCormack Baron Salazar, Inc.  
100 North Broadway, Suite 100  
St. Louis, MO 63102-2775  
Brock Armstrong (314) 621-3400

### LIHTC Request

State LIHTC Request: \$812,000  
Federal LIHTC Requested: \$1,160,000

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## Development Information

24-026 The Prospect at 35th  
35th and Prospect (3436, 3444, 3454 Prospect)  
Kansas City, MO 64128  
Family

New Construction

### Unit/Rent Info

10 - 1 Bedroom: \$485 - \$825  
20 - 2 Bedrooms: \$575 - \$895

Total Units: 30  
Total Affordable Units: 25  
Total Market Units: 5

### LIHTC Request

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

## Developer Information

35 Prospect Developer, LLC (To Be Formed Upon Award)  
770 E 5th Street  
Kansas City, MO 64106  
Kelley Hrabe (816) 686-2416

# Kansas City Region

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## Development Information

24-046 St. Matthew Place  
8001 Longview Rd  
Kansas City, MO 64134-3501  
Senior 55+

New + Rehab

### Unit/Rent Info

30 - 1 Bedroom: \$350 - \$800  
10 - 2 Bedrooms: \$400 - \$900  
  
Total Units: 40  
Total Affordable Units: 20

### MHDC Loan Request

MHDC Fund Balance	\$790,000
MHDC HOME	\$550,000
MHDC Other	\$525,000

## Developer Information

Dalmark Development Group, LLC  
12220 State Line Road  
Leawood, KS 66209-1217  
Zachary Nichols (816) 285-4619

### LIHTC Request

State LIHTC Request: \$447,160  
Federal LIHTC Requested: \$638,800

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## Development Information

24-053 Peaks at Blue River  
E Jackson Dr and E 40th St Ct S  
Independence, MO 64057-1684  
Senior 55+

New Construction

### Unit/Rent Info

40 - 2 Bedrooms: \$456 - \$975  
  
Total Units: 40  
Total Affordable Units: 36  
Total Market Units: 4

### MHDC Loan Request

MHDC HOME	\$1,375,000
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## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$637,000  
Federal LIHTC Requested: \$910,000

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## Development Information

24-073 Swope Health Village - Senior Living I  
5908 Swope Pkwy  
Kansas City, MO 64130  
Senior 55+

New Construction

### Unit/Rent Info

49 - 1 Bedroom: \$495 - \$915  
  
Total Units: 49  
Total Affordable Units: 49

### LIHTC Request

State LIHTC Request: \$696,500  
Federal LIHTC Requested: \$995,000

# Kansas City Region

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## Development Information

24-081 Espero KC  
N corner of Berkley Pkwy and Riverfront Dr  
Kansas City, MO 64120  
Family

New Construction

### Unit/Rent Info

40 - 1 Bedroom: \$890 - \$1,068  
15 - 2 Bedrooms: \$1,057 - \$1,268  
7 - 3 Bedrooms: \$1,213 - \$1,455

Total Units: 62  
Total Affordable Units: 55  
Total Market Units: 7

### MHDC Loan Request

MHDC HOME

\$2,000,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$815,500  
Federal LIHTC Requested: \$1,165,000

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## Development Information

24-086 New Life Senior Villas  
12404 Byars Rd  
Grandview, MO 64030  
Senior 55+

New Construction

### Unit/Rent Info

40 - 2 Bedrooms: \$500 - \$755

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

## Developer Information

New Life Community Development Corporation  
12401 Byars Rd  
Grandview, MO 64030  
Keith Wesley (816) 966-8989

### LIHTC Request

State LIHTC Request: \$691,600  
Federal LIHTC Requested: \$988,000

## MSA-Rural Region

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### Development Information

24-009 Silver Springs II Apartments  
Spruce St and Silver Springs Rd  
Cape Girardeau, MO 63701  
Senior 55+

New Construction

#### Unit/Rent Info

60 - 2 Bedrooms: \$450 - \$800

Total Units: 60

Total Affordable Units: 54

Total Market Units: 6

#### MHDC Loan Request

MHDC HOME

\$1,000,000

MHDC Other

\$800,000

### Developer Information

MACO Development Company, L.L.C.  
111 N Main Street, P. O. Box 68  
Clarkton, MO 63837  
J. Jason Maddox (573) 448-3000

#### LIHTC Request

State LIHTC Request: \$753,620

Federal LIHTC Requested: \$1,076,600

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### Development Information

24-013 Legacy Landing, LLC  
W Miller Rd and S West Ave & Approximately 400 W Miller Rd  
Republic, MO 65738-0000  
Senior 55+

New Construction

#### Unit/Rent Info

46 - 2 Bedrooms: \$390 - \$770

Total Units: 46

Total Affordable Units: 40

Total Market Units: 6

#### MHDC Loan Request

MHDC Fund Balance

\$889,948

#### LIHTC Request

State LIHTC Request: \$777,674

Federal LIHTC Requested: \$1,110,963

### Developer Information

Excel Health Services, Inc., dba Excel Development Group  
8551 Lexington Avenue  
Lincoln, NE 68505-0000  
Brent D Williams (402) 434-3344

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### Development Information

24-014 Bluff Estates, LLC  
9th St and W Bluff Dr  
Ozark, MO 65721-0000  
Family

New Construction

#### Unit/Rent Info

30 - 3 Bedrooms: \$430 - \$895

4 - 4+ Bedrooms: \$500 - \$985

Total Units: 34

Total Affordable Units: 30

Total Market Units: 4

#### MHDC Loan Request

MHDC Fund Balance

\$998,263

#### LIHTC Request

State LIHTC Request: \$699,350

Federal LIHTC Requested: \$999,072

### Developer Information

Excel Health Services, Inc., dba Excel Development Group  
8551 Lexington Avenue  
Lincoln, NE 68505-0000  
Brent D Williams (402) 434-3344



# MSA-Rural Region

## Development Information

24-018 Maplewood Villas Phase II  
3905 W Maple St  
Springfield, MO 65802-5547  
Senior 55+

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$435 - \$700

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

### MHDC Loan Request

MHDC CHDO	\$465,000
MHDC Other	\$335,000

## Developer Information

The Kitchen, Inc.  
730 N. Glenstone Ave.  
Springfield, MO 65802-2118  
Meleah Spencer (417) 837-1500

### LIHTC Request

State LIHTC Request: \$301,000  
Federal LIHTC Requested: \$430,000

## Development Information

24-025 Spartan Pointe II  
Battle Ave and Spartan Dr  
Columbia, MO 65202  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$442 - \$850  
24 - 3 Bedrooms: \$485 - \$950  
12 - 4+ Bedrooms: \$515 - \$1,050

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance	\$1,400,000
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## Developer Information

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

### LIHTC Request

State LIHTC Request: \$836,500  
Federal LIHTC Requested: \$1,195,000

## Development Information

24-027 Village at Kemper Greens  
Kemper Dr  
Boonville, MO 65233  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$306 - \$850  
24 - 3 Bedrooms: \$341 - \$950  
12 - 4+ Bedrooms: \$348 - \$1,050

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance	\$900,000
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## Developer Information

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

### LIHTC Request

State LIHTC Request: \$942,900  
Federal LIHTC Requested: \$1,347,000

# MSA-Rural Region

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## Development Information

24-029 Star Vue Groves  
Near 1927 N Kingshighway St  
Cape Girardeau, MO 63701  
Family

New Construction

### Unit/Rent Info

24 - 2 Bedrooms: \$415 - \$680  
8 - 3 Bedrooms: \$475 - \$750

Total Units: 32  
Total Affordable Units: 24  
Total Market Units: 8

### MHDC Loan Request

MHDC CHDO	\$348,800
MHDC Other	\$390,000

## Developer Information

Starview Development, LLC  
1927 N. Kingshighway  
Cape Girardeau, MO 63701  
Brad Schlosser (573) 450-0107

### LIHTC Request

State LIHTC Request: \$393,400  
Federal LIHTC Requested: \$562,000

---

## Development Information

24-030 The Villas at Logan Estates  
Cynthiana St near Harper Dr  
Rogersville, MO 65712  
Senior 55+

New Construction

### Unit/Rent Info

24 - 2 Bedrooms: \$420 - \$710

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

### MHDC Loan Request

MHDC HOME	\$605,300
MHDC Other	\$323,000

## Developer Information

Morelock Builders & Associates, Inc.  
722-B W. Olive St.  
Springfield, MO 65806  
Wayne Morelock (417) 864-6661

### LIHTC Request

State LIHTC Request: \$301,700  
Federal LIHTC Requested: \$431,000

---

## Development Information

24-032 Cameron Family Commons  
Platte-Clay Way  
Cameron, MO 64429  
Family

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$725  
8 - 3 Bedrooms: \$465 - \$800

Total Units: 40  
Total Affordable Units: 28  
Total Market Units: 12

### MHDC Loan Request

MHDC HOME	\$600,000
MHDC Other	\$480,100

## Developer Information

Snider Development, LLC  
2432 E. Madrid  
Springfield, MO 65804  
Greg Snider (417) 771-8646

### LIHTC Request

State LIHTC Request: \$475,650  
Federal LIHTC Requested: \$679,500

# MSA-Rural Region

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## Development Information

24-034 Stronghold Landing  
5011 Old Lohman Rd  
Jefferson City, MO 65109  
Family

New Construction

### Unit/Rent Info

28 - 2 Bedrooms: \$480 - \$750  
12 - 3 Bedrooms: \$550 - \$850

Total Units: 40  
Total Affordable Units: 28  
Total Market Units: 12

### MHDC Loan Request

MHDC CHDO \$200,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$533,400  
Federal LIHTC Requested: \$762,000

---

## Development Information

24-036 Kodiak Fields  
Kodiak Rd and Garrow Blvd  
Neosho, MO 64850  
Senior 55+

New Construction

### Unit/Rent Info

48 - 2 Bedrooms: \$390 - \$695

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Other \$581,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$535,570  
Federal LIHTC Requested: \$765,100

---

## Development Information

24-044 Cardinal Towers Aprtments  
324 N Tom St  
Webb City, MO 64870-1963  
Senior 55+

Acquisition/Rehab

### Unit/Rent Info

60 - 1 Bedroom: \$800 - \$850

Total Units: 60  
Total Affordable Units: 59  
Total Market Units: 1

### MHDC Loan Request

MHDC HOME \$250,000  
MHDC Other \$250,000

## Developer Information

Gene Field Development LLC  
320 W Wyatt Earp Blvd, Suite C  
Dodge City, KS 67801-4366  
Ryan Deutsch (620) 789-7368

### LIHTC Request

State LIHTC Request: \$575,073  
Federal LIHTC Requested: \$821,533

# MSA-Rural Region

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## Development Information

24-045 Cathedral Hill Place  
Scattered sites between 7th, 9th, Robidoux and Church St  
St Joseph, MO 64501-2717  
Family

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$227 - \$890  
12 - 2 Bedrooms: \$268 - \$1,050  
16 - 3 Bedrooms: \$300 - \$1,200

Total Units: 40  
Total Affordable Units: 40

### MHDC Loan Request

MHDC Fund Balance	\$1,350,000
MHDC HOME	\$500,000
MHDC Select	\$540,000

## Developer Information

Dalmark Development Group, LLC  
12220 State Line Road  
Leawood, KS 66209-1217  
Zachary Nichols (816) 285-4619

### LIHTC Request

State LIHTC Request: \$452,690  
Federal LIHTC Requested: \$646,700

---

## Development Information

24-052 North Village Estates  
NW corner of N Village Rd and N Hwy 169  
St Joseph, MO 64506-4129  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$286 - \$800

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

### MHDC Loan Request

MHDC HOME	\$500,000
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## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$822,500  
Federal LIHTC Requested: \$1,175,000

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## Development Information

24-054 Gentry Estates III  
Aurora Dr  
Columbia, MO 65203  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$442 - \$915

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

### MHDC Loan Request

MHDC Fund Balance	\$1,300,000
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## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$800,100  
Federal LIHTC Requested: \$1,143,000

# MSA-Rural Region

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## Development Information

24-056 Delmar Meadows II  
SW corner of W Grand St and S Clifton Ave  
Springfield, MO 65802-5122  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$332 - \$825

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

### MHDC Loan Request

MHDC HOME \$1,175,000

## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$693,000  
Federal LIHTC Requested: \$990,000

---

## Development Information

24-057 Churchill Apartments II  
Near 664 Church St - Adjacent to Churchill Apartments  
Marshfield, MO 65706  
Family

New Construction

### Unit/Rent Info

26 - 2 Bedrooms: \$422 - \$981  
26 - 3 Bedrooms: \$484 - \$1,122

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance \$1,980,259

## Developer Information

Zimmerman Properties, LLC  
1329 East Lark St  
Springfield, MO 65804  
Justin M. Zimmerman (417) 883-1632

### LIHTC Request

State LIHTC Request: \$577,850  
Federal LIHTC Requested: \$825,500

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## Development Information

24-058 The Springs  
4149 W Chestnut Expy  
Springfield, MO 65802  
Family

New Construction

### Unit/Rent Info

36 - 2 Bedrooms: \$378 - \$937  
24 - 3 Bedrooms: \$437 - \$1,075

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance \$2,357,315

## Developer Information

Zimmerman Properties, LLC  
1329 East Lark St.  
Springfield, MO 65804  
Justin M. Zimmerman (417) 883-1632

### LIHTC Request

State LIHTC Request: \$652,400  
Federal LIHTC Requested: \$932,000

# MSA-Rural Region

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## Development Information

24-059 Wilson's Valley Villas  
Near 3246 E Old Stone Rd  
Brookline, MO 65619  
Senior 55+

New Construction

### Unit/Rent Info

40 - 2 Bedrooms: \$370 - \$800

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

### MHDC Loan Request

MHDC Fund Balance \$650,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$541,450  
Federal LIHTC Requested: \$773,500

---

## Development Information

24-070 Wildwood Canyon  
800 Block of Wildwood Dr  
Jefferson City, MO 65109  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$387 - \$850

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

### MHDC Loan Request

MHDC Fund Balance \$920,000

## Developer Information

MOCAP Development Company, L.L.C.  
P.O. Box 104960  
Jefferson City, MO 65110-4960  
Curtis Neuenswander (573) 635-2255

### LIHTC Request

State LIHTC Request: \$847,000  
Federal LIHTC Requested: \$1,210,000

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## Development Information

24-074 Delaware Commons  
19th and Delaware  
Joplin, MO 64804  
Senior 55+

New Construction

### Unit/Rent Info

20 - 1 Bedroom: \$274 - \$735  
34 - 2 Bedrooms: \$326 - \$825

Total Units: 54  
Total Affordable Units: 46  
Total Market Units: 8

### LIHTC Request

State LIHTC Request: \$868,000  
Federal LIHTC Requested: \$1,240,000

## Developer Information

Parker Development, L.L.C.  
1115 Illinois, Suite 1  
Joplin, MO 64801-3972  
Kevin Parker (417) 624-5552

# MSA-Rural Region

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## Development Information

24-076 Miller Court Senior Villas  
139 E Miller Rd  
Republic, MO 65738-0000  
Senior 55+

New Construction

### Unit/Rent Info

20 - 1 Bedroom: \$355 - \$1,062  
20 - 2 Bedrooms: \$422 - \$1,270

Total Units: 40  
Total Affordable Units: 32  
Total Market Units: 8

### MHDC Loan Request

MHDC Fund Balance \$2,400,000

## Developer Information

Trinity Housing Development, LLC  
3556 S. Culpepper, Suite 4  
Springfield, MO 65804-0000  
Joseph Ryan Hamilton (417) 882-1701

### LIHTC Request

State LIHTC Request: \$637,000  
Federal LIHTC Requested: \$910,000

---

## Development Information

24-084 Humboldt School Apartments and Townhomes  
1520 N 2nd St  
St Joseph, MO 64505  
Family

Acquisition/Rehab

### Unit/Rent Info

8 - Studio: \$406 - \$481  
17 - 1 Bedroom: \$715 - \$960  
14 - 2 Bedrooms: \$750 - \$1,300  
7 - 3 Bedrooms: \$1,050 - \$1,600

Total Units: 46  
Total Affordable Units: 35  
Total Market Units: 11

### MHDC Loan Request

MHDC Fund Balance \$1,170,000

## Developer Information

LLC to be determined/KLAP, LP/Michael Rainen  
215 W. Pershing Road  
Kansas City, MO 64108  
Michael Rainen (913) 269-8181

### LIHTC Request

State LIHTC Request: \$679,000  
Federal LIHTC Requested: \$970,000

---

## Development Information

24-085 Providence Walkway  
306 Trinity Pl  
Columbia, MO 65203  
Family

New Construction

### Unit/Rent Info

13 - 1 Bedroom: \$497  
20 - 2 Bedrooms: \$613  
14 - 3 Bedrooms: \$853  
12 - 4+ Bedrooms: \$1,018

Total Units: 59  
Total Affordable Units: 53  
Total Market Units: 6

## Developer Information

CHA Affordable Housing Development Group, LLC  
201 Switzler Street  
Columbia, MO 65203  
Randall Cole (573) 554-7000

### LIHTC Request

State LIHTC Request: \$882,000  
Federal LIHTC Requested: \$1,260,000

## Rural Region

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### Development Information

24-002 Augusta Gardens  
NE of E Overland Rd and S Barrett St  
Nevada, MO 64772  
Senior 55+

New Construction

#### Unit/Rent Info

38 - 2 Bedrooms: \$275 - \$775

Total Units: 38  
Total Affordable Units: 32  
Total Market Units: 6

#### MHDC Loan Request

MHDC Other \$700,000

### Developer Information

MBL Development Co.  
9237 Ward Parkway Ste. 310  
Kansas City, MO 00000  
D. Kim Lingle (816) 569-6420

#### LIHTC Request

State LIHTC Request: \$506,800  
Federal LIHTC Requested: \$724,000

---

### Development Information

24-005 Cedar Ridge Apartments Phase II  
500 W Englewood Rd  
Stockton, MO 65785-0000  
Family

New Construction

#### Unit/Rent Info

4 - 1 Bedroom: \$260 - \$500  
24 - 2 Bedrooms: \$300 - \$600  
4 - 3 Bedrooms: \$600 - \$700

Total Units: 32  
Total Affordable Units: 27  
Total Market Units: 5

#### MHDC Loan Request

MHDC HOME \$625,000

### Developer Information

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

#### LIHTC Request

State LIHTC Request: \$397,600  
Federal LIHTC Requested: \$568,000

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### Development Information

24-016 Warren Trails  
210 Brookview, Wright City / 2305 Donna Maria Dr, Warrenton  
Wright City, MO 63390-3346  
Family

New + Acquisition/Rehab

#### Unit/Rent Info

16 - 1 Bedroom: \$750  
32 - 2 Bedrooms: \$850

Total Units: 48  
Total Affordable Units: 48

#### MHDC Loan Request

MHDC Other \$356,030

### Developer Information

Rural Housing Developers-Missouri, LLC  
3556 S. Culpepper Circle Suite 1  
Springfield, MO 65804-4252  
Ryan Hamilton (417) 882-1701

#### LIHTC Request

State LIHTC Request: \$292,600  
Federal LIHTC Requested: \$418,000



## Rural Region

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### Development Information

24-017 Garner Villas Phase II  
Bruce Smith Pkwy & County Rd 6460  
West Plains, MO 65775-6306  
Family

New Construction

#### Unit/Rent Info

24 - 2 Bedrooms: \$385 - \$625  
24 - 3 Bedrooms: \$440 - \$725

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

#### MHDC Loan Request

MHDC Fund Balance	\$900,000
MHDC Other	\$850,000

### Developer Information

Housing Plus, LLC  
1525 E Republic Rd, Ste B100  
Springfield, MO 65804-6583  
Becky Selle (417) 887-6682

#### LIHTC Request

State LIHTC Request: \$434,000  
Federal LIHTC Requested: \$620,000

---

### Development Information

24-022 Montenot Meadows  
1500 Montenot Blvd  
Perryville, MO 63775  
Family

New Construction

#### Unit/Rent Info

20 - 2 Bedrooms: \$352 - \$875  
20 - 3 Bedrooms: \$383 - \$1,000

Total Units: 40  
Total Affordable Units: 34  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME	\$700,000
MHDC Other	\$600,000

### Developer Information

RCH Development, Inc. Chad Hartle Pres. And East Missou  
2201 Walton Drive, Suite A  
Jackson, MO 63755-3711  
Chad Hartle, President (573) 576-5433

#### LIHTC Request

State LIHTC Request: \$583,771  
Federal LIHTC Requested: \$833,959

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### Development Information

24-023 Liberty Park Apartments  
1400-1402 Liberty Park Blvd  
Sedalia, MO 65301  
Senior 62+

Acquisition/Rehab

#### Unit/Rent Info

9 - Studio: \$650  
67 - 1 Bedroom: \$725

Total Units: 76  
Total Affordable Units: 76

#### MHDC Loan Request

MHDC HOME	\$800,000
MHDC Other	\$665,000

### Developer Information

RCH Development Inc./Ventura Industries/CACHDC  
2201 Walton Drive. Suite A  
Jackson, MO 63755-0000  
Chad Hartle OR Zach V. OR Melissa S. (573) 5

#### LIHTC Request

State LIHTC Request: \$549,220  
Federal LIHTC Requested: \$784,600

# Rural Region

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## Development Information

24-028 Parkview Terrace II  
E Mill St  
Kirksville, MO 63501  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$307 - \$725  
20 - 3 Bedrooms: \$319 - \$850  
8 - 4+ Bedrooms: \$325 - \$995

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

### MHDC Loan Request

MHDC HOME \$400,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$791,000  
Federal LIHTC Requested: \$1,130,000

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## Development Information

24-031 St. Robert Senior Villas  
Park Dr  
St Robert, MO 65584  
Senior 55+

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$410 - \$750

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

### MHDC Loan Request

MHDC HOME \$608,330  
MHDC Other \$401,000

## Developer Information

Morelock Builders & Associates, Inc.  
722-B W. Olive St  
Springfield, MO 65806  
Wayne Morelock (417) 864-6661

### LIHTC Request

State LIHTC Request: \$411,320  
Federal LIHTC Requested: \$587,600

---

## Development Information

24-033 Summer Springs Landing  
S of Jct of S 1st and W US Hwy 54  
El Dorado Springs, MO 64744  
Family

New Construction

### Unit/Rent Info

24 - 2 Bedrooms: \$415 - \$725  
8 - 3 Bedrooms: \$470 - \$800

Total Units: 32  
Total Affordable Units: 24  
Total Market Units: 8

### MHDC Loan Request

MHDC Other \$400,200

## Developer Information

Greenway Housing Solutions, LLC  
3938 S. Lone Pine Ave, Suite 101  
Springfield, MO 65804  
Brent Brown (417) 818-3658

### LIHTC Request

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

# Rural Region

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## Development Information

24-035 Tower Village East  
623 Tower Rd  
Lebanon, MO 65536  
Senior 55+

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$700

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

### MHDC Loan Request

MHDC Other \$400,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$389,200  
Federal LIHTC Requested: \$556,000

---

## Development Information

24-037 Teal Lake Village II  
East of 2683 Amelia St  
Mexico, MO 65265  
Family

New Construction

### Unit/Rent Info

28 - 2 Bedrooms: \$400 - \$700  
12 - 3 Bedrooms: \$470 - \$800

Total Units: 40  
Total Affordable Units: 28  
Total Market Units: 12

### MHDC Loan Request

MHDC CHDO \$835,000  
MHDC Other \$510,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$490,000  
Federal LIHTC Requested: \$700,000

---

## Development Information

24-038 Thayer Heights  
892 S Thayer Ave  
West Plains, MO 65775  
Family

Acquisition/Rehab

### Unit/Rent Info

14 - 2 Bedrooms: \$430 - \$650  
6 - 3 Bedrooms: \$500 - \$750

Total Units: 20  
Total Affordable Units: 20

### MHDC Loan Request

MHDC CHDO \$550,000  
MHDC Other \$500,000

## Developer Information

Willow Springs Community Foundation  
127 E. Main Street  
Willow Springs, MO 65793  
Dean Aye (417) 260-3772

Federal LIHTC Requested: \$0

## Rural Region

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### Development Information

24-039 Fish Haven North  
155 Forest Hills Dr  
Lake Ozark, MO 65049  
Family

New Construction

### Unit/Rent Info

25 - 2 Bedrooms: \$400 - \$675  
15 - 3 Bedrooms: \$470 - \$775

Total Units: 40  
Total Affordable Units: 30  
Total Market Units: 10

### MHDC Loan Request

MHDC Other \$534,000

### Developer Information

Southeast Holdings, LLC  
PO Box 665  
Dexter, MO 63841  
Matt Mills (573) 421-3116

### LIHTC Request

State LIHTC Request: \$514,850  
Federal LIHTC Requested: \$735,500

---

### Development Information

24-043 Village Place Apartments  
608 S 20th St  
Bethany, MO 64424  
Senior 55+

Acquisition/Rehab

### Unit/Rent Info

24 - 1 Bedroom: \$575

Total Units: 24  
Total Affordable Units: 24

### MHDC Loan Request

MHDC CHDO \$250,000  
MHDC Other \$250,000

### Developer Information

AMB Development, LLC  
315 NE Landings Drive  
Lee's Summit, MO 64064-0900  
Andrew Boling (816) 668-1180

### LIHTC Request

State LIHTC Request: \$166,250  
Federal LIHTC Requested: \$237,500

---

### Development Information

24-047 Saints Street Apartments II  
200 Saints St  
Branson, MO 65616-9433  
Family

New Construction

### Unit/Rent Info

30 - 1 Bedroom: \$325 - \$600  
18 - 2 Bedrooms: \$350 - \$700

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$820,000  
MHDC Other \$750,000

### Developer Information

Dignity Now and LRG Consulting & Development Inc.  
1533 E. State Hwy 76, Ste 1  
Branson, MO 65616-7422  
Troy Rasmussen (417) 335-4135

### LIHTC Request

State LIHTC Request: \$560,000  
Federal LIHTC Requested: \$800,000

# Rural Region

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## Development Information

24-048 Rock Island Villas  
Tedmark Ave  
Eldon, MO 65026-2122  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$305 - \$810  
36 - 3 Bedrooms: \$355 - \$990

### MHDC Loan Request

MHDC Fund Balance \$900,000  
MHDC HOME \$2,500,000

## Developer Information

LRG Consulting & Development Inc  
31248 Lakeview Dr  
Rocky Mount, MO 65072-9094  
Lela Gruebel (816) 392-1406

### LIHTC Request

State LIHTC Request: \$738,500  
Federal LIHTC Requested: \$1,055,000

Total Units: 48  
Total Affordable Units: 40  
Total Market Units: 8

---

## Development Information

24-050 Donnelly Crossing  
Frank Rea Blvd & Garges Way  
Branson, MO 65616-4090  
Senior 55+

New Construction

### Unit/Rent Info

42 - 2 Bedrooms: \$390 - \$745

### MHDC Loan Request

MHDC HOME \$300,000

## Developer Information

Ring Property Company, L.L.C.  
14611 Schoettler Manor Court  
Chesterfield, MO 63017-8900  
Robert Ring (573) 268-4587

### LIHTC Request

State LIHTC Request: \$746,900  
Federal LIHTC Requested: \$1,067,000

Total Units: 42  
Total Affordable Units: 37  
Total Market Units: 5

---

## Development Information

24-051 Fall Creek Ridge  
South Falls Ave  
Branson, MO 65616  
Family

New Construction

### Unit/Rent Info

30 - 2 Bedrooms: \$357 - \$745  
18 - 3 Bedrooms: \$398 - \$850

### MHDC Loan Request

MHDC HOME \$1,100,000

## Developer Information

Ring Property Company, L.L.C.  
14611 Schoettler Manor Court  
Chesterfield, MO 63017-8900  
Robert Ring (573) 268-4587

### LIHTC Request

State LIHTC Request: \$829,500  
Federal LIHTC Requested: \$1,185,000

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

# Rural Region

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## Development Information

24-060 Cedar Ridge Apartments  
Near 1847 State Hwy 248  
Branson, MO 65616  
Family

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$710  
16 - 3 Bedrooms: \$460 - \$795

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$900,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$651,000  
Federal LIHTC Requested: \$930,000

---

## Development Information

24-061 Elevate Apartments  
Near 310 Gretna Rd  
Branson, MO 65616  
Family

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$710  
16 - 3 Bedrooms: \$460 - \$795

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$1,000,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$698,950  
Federal LIHTC Requested: \$998,500

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## Development Information

24-063 Scott Manor Apartments  
803 W Gladys St  
Sikeston, MO 63801-2515  
Family

Acquisition/Rehab

### Unit/Rent Info

8 - 1 Bedroom: \$625  
48 - 2 Bedrooms: \$800  
16 - 3 Bedrooms: \$1,000

Total Units: 72  
Total Affordable Units: 72

### MHDC Loan Request

MHDC Other \$1,384,600

## Developer Information

Alco Properties, Inc. & Alco Development Partners, LLC (C  
35 Union Ave. Suite 200  
Memphis, TN 38103-2417  
Robert Hyde (901) 544-1705

### LIHTC Request

State LIHTC Request: \$695,800  
Federal LIHTC Requested: \$994,000

# Rural Region

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## Development Information

24-066 Troy Housing  
47 State Hwy 47 W  
Troy, MO 63379  
Family

New Construction

### Unit/Rent Info

24 - 1 Bedroom: \$467 - \$795  
24 - 2 Bedrooms: \$558 - \$999  
12 - 3 Bedrooms: \$646 - \$1,294

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Other \$1,100,000

## Developer Information

Troy Housing Developer LLC  
7717 Natural Bridge Road  
Saint Louis, MO 63121-4913  
Kevin Buchek (314) 382-7717

### LIHTC Request

State LIHTC Request: \$805,000  
Federal LIHTC Requested: \$1,150,000

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## Development Information

24-067 Four Seasons Apartments  
77 Dawson Rd  
Camdenton, MO 65020  
Family

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$300 - \$895  
24 - 2 Bedrooms: \$359 - \$1,075  
12 - 3 Bedrooms: \$415 - \$1,295

Total Units: 48  
Total Affordable Units: 48

### MHDC Loan Request

MHDC Fund Balance \$2,150,000

## Developer Information

JCM Ventures, LLC  
11705 Wenonga Circle  
Leawood, KS 66211  
Jacob Mooney (913) 638-2500

### LIHTC Request

State LIHTC Request: \$532,000  
Federal LIHTC Requested: \$760,000

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## Development Information

24-068 Valley View Manor  
Chapman Dr  
Rolla, MO 65401-0000  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$352 - \$700  
24 - 3 Bedrooms: \$381 - \$800  
12 - 4+ Bedrooms: \$403 - \$900

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$800,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$959,000  
Federal LIHTC Requested: \$1,370,000

## Rural Region

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### Development Information

24-069 Panther Crossing  
NE Corner Main Cross St and Dickerson St  
Palmyra, MO 63461  
Senior 55+

New Construction

#### Unit/Rent Info

36 - 2 Bedrooms: \$425 - \$675

Total Units: 36  
Total Affordable Units: 30  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME \$150,000

### Developer Information

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

#### LIHTC Request

State LIHTC Request: \$630,000  
Federal LIHTC Requested: \$900,000

---

### Development Information

24-071 The Crescent at Osage Beach  
Passover Rd and Parkwood Cir  
Osage Beach, MO 65065  
Senior 55+

New Construction

#### Unit/Rent Info

6 - Studio: \$295 - \$565  
22 - 1 Bedroom: \$340 - \$625  
12 - 2 Bedrooms: \$390 - \$725

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

#### MHDC Loan Request

MHDC Other \$450,000

### Developer Information

Capstone Development Group, LLC  
1300 W 3rd Street, Suite 2F  
Granite City, IL 62040  
William Luchini (314) 783-2150

#### LIHTC Request

State LIHTC Request: \$400,000  
Federal LIHTC Requested: \$571,428

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### Development Information

24-075 Aster Springs  
N Ridgeview Dr  
Warrensburg, MO 64093  
Senior 55+

New Construction

#### Unit/Rent Info

8 - 1 Bedroom: \$283 - \$675  
36 - 2 Bedrooms: \$304 - \$775

Total Units: 44  
Total Affordable Units: 39  
Total Market Units: 5

#### MHDC Loan Request

MHDC HOME \$500,000

### Developer Information

RR Jennings Developer, LLC  
7733 Forsyth Blvd., Suite 1600  
Clayton, MO 63105  
Stacy Hastie (314) 341-0900

#### LIHTC Request

State LIHTC Request: \$703,500  
Federal LIHTC Requested: \$1,005,000



# Rural Region

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## Development Information

24-077 Ivy Crossing Senior Villas  
1102 Washington  
Monett, MO 65708-0000  
Senior 55+

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$355 - \$1,064  
28 - 2 Bedrooms: \$424 - \$1,274

Total Units: 40  
Total Affordable Units: 35  
Total Market Units: 5

### MHDC Loan Request

MHDC Select

\$3,025,000

## Developer Information

Trinity Housing Development, LLC  
3556 S. Culpepper, Suite 4  
Springfield, MO 65804-0000  
Joseph Ryan Hamilton (417) 882-1701

### LIHTC Request

State LIHTC Request: \$567,000  
Federal LIHTC Requested: \$810,000

---

## Development Information

24-082 Brookfield Village Apartments  
638 S Clinton St  
Brookfield, MO 64628  
Family

Acquisition/Rehab

### Unit/Rent Info

20 - 1 Bedroom: \$548  
24 - 2 Bedrooms: \$645  
12 - 3 Bedrooms: \$731

Total Units: 56  
Total Affordable Units: 56

## Developer Information

Community Housing Ministry, Inc  
1702 Buckingham Street  
St. Joseph, MO 64506  
Tamara Wallace (816) 233-4250

### LIHTC Request

State LIHTC Request: \$475,790  
Federal LIHTC Requested: \$679,700

## St. Louis Region

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### Development Information

24-001 Manors at Brookside  
Progress Pkwy and Freedom Dr  
Union, MO 63084-2938  
Family

New Construction

### Unit/Rent Info

48 - 2 Bedrooms: \$395 - \$750

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$450,000

### Developer Information

Golden Management, Inc.  
401 N. Lindbergh Blvd. Ste 330  
St. Louis, MO 63141-7839  
Steve Goldenberg (314) 432-3088

### LIHTC Request

State LIHTC Request: \$546,000  
Federal LIHTC Requested: \$780,000

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### Development Information

24-007 Queensbrooke Senior Living Phase 2  
411 Elizabeth Dr  
St Peters, MO 63376-7380  
Senior 55+

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$486 - \$800  
36 - 2 Bedrooms: \$582 - \$945

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$750,000  
MHDC Other \$750,000

### Developer Information

Phoenix Real Estate Services LLC  
2800 West Clay Valley Drive  
St. Charles, MO 63301-2541  
Daniel J. Barnard (314) 503-5060

### LIHTC Request

State LIHTC Request: \$589,400  
Federal LIHTC Requested: \$842,000

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### Development Information

24-008 Queensbrooke Senior Living Phase 2  
411 Elizabeth Dr  
St Peters, MO 63376-7380  
Senior 55+

New Construction

### Unit/Rent Info

18 - 1 Bedroom: \$486 - \$800  
54 - 2 Bedrooms: \$582 - \$945

Total Units: 72  
Total Affordable Units: 64  
Total Market Units: 8

### MHDC Loan Request

MHDC HOME \$750,000  
MHDC Other \$1,000,000

### Developer Information

Phoenix Real Estate Services LLC  
2800 West Clay Valley Drive  
St. Charles, MO 63301-2541  
Daniel J. Barnard (314) 503-5060

### LIHTC Request

State LIHTC Request: \$838,950  
Federal LIHTC Requested: \$1,198,500

## St. Louis Region

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### Development Information

24-010 McCoy Creek Estates  
1817 Peine Rd  
Wentzville, MO 63385  
Senior 55+

New Construction

#### Unit/Rent Info

48 - 2 Bedrooms: \$450 - \$950

Total Units: 48

Total Affordable Units: 43

Total Market Units: 5

#### MHDC Loan Request

MHDC Fund Balance \$2,200,000

MHDC Other \$845,000

### Developer Information

MACO Development Company, L.L.C.  
111 N Main Street  
Clarkton, MO 63837  
J. Jason Maddox (573) 448-3000

#### LIHTC Request

State LIHTC Request: \$742,154

Federal LIHTC Requested: \$1,060,220

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### Development Information

24-011 Residences at Point North  
3129 Magazine  
St Louis, MO 63106-1225  
Family

New Construction

#### Unit/Rent Info

23 - 2 Bedrooms: \$533 - \$1,350

22 - 3 Bedrooms: \$606 - \$1,600

Total Units: 45

Total Affordable Units: 40

Total Market Units: 5

### Developer Information

NDC Housing and Economic Development Corporation (HE  
P.O. Box 845322  
Boston, MA 53220-2284  
Daniel Marsh, III (618) 477-7766

#### LIHTC Request

State LIHTC Request: \$876,400

Federal LIHTC Requested: \$1,252,000

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### Development Information

24-012 Benton Park Place  
3101 S Jefferson Ave  
St Louis, MO 63118-2411  
Senior 62+

New Construction

#### Unit/Rent Info

36 - 1 Bedroom: \$377 - \$760

13 - 2 Bedrooms: \$445 - \$880

Total Units: 49

Total Affordable Units: 44

Total Market Units: 5

#### MHDC Loan Request

MHDC Fund Balance \$830,000

### Developer Information

DeSales Community Development  
2759 Russell Blvd.  
St. Louis, MO 63104-2137  
Becky Reinhart (314) 776-5444

#### LIHTC Request

State LIHTC Request: \$696,500

Federal LIHTC Requested: \$995,000

## St. Louis Region

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### Development Information

24-015 Franklin Fields  
1680 Franklin Dr  
St Clair, MO 63077-1095  
Senior 62+

Acquisition/Rehab

#### Unit/Rent Info

24 - 1 Bedroom: \$670  
  
Total Units: 24  
Total Affordable Units: 24

#### MHDC Loan Request

MHDC Other \$205,402

### Developer Information

Rural Housing Developers-Missouri LLC  
3556 S. Culpepper Circle, Suite 1  
Springfield, MO 65804-4252  
Ryan Hamilton (417) 882-1701

#### LIHTC Request

State LIHTC Request: \$189,000  
Federal LIHTC Requested: \$270,000

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### Development Information

24-020 Blair Estates 1  
1992 Woodcrest Pl  
Desoto, MO 63020  
Family

New Construction

#### Unit/Rent Info

20 - 2 Bedrooms: \$487 - \$875  
20 - 3 Bedrooms: \$613 - \$975  
  
Total Units: 40  
Total Affordable Units: 34  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME \$700,000  
MHDC Other \$595,000

### Developer Information

RCH Development Inc. Chad Hartle Pres, and JFCAC Dev  
2201 Walton Drive. Suite A  
Jackson, MO 63755-0000  
Chad Hartle (573) 576-6433

#### LIHTC Request

State LIHTC Request: \$580,892  
Federal LIHTC Requested: \$829,846

---

### Development Information

24-040 University Crossing  
Portion of 4300 N Hanley Rd  
Unincorporated St Louis County, MO 63121  
Family

New Construction

#### Unit/Rent Info

10 - 1 Bedroom: \$725 - \$900  
38 - 2 Bedrooms: \$875 - \$1,000  
12 - 3 Bedrooms: \$990 - \$1,100  
  
Total Units: 60  
Total Affordable Units: 51  
Total Market Units: 9

#### MHDC Loan Request

MHDC Fund Balance \$1,995,000

### Developer Information

University Crossing Developer, LLC (to be formed)  
315 Lemay Ferry Rd., Suite 128  
St. Louis, MO 63125  
F. Aaron Burnett or J. David Dodson (314) 304-

#### LIHTC Request

State LIHTC Request: \$808,500  
Federal LIHTC Requested: \$1,155,000

## St. Louis Region

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### Development Information

24-041 LHDC St. Ann Senior Apartments  
10449 Saint Charles Rock Rd  
St Ann, MO 63074-1806  
Senior 55+

New + Rehab

#### Unit/Rent Info

41 - 1 Bedroom: \$375 - \$870  
11 - 2 Bedrooms: \$445 - \$1,000

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

#### MHDC Loan Request

MHDC Fund Balance	\$800,000
MHDC HOME	\$500,000
MHDC Other	\$600,000

### Developer Information

Laborers' Home Development Corporation  
1 N. Old State Capitol Plaza  
Springfield, IL 62701-1376  
Jayne Lourash (217) 522-3381

#### LIHTC Request

State LIHTC Request: \$691,950  
Federal LIHTC Requested: \$988,500

---

### Development Information

24-042 The Simmons Mark  
4318 St Louis Ave  
St Louis, MO 63115  
Senior 55+

Acquisition/Rehab

#### Unit/Rent Info

16 - 1 Bedroom: \$395 - \$985  
42 - 2 Bedrooms: \$465 - \$1,100

Total Units: 58  
Total Affordable Units: 58

### Developer Information

Fleur De Lis Development Corporation  
1519 Tower Grove Avenue  
St. Louis, MO 63110  
Laura M. Hughes (314) 249-5957

#### LIHTC Request

State LIHTC Request: \$640,500  
Federal LIHTC Requested: \$915,000

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### Development Information

24-049 Greendale Senior Village  
2901 Technology Dr  
Lake St Louis, MO 63367-0000  
Senior 55+

New Construction

#### Unit/Rent Info

12 - 1 Bedroom: \$478 - \$850  
36 - 2 Bedrooms: \$574 - \$950

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

#### MHDC Loan Request

MHDC HOME	\$1,350,000
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### Developer Information

Ring Property Company, L.L.C.  
14611 Schoettler Manor Court  
Chesterfield, MO 63017-8900  
Robert A. Ring (573) 268-4587

#### LIHTC Request

State LIHTC Request: \$697,900  
Federal LIHTC Requested: \$997,000

## St. Louis Region

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### Development Information

24-055 Meadowood Estates III  
Tom Ginnever Ave, E of Meadowland Estates Ln  
O'Fallon, MO 63366  
Senior 55+

New Construction

#### Unit/Rent Info

54 - 2 Bedrooms: \$505 - \$925

Total Units: 54  
Total Affordable Units: 48  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME \$1,850,000

### Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

#### LIHTC Request

State LIHTC Request: \$809,900  
Federal LIHTC Requested: \$1,157,000

---

### Development Information

24-062 Clinton-Peabody Redevelopment - Phase 1  
1400 Chouteau Ave  
St Louis, MO 63103-3105  
Family

New Construction

#### Unit/Rent Info

34 - 1 Bedroom: \$725 - \$900  
37 - 2 Bedrooms: \$912 - \$1,125  
18 - 3 Bedrooms: \$1,181 - \$1,190

Total Units: 89  
Total Affordable Units: 71  
Total Market Units: 18

#### MHDC Loan Request

MHDC Fund Balance \$1,500,000  
MHDC HOME \$3,161,522

### Developer Information

Preservation of Affordable Housing, LLC  
2 Oliver St, Suite 500  
Boston, MA 02109-4937  
Aaron Gornstein, President (617) 261-9898

#### LIHTC Request

State LIHTC Request: \$1,050,000  
Federal LIHTC Requested: \$1,500,000

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### Development Information

24-064 Virginia Plaza  
5306 Virginia Ave, 5323-5333 Virginia Ave, 5401 Virginia Ave, 5300-5328 S Compton Ave  
St Louis, MO 63111-1948  
Family

New + Acquisition/Rehab

#### Unit/Rent Info

36 - 1 Bedroom: \$460 - \$990  
24 - 2 Bedrooms: \$557 - \$990  
18 - 3 Bedrooms: \$636 - \$1,191

Total Units: 78  
Total Affordable Units: 70  
Total Market Units: 8

#### MHDC Loan Request

MHDC Other \$2,276,145

### Developer Information

DeSales Community Development  
2759 Russell Blvd.  
St. Louis, MO 63104-2137  
Becky Reinhart (314) 776-5444

#### LIHTC Request

State LIHTC Request: \$1,049,300  
Federal LIHTC Requested: \$1,499,000

## St. Louis Region

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### Development Information

24-065 TCDC Senior Housing  
2707 N Grand Blvd  
St Louis, MO 63106  
Senior 55+

New Construction

### Unit/Rent Info

16 - 1 Bedroom: \$460 - \$838  
44 - 2 Bedrooms: \$557 - \$1,003

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Other \$1,982,329

### Developer Information

TCDC Developer LLC  
3000 Prairie  
St. Louis, MO 63107  
Pastor Andre Alexander (314) 800-8493

### LIHTC Request

State LIHTC Request: \$857,500  
Federal LIHTC Requested: \$1,225,000

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### Development Information

24-072 Tiffany Apartments  
3645 Blaine Ave plus multiple scattered sites  
St Louis, MO 63110  
Family

Acquisition/Rehab

### Unit/Rent Info

15 - 1 Bedroom: \$767  
25 - 2 Bedrooms: \$0 - \$838  
20 - 3 Bedrooms: \$1,066

Total Units: 60  
Total Affordable Units: 60

### MHDC Loan Request

MHDC Other \$1,485,000

### Developer Information

Tiffany Developers, LLC  
2033 Vine Street  
Kansas City, MO 64108  
Tarold Davis (816) 945-7980

### LIHTC Request

State LIHTC Request: \$548,817  
Federal LIHTC Requested: \$784,024

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### Development Information

24-078 Star Residences III  
6352 Garesche Ave  
Jennings, MO 63136  
Senior 55+

New Construction

### Unit/Rent Info

48 - 2 Bedrooms: \$522 - \$815

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC CHDO \$780,000  
MHDC Other \$850,000

### Developer Information

LMAC Holdings, LLC  
6350 Garesche Avenue  
St. Louis, MO 63136-3446  
Lewis McKinney (314) 930-2229

### LIHTC Request

State LIHTC Request: \$743,400  
Federal LIHTC Requested: \$1,062,000

## St. Louis Region

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### Development Information

24-079 Peace Place Apartments  
204 E Lockwood  
Webster Groves, MO 63119  
Senior 62+

New Construction

#### Unit/Rent Info

38 - 1 Bedroom: \$750 - \$950  
14 - 2 Bedrooms: \$900 - \$1,200

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

#### MHDC Loan Request

MHDC Fund Balance	\$1,800,000
MHDC HOME	\$1,100,000

### Developer Information

West County Properties, Inc.  
8865 Natural Bridge  
St. Louis, Select 63121  
Shannon Koenig (314) 428-3200

#### LIHTC Request

State LIHTC Request: \$822,500  
Federal LIHTC Requested: \$1,175,000

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### Development Information

24-080 Crown Center Phase II  
8360 Delcrest Dr  
St Louis, MO 63124  
Senior 62+

New Construction

#### Unit/Rent Info

68 - 1 Bedroom: \$1,131

Total Units: 68  
Total Affordable Units: 61  
Total Market Units: 7

#### MHDC Loan Request

MHDC Fund Balance	\$5,500,000
MHDC HOME	\$500,000

### Developer Information

Council Apartments, Inc  
8350 Delcrest Drive  
St. Louis, MO 63124  
Mark Rubin (314) 991-2055

#### LIHTC Request

State LIHTC Request: \$854,000  
Federal LIHTC Requested: \$1,220,000

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### Development Information

24-083 Alumnus West  
4457 St Louis Ave  
St Louis, MO 63115-2610  
Senior 55+

New Construction

#### Unit/Rent Info

39 - 1 Bedroom: \$660 - \$867  
13 - 2 Bedrooms: \$790 - \$1,088

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME	\$2,000,000
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### 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

#### LIHTC Request

State LIHTC Request: \$726,600  
Federal LIHTC Requested: \$1,038,000



# **2024 Funding Round 1**

**4% TAX CREDIT APPLICATIONS & MHDC PERMANENT FINANCING**



# Kansas City Region

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## Development Information

24-401  
Trails at Bannister Apartment Homes  
6200 E Bannister Rd  
Kansas City, MO 64138-1142

New Construction  
  
Family

## Developer Information

Pedcor Investments, A Limited Liability Company  
770 3rd Ave SW  
Carmel, IN 46032-2036  
Thomas G. Crowe (317) 705-7971

### Unit/Rent Info

60 - 1 Bedroom: \$483 - \$1,250  
114 - 2 Bedrooms: \$569 - \$1,600  
42 - 3 Bedrooms: \$649 - \$1,900

Total Units: 216  
Total Affordable Units: 194  
Total Market Units: 22

### MHDC Loan Request

MHDC HOME \$2,000,000

### LIHTC Request

State LIHTC Request: \$600,000  
Federal LIHTC Requested: \$2,620,682

---

## Development Information

24-403  
Woodcrest Apartments  
1315 E 89th St  
Kansas City, MO 64131-3112

Acquisition/Rehab  
  
Family

## Developer Information

Preservation of Affordable Housing, LLC  
2 Oliver Street, Suite 500  
Boston, MA 02109-4937  
Dena Xifaras (617) 261-9898

### Unit/Rent Info

32 - 1 Bedroom: \$741 - \$818  
50 - 2 Bedrooms: \$872 - \$926  
26 - 3 Bedrooms: \$1,184 - \$1,235

Total Units: 108  
Total Affordable Units: 108

### MHDC Loan Request

MHDC Other \$1,200,000

### LIHTC Request

State LIHTC Request: \$600,000  
Federal LIHTC Requested: \$1,026,540

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## Development Information

24-408  
Charter Landing Apartments  
6009 Blue Hills Rd  
Kansas City, MO 64110-3645

Acquisition/Rehab  
  
Family

## Developer Information

Gene Field Development LLC  
320 W Wyatt Earp Blvd, Suite C  
Dodge City, KS 67801-4366  
Ryan Deutsch (620) 789-7368

### Unit/Rent Info

86 - 1 Bedroom: \$750 - \$1,150  
24 - 2 Bedrooms: \$1,040 - \$1,150

Total Units: 110  
Total Affordable Units: 110

### MHDC Loan Request

MHDC HOME \$500,000  
MHDC Other \$3,455,000

### LIHTC Request

State LIHTC Request: \$700,000  
Federal LIHTC Requested: \$1,269,282

# Kansas City Region

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## Development Information

24-412  
Edge Apartments  
Madison Ave  
Kansas City, MO 64145

New Construction

Family

## Developer Information

JCM Ventures, LLC  
11705 Wenonga Circle  
Leawood, KS 66211  
Jacob Mooney (913) 638-2500

### Unit/Rent Info

24 - 1 Bedroom: \$365 - \$1,150  
35 - 2 Bedrooms: \$424 - \$1,350  
34 - 3 Bedrooms: \$477 - \$1,550

### MHDC Loan Request

MHDC HOME \$1,700,000

### LIHTC Request

State LIHTC Request: \$710,000  
Federal LIHTC Requested: \$1,124,798

Total Units: 93  
Total Affordable Units: 93

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## Development Information

24-413  
Oak Park Townhomes  
3801 Prospect Ave  
Kansas City, MO 64128-2456

New Construction

Family

## Developer Information

DowCon, LLC  
3011 East Meyer Blvd.  
Kansas City, MO 64132  
Samuel Dowdy/Dolph Woodman (417) 695-2100

### Unit/Rent Info

7 - 1 Bedroom: \$700 - \$1,000  
28 - 3 Bedrooms: \$950 - \$1,500

### LIHTC Request

State LIHTC Request: \$480,000  
Federal LIHTC Requested: \$712,434

Total Units: 35  
Total Affordable Units: 31  
Total Market Units: 4

---

## Development Information

24-416  
Walnut Grove Apartments  
3121 NE 37th St  
Kansas City, MO 64117

Acquisition/Rehab

Family

## Developer Information

SDG Housing Partners, LLC  
1600 Rosecrans Ave, Media Center 4th Floor  
Manhattan Beach, CA 90266  
Richard Siebert (310) 321-7862

### Unit/Rent Info

52 - 1 Bedroom: \$1,086 - \$1,125  
84 - 2 Bedrooms: \$1,275 - \$1,286  
48 - 3 Bedrooms: \$1,450

### MHDC Loan Request

MHDC Other \$2,100,000

### LIHTC Request

State LIHTC Request: \$625,000  
Federal LIHTC Requested: \$1,414,764

Total Units: 184  
Total Affordable Units: 184

# Kansas City Region

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## Development Information

24-418  
Ivanhoe Gardens Apartments  
2021 E 38th St  
Kansas City, MO 64109

Acquisition/Rehab  
  
Family

## Developer Information

Community Builders of Kansas City  
4001 Dr. Martin Luther King, Jr. Boulevard, Suite 301  
Kansas City, MO 64130  
Emmet Pierson, Jr. (816) 627-2163

## Unit/Rent Info

25 - 1 Bedroom: \$833  
41 - 2 Bedrooms: \$1,015  
14 - 3 Bedrooms: \$1,145  
  
Total Units: 80  
Total Affordable Units: 80

## MHDC Loan Request

MHDC Fund Balance	\$1,900,000
MHDC HOME	\$1,450,000
 MHDC Other	 \$2,586,000

## LIHTC Request

State LIHTC Request: \$350,000  
Federal LIHTC Requested: \$702,000

## MSA-Rural Region

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### Development Information

24-404 Acquisition/Rehab  
Highland Acres and Meadows  
520 E Airport Dr Senior 62+  
Carthage, MO 64836

### Unit/Rent Info

79 - 1 Bedroom: \$659 - \$728  
Total Units: 79  
Total Affordable Units: 79

### MHDC Loan Request

MHDC Other \$600,000

### Developer Information

Preservation of Affordable Housing, LLC  
2 Oliver Street, Suite 500  
Boston, MA 02109-4937  
Dena Xifaras (617) 261-9898

### LIHTC Request

Federal LIHTC Requested: \$421,181  
State LIHTC Request: \$421,181

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### Development Information

24-409 Acquisition/Rehab  
Columbia Square Townhomes  
1715 W Worley St Family  
Columbia, MO 65203

### Unit/Rent Info

9 - 1 Bedroom: \$850 - \$900  
96 - 2 Bedrooms: \$1,000 - \$1,200  
70 - 3 Bedrooms: \$1,100 - \$1,450  
Total Units: 175  
Total Affordable Units: 175

### MHDC Loan Request

MHDC Other \$2,268,377

### Developer Information

LIH Columbia Square GP, LLC  
1200 5th Avenue Suite 1825  
Seattle, WA 98101  
Jacob Levy (--) ---

### LIHTC Request

State LIHTC Request: \$1,033,868  
Federal LIHTC Requested: \$1,378,495

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### Development Information

24-415 Acquisition/Rehab  
Messenger Towers  
102 E 2nd St Senior 62+  
Joplin, MO 64801-2364

### Unit/Rent Info

118 - 1 Bedroom: \$774 - \$1,120  
12 - 2 Bedrooms: \$930 - \$1,180  
Total Units: 130  
Total Affordable Units: 130

### MHDC Loan Request

MHDC Other \$1,250,000

### Developer Information

SDG Housing Partners, LLC  
1600 Rosecrans Ave, Media Center 4th Floor  
Manhattan Beach, CA 90266  
Richard Siebert (310) 321-7862

### LIHTC Request

State LIHTC Request: \$500,000  
Federal LIHTC Requested: \$1,068,306

## Rural Region

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### Development Information

24-410 Acquisition/Rehab  
Scott Manor Apartments  
803 W Gladys St Family  
Sikeston, MO 63801-2515

### Developer Information

Alco Properties, Inc. & Alco Development Partners, LLC (C  
35 Union Ave. Suite 200  
Memphis, TN 38103-2417  
Robert Hyde (901) 544-1705

### Unit/Rent Info

8 - 1 Bedroom: \$625  
48 - 2 Bedrooms: \$800  
16 - 3 Bedrooms: \$1,000

### MHDC Loan Request

MHDC Other \$1,000,000

### LIHTC Request

Federal LIHTC Requested: \$510,000  
State LIHTC Request: \$510,000

Total Units: 72  
Total Affordable Units: 72

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### Development Information

24-419 Acquisition/Rehab  
Parkview Gardens  
411 E North St Senior 55+  
Warrensburg, MO 64093

### Developer Information

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

### Unit/Rent Info

104 - 1 Bedroom: \$540 - \$708  
4 - 2 Bedrooms: \$844

### MHDC Loan Request

MHDC Fund Balance \$2,700,000  
MHDC HOME \$3,400,000  
MHDC Other \$1,500,000

### LIHTC Request

Federal LIHTC Requested: \$749,916  
State LIHTC Request: \$749,916

Total Units: 108  
Total Affordable Units: 97  
Total Market Units: 11

---

### Development Information

24-420 Acquisition/Rehab  
Brookfield Village Apartments  
638 S Clinton St Family  
Brookfield, MO 64628

### Developer Information

Community Housing Ministry, Inc  
1702 Buckingham Street  
St. Joseph, MO 64506  
Tamara Wallace (816) 233-4250

### Unit/Rent Info

20 - 1 Bedroom: \$548  
24 - 2 Bedrooms: \$645  
12 - 3 Bedrooms: \$731

### MHDC Loan Request

MHDC HOME \$550,000  
MHDC Other \$550,000

### LIHTC Request

Federal LIHTC Requested: \$469,757  
State LIHTC Request: \$469,757

Total Units: 56  
Total Affordable Units: 56

## St. Louis Region

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### Development Information

24-402 Acquisition/Rehab  
Tower Village Apartments  
5050 Highland Ave Senior 55+  
St Louis, MO 63113

### Unit/Rent Info

97 - 1 Bedroom: \$873  
1 - 2 Bedrooms: \$1,024  
  
Total Units: 98  
Total Affordable Units: 98

### Developer Information

Tower Village Developer, LLC (to be formed)  
315 Lemay Ferry Rd, Suite 128  
St. Louis, MO 63125  
F. Aaron Burnett or J. David Dodson (314) 304-2440

### LIHTC Request

State LIHTC Request: \$574,885  
Federal LIHTC Requested: \$821,264

---

### Development Information

24-405 Acquisition/Rehab  
DeSales Preservation 2  
2611 California Ave + Additional Scattered Sites Family  
St Louis, MO 63118-1439

### Unit/Rent Info

3 - 1 Bedroom: \$742 - \$836  
52 - 2 Bedrooms: \$565 - \$1,003  
16 - 3 Bedrooms: \$655 - \$1,159

Total Units: 71  
Total Affordable Units: 71

### MHDC Loan Request

MHDC HOME	\$500,000
MHDC Other	\$870,000

### Developer Information

DeSales Community Development  
2759 Russell Blvd.  
St. Louis, MO 63104-2137  
Becky Reinhart (314) 776-5444

### LIHTC Request

Federal LIHTC Requested: \$441,389  
State LIHTC Request: \$441,389

---

### Development Information

24-406 Acquisition/Rehab  
Velda Glen Townhomes  
2660 Lucas & Hunt Rd Family  
Velda City, MO 63121

### Unit/Rent Info

16 - 1 Bedroom: \$456 - \$583  
32 - 2 Bedrooms: \$456 - \$726  
12 - 3 Bedrooms: \$635 - \$847

Total Units: 60  
Total Affordable Units: 60

### MHDC Loan Request

MHDC Fund Balance	\$1,875,000
MHDC HOME	\$575,000

### Developer Information

K-M Housing, LLC  
10143 Paget Drive  
St. Louis, MO 63132  
Greg Vatterott Jr (314) 427-4000

### LIHTC Request

State LIHTC Request: \$300,000  
Federal LIHTC Requested: \$375,000

## St. Louis Region

---

### Development Information

24-407 Acquisition/Rehab  
Lafayette Senior & Family Apartments  
1410 Ohio Ave Senior 55+  
St Louis, MO 63104-1941

### Developer Information

Lafayette Developer LLC  
13520 Deakins Lane  
Darnestown, MD 20874  
Robert S Salomon III (301) 455-8615

### Unit/Rent Info

100 - 1 Bedroom: \$1,110  
8 - 2 Bedrooms: \$1,290 - \$1,695  
43 - 3 Bedrooms: \$1,695  
11 - 4+ Bedrooms: \$1,805

### MHDC Loan Request

MHDC HOME	\$1,000,000
MHDC Other	\$550,000

### LIHTC Request

State LIHTC Request: \$425,000  
Federal LIHTC Requested: \$1,379,307

Total Units: 162  
Total Affordable Units: 162

---

### Development Information

24-411 Acquisition/Rehab  
Old Frenchtown Apartments  
1129 Hickory St Family  
St Louis, MO 63104

### Developer Information

DeSales KLS Group LLC  
7717 Natural Bridge Road  
St. Louis, MO 63121-4913  
Michael Duffy (314) 382-7717

### Unit/Rent Info

38 - 1 Bedroom: \$539 - \$775  
86 - 2 Bedrooms: \$691 - \$1,150  
24 - 3 Bedrooms: \$902 - \$1,400

### MHDC Loan Request

MHDC HOME	\$4,700,003
MHDC Other	\$4,000,000

### LIHTC Request

Federal LIHTC Requested: \$895,483  
State LIHTC Request: \$895,483

Total Units: 148  
Total Affordable Units: 103  
Total Market Units: 45

---

### Development Information

24-414 Acquisition/Rehab  
Carr Square Village  
1525 Biddle St & others Family  
St Louis, MO 63106

### Developer Information

Carr Square Village Developer, LLC (to be formed)  
1629 Biddle St.  
St. Louis, MO 63106-3629  
Manuel Sherrod (314) 588-1700

### Unit/Rent Info

70 - 2 Bedrooms: \$550 - \$935  
90 - 3 Bedrooms: \$575 - \$1,025  
22 - 4+ Bedrooms: \$600 - \$1,260

### MHDC Loan Request

MHDC Fund Balance	\$1,800,000
MHDC HOME	\$2,200,000
MHDC Other	\$950,000

### LIHTC Request

State LIHTC Request: \$805,000  
Federal LIHTC Requested: \$1,146,031

Total Units: 182  
Total Affordable Units: 155  
Total Market Units: 27



## St. Louis Region

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### Development Information

24-417 Acquisition/Rehab  
Fanning School Apartments  
3417 Grace Ave Family  
St Louis, MO 63116

### Developer Information

Screaming Eagle Development  
1401 S. Brentwood Blvd., Suite 625  
St. Louis, MO 63144  
Matthew P. Masiel (314) 920-9051

### Unit/Rent Info

36 - 1 Bedroom: \$464 - \$1,185  
26 - 2 Bedrooms: \$557 - \$1,450

### MHDC Loan Request

MHDC Other \$3,304,888

Federal LIHTC Requested: \$419,000

Total Units: 62  
Total Affordable Units: 42  
Total Market Units: 20

---

### Development Information

24-421 Acquisition/Rehab  
2000 North Broadway  
2000-2020 N Broadway Blvd/2001 N 2nd St Family  
St Louis, MO 63102

### Developer Information

2000 N Developer LLC  
7700 Old Georgetown Road  
Bethesda, MD 20814  
Mark Hall (703) 431-9931

### Unit/Rent Info

10 - Studio: \$710  
150 - 1 Bedroom: \$850  
22 - 2 Bedrooms: \$850 - \$1,040

### LIHTC Request

State LIHTC Request: \$1,790,000  
Federal LIHTC Requested: \$2,990,316

Total Units: 182  
Total Affordable Units: 182

---

### Development Information

24-422 New Construction  
Weinman Center Apartments  
4201 McKibbin Family  
Berkeley, MO 63134

### Developer Information

West County Properties, Inc. (an affiliate of HASLC)  
8865 Natural Bridge  
St. Louis, MO 63121  
Shannon Koenig (314) 428-3200

### Unit/Rent Info

15 - 1 Bedroom: \$750  
15 - 2 Bedrooms: \$750 - \$900  
21 - 3 Bedrooms: \$1,100

### MHDC Loan Request

MHDC Fund Balance \$3,200,000

### LIHTC Request

Federal LIHTC Requested: \$754,814  
State LIHTC Request: \$754,814

Total Units: 51  
Total Affordable Units: 45  
Total Market Units: 6

# St. Louis Region

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## Development Information

24-423  
Preservation Square V  
1443 O'Fallon Street  
St. Louis, MO 63106-3345

New Construction  
  
Family

## Developer Information

McCormack Baron Salazar, Inc.  
100 North Broadway, Suite 100  
St. Louis, MO 63102-2775  
Brock Armstrong (314) 621-3400

## Unit/Rent Info

46 - 1 Bedroom: \$745 - \$825  
43 - 2 Bedrooms: \$845 - \$970  
23 - 3 Bedrooms: \$1,050 - \$1,150

## MHDC Loan Request

MHDC Other \$4,750,000

## LIHTC Request

Federal LIHTC Requested: \$1,492,564  
State LIHTC Request: \$1,492,564

Total Units: 112  
Total Affordable Units: 100  
Total Market Units: 12

# **2024 Funding Round 1**

## **9% TAX CREDIT APPLICATIONS & MHDC PERMANENT FINANCING**



# Kansas City Region

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## Development Information

24-003 Red Maple Villas Phase II  
Near 300 SE 27th St  
Oak Grove, MO 64075  
Senior 55+

New Construction

### Unit/Rent Info

38 - 2 Bedrooms: \$395 - \$850

Total Units: 38  
Total Affordable Units: 32  
Total Market Units: 6

### MHDC Loan Request

MHDC Other \$700,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$538,300  
Federal LIHTC Requested: \$769,000

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## Development Information

24-004 The Villas of Smithville Phase II  
Richardson St  
Smithville, MO 64089-0000  
Senior 55+

New Construction

### Unit/Rent Info

20 - 1 Bedroom: \$360 - \$650  
28 - 2 Bedrooms: \$400 - \$725

Total Units: 48  
Total Affordable Units: 40  
Total Market Units: 8

### MHDC Loan Request

MHDC HOME \$500,000

## 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

### LIHTC Request

State LIHTC Request: \$630,000  
Federal LIHTC Requested: \$900,000

---

## Development Information

24-006 Hudson Estates  
SE Hudson St  
Blue Springs, MO 64014  
Senior 55+

New Construction

### Unit/Rent Info

60 - 2 Bedrooms: \$550 - \$900

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance \$2,500,000  
MHDC Other \$850,000

## Developer Information

MACO Development Company, L.L.C.  
111 N Main Street, P. O. Box 68  
Clarkton, MO 63837-0068  
J. Jason Maddox (573) 448-3000

### LIHTC Request

State LIHTC Request: \$756,518  
Federal LIHTC Requested: \$1,080,740

# Kansas City Region

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## Development Information

24-019 Remington Place  
SW Clark Rd  
Blue Springs, MO 64014  
Senior 55+

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$429 - \$895  
28 - 2 Bedrooms: \$495 - \$950

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

### MHDC Loan Request

MHDC Fund Balance	\$750,000
MHDC HOME	\$500,000

## Developer Information

DLS Historic Developer IV, L.L.C.  
4510 Belleview Ave., Suite 300  
Kansas City, MO 64111  
Timothy Schulte (816) 502-4725

### LIHTC Request

State LIHTC Request: \$688,100  
Federal LIHTC Requested: \$983,000

---

## Development Information

24-021 Jazz District III  
1511 E 18th St  
Kansas City, MO 64108  
Family

New Construction

### Unit/Rent Info

21 - 1 Bedroom: \$830 - \$950  
25 - 2 Bedrooms: \$988 - \$1,140  
2 - 3 Bedrooms: \$1,300

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Other	\$1,000,000
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## Developer Information

McCormack Baron Salazar, Inc.  
100 North Broadway, Suite 100  
St. Louis, MO 63102-2775  
Brock Armstrong (314) 621-3400

### LIHTC Request

State LIHTC Request: \$812,000  
Federal LIHTC Requested: \$1,160,000

---

## Development Information

24-026 The Prospect at 35th  
35th and Prospect (3436, 3444, 3454 Prospect)  
Kansas City, MO 64128  
Family

New Construction

### Unit/Rent Info

10 - 1 Bedroom: \$485 - \$825  
20 - 2 Bedrooms: \$575 - \$895

Total Units: 30  
Total Affordable Units: 25  
Total Market Units: 5

### LIHTC Request

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

## Developer Information

35 Prospect Developer, LLC (To Be Formed Upon Award)  
770 E 5th Street  
Kansas City, MO 64106  
Kelley Hrabe (816) 686-2416

# Kansas City Region

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## Development Information

24-046 St. Matthew Place  
8001 Longview Rd  
Kansas City, MO 64134-3501  
Senior 55+

New + Rehab

### Unit/Rent Info

30 - 1 Bedroom: \$350 - \$800  
10 - 2 Bedrooms: \$400 - \$900  
  
Total Units: 40  
Total Affordable Units: 20

### MHDC Loan Request

MHDC Fund Balance	\$790,000
MHDC HOME	\$550,000
MHDC Other	\$525,000

## Developer Information

Dalmark Development Group, LLC  
12220 State Line Road  
Leawood, KS 66209-1217  
Zachary Nichols (816) 285-4619

### LIHTC Request

State LIHTC Request: \$447,160  
Federal LIHTC Requested: \$638,800

---

## Development Information

24-053 Peaks at Blue River  
E Jackson Dr and E 40th St Ct S  
Independence, MO 64057-1684  
Senior 55+

New Construction

### Unit/Rent Info

40 - 2 Bedrooms: \$456 - \$975  
  
Total Units: 40  
Total Affordable Units: 36  
Total Market Units: 4

### MHDC Loan Request

MHDC HOME	\$1,375,000
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## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$637,000  
Federal LIHTC Requested: \$910,000

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## Development Information

24-073 Swope Health Village - Senior Living I  
5908 Swope Pkwy  
Kansas City, MO 64130  
Senior 55+

New Construction

### Unit/Rent Info

49 - 1 Bedroom: \$495 - \$915  
  
Total Units: 49  
Total Affordable Units: 49

### LIHTC Request

State LIHTC Request: \$696,500  
Federal LIHTC Requested: \$995,000

# Kansas City Region

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## Development Information

24-081 Espero KC  
N corner of Berkley Pkwy and Riverfront Dr  
Kansas City, MO 64120  
Family

New Construction

### Unit/Rent Info

40 - 1 Bedroom: \$890 - \$1,068  
15 - 2 Bedrooms: \$1,057 - \$1,268  
7 - 3 Bedrooms: \$1,213 - \$1,455

Total Units: 62  
Total Affordable Units: 55  
Total Market Units: 7

### MHDC Loan Request

MHDC HOME

\$2,000,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$815,500  
Federal LIHTC Requested: \$1,165,000

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## Development Information

24-086 New Life Senior Villas  
12404 Byars Rd  
Grandview, MO 64030  
Senior 55+

New Construction

### Unit/Rent Info

40 - 2 Bedrooms: \$500 - \$755

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

## Developer Information

New Life Community Development Corporation  
12401 Byars Rd  
Grandview, MO 64030  
Keith Wesley (816) 966-8989

### LIHTC Request

State LIHTC Request: \$691,600  
Federal LIHTC Requested: \$988,000

# MSA-Rural Region

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## Development Information

24-009 Silver Springs II Apartments  
Spruce St and Silver Springs Rd  
Cape Girardeau, MO 63701  
Senior 55+

New Construction

### Unit/Rent Info

60 - 2 Bedrooms: \$450 - \$800

Total Units: 60

Total Affordable Units: 54

Total Market Units: 6

### MHDC Loan Request

MHDC HOME

\$1,000,000

MHDC Other

\$800,000

## Developer Information

MACO Development Company, L.L.C.  
111 N Main Street, P. O. Box 68  
Clarkton, MO 63837  
J. Jason Maddox (573) 448-3000

### LIHTC Request

State LIHTC Request: \$753,620

Federal LIHTC Requested: \$1,076,600

---

## Development Information

24-013 Legacy Landing, LLC  
W Miller Rd and S West Ave & Approximately 400 W Miller Rd  
Republic, MO 65738-0000  
Senior 55+

New Construction

### Unit/Rent Info

46 - 2 Bedrooms: \$390 - \$770

Total Units: 46

Total Affordable Units: 40

Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance

\$889,948

### LIHTC Request

State LIHTC Request: \$777,674

Federal LIHTC Requested: \$1,110,963

## Developer Information

Excel Health Services, Inc., dba Excel Development Group  
8551 Lexington Avenue  
Lincoln, NE 68505-0000  
Brent D Williams (402) 434-3344

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## Development Information

24-014 Bluff Estates, LLC  
9th St and W Bluff Dr  
Ozark, MO 65721-0000  
Family

New Construction

### Unit/Rent Info

30 - 3 Bedrooms: \$430 - \$895

4 - 4+ Bedrooms: \$500 - \$985

Total Units: 34

Total Affordable Units: 30

Total Market Units: 4

### MHDC Loan Request

MHDC Fund Balance

\$998,263

### LIHTC Request

State LIHTC Request: \$699,350

Federal LIHTC Requested: \$999,072

## Developer Information

Excel Health Services, Inc., dba Excel Development Group  
8551 Lexington Avenue  
Lincoln, NE 68505-0000  
Brent D Williams (402) 434-3344



# MSA-Rural Region

## Development Information

24-018 Maplewood Villas Phase II  
3905 W Maple St  
Springfield, MO 65802-5547  
Senior 55+

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$435 - \$700

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

### MHDC Loan Request

MHDC CHDO	\$465,000
MHDC Other	\$335,000

## Developer Information

The Kitchen, Inc.  
730 N. Glenstone Ave.  
Springfield, MO 65802-2118  
Meleah Spencer (417) 837-1500

### LIHTC Request

State LIHTC Request: \$301,000  
Federal LIHTC Requested: \$430,000

## Development Information

24-025 Spartan Pointe II  
Battle Ave and Spartan Dr  
Columbia, MO 65202  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$442 - \$850  
24 - 3 Bedrooms: \$485 - \$950  
12 - 4+ Bedrooms: \$515 - \$1,050

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance	\$1,400,000
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## Developer Information

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

### LIHTC Request

State LIHTC Request: \$836,500  
Federal LIHTC Requested: \$1,195,000

## Development Information

24-027 Village at Kemper Greens  
Kemper Dr  
Boonville, MO 65233  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$306 - \$850  
24 - 3 Bedrooms: \$341 - \$950  
12 - 4+ Bedrooms: \$348 - \$1,050

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance	\$900,000
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## Developer Information

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

### LIHTC Request

State LIHTC Request: \$942,900  
Federal LIHTC Requested: \$1,347,000

# MSA-Rural Region

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## Development Information

24-029 Star Vue Groves  
Near 1927 N Kingshighway St  
Cape Girardeau, MO 63701  
Family

New Construction

## Developer Information

Starview Development, LLC  
1927 N. Kingshighway  
Cape Girardeau, MO 63701  
Brad Schlosser (573) 450-0107

### Unit/Rent Info

24 - 2 Bedrooms: \$415 - \$680  
8 - 3 Bedrooms: \$475 - \$750

Total Units: 32  
Total Affordable Units: 24  
Total Market Units: 8

### MHDC Loan Request

MHDC CHDO	\$348,800
MHDC Other	\$390,000

### LIHTC Request

State LIHTC Request: \$393,400  
Federal LIHTC Requested: \$562,000

---

## Development Information

24-030 The Villas at Logan Estates  
Cynthiana St near Harper Dr  
Rogersville, MO 65712  
Senior 55+

New Construction

## Developer Information

Morelock Builders & Associates, Inc.  
722-B W. Olive St.  
Springfield, MO 65806  
Wayne Morelock (417) 864-6661

### Unit/Rent Info

24 - 2 Bedrooms: \$420 - \$710

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

### MHDC Loan Request

MHDC HOME	\$605,300
MHDC Other	\$323,000

### LIHTC Request

State LIHTC Request: \$301,700  
Federal LIHTC Requested: \$431,000

---

## Development Information

24-032 Cameron Family Commons  
Platte-Clay Way  
Cameron, MO 64429  
Family

New Construction

## Developer Information

Snider Development, LLC  
2432 E. Madrid  
Springfield, MO 65804  
Greg Snider (417) 771-8646

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$725  
8 - 3 Bedrooms: \$465 - \$800

Total Units: 40  
Total Affordable Units: 28  
Total Market Units: 12

### MHDC Loan Request

MHDC HOME	\$600,000
MHDC Other	\$480,100

### LIHTC Request

State LIHTC Request: \$475,650  
Federal LIHTC Requested: \$679,500

# MSA-Rural Region

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## Development Information

24-034 Stronghold Landing  
5011 Old Lohman Rd  
Jefferson City, MO 65109  
Family

New Construction

### Unit/Rent Info

28 - 2 Bedrooms: \$480 - \$750  
12 - 3 Bedrooms: \$550 - \$850

Total Units: 40  
Total Affordable Units: 28  
Total Market Units: 12

### MHDC Loan Request

MHDC CHDO \$200,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$533,400  
Federal LIHTC Requested: \$762,000

---

## Development Information

24-036 Kodiak Fields  
Kodiak Rd and Garrow Blvd  
Neosho, MO 64850  
Senior 55+

New Construction

### Unit/Rent Info

48 - 2 Bedrooms: \$390 - \$695

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Other \$581,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$535,570  
Federal LIHTC Requested: \$765,100

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## Development Information

24-044 Cardinal Towers Aprtments  
324 N Tom St  
Webb City, MO 64870-1963  
Senior 55+

Acquisition/Rehab

### Unit/Rent Info

60 - 1 Bedroom: \$800 - \$850

Total Units: 60  
Total Affordable Units: 59  
Total Market Units: 1

### MHDC Loan Request

MHDC HOME \$250,000  
MHDC Other \$250,000

## Developer Information

Gene Field Development LLC  
320 W Wyatt Earp Blvd, Suite C  
Dodge City, KS 67801-4366  
Ryan Deutsch (620) 789-7368

### LIHTC Request

State LIHTC Request: \$575,073  
Federal LIHTC Requested: \$821,533

# MSA-Rural Region

---

## Development Information

24-045 Cathedral Hill Place  
Scattered sites between 7th, 9th, Robidoux and Church St  
St Joseph, MO 64501-2717  
Family

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$227 - \$890  
12 - 2 Bedrooms: \$268 - \$1,050  
16 - 3 Bedrooms: \$300 - \$1,200

Total Units: 40  
Total Affordable Units: 40

### MHDC Loan Request

MHDC Fund Balance	\$1,350,000
MHDC HOME	\$500,000
MHDC Select	\$540,000

## Developer Information

Dalmark Development Group, LLC  
12220 State Line Road  
Leawood, KS 66209-1217  
Zachary Nichols (816) 285-4619

### LIHTC Request

State LIHTC Request: \$452,690  
Federal LIHTC Requested: \$646,700

---

## Development Information

24-052 North Village Estates  
NW corner of N Village Rd and N Hwy 169  
St Joseph, MO 64506-4129  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$286 - \$800

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

### MHDC Loan Request

MHDC HOME	\$500,000
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## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$822,500  
Federal LIHTC Requested: \$1,175,000

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## Development Information

24-054 Gentry Estates III  
Aurora Dr  
Columbia, MO 65203  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$442 - \$915

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

### MHDC Loan Request

MHDC Fund Balance	\$1,300,000
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## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$800,100  
Federal LIHTC Requested: \$1,143,000

# MSA-Rural Region

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## Development Information

24-056 Delmar Meadows II  
SW corner of W Grand St and S Clifton Ave  
Springfield, MO 65802-5122  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$332 - \$825

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

### MHDC Loan Request

MHDC HOME \$1,175,000

## Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

### LIHTC Request

State LIHTC Request: \$693,000  
Federal LIHTC Requested: \$990,000

---

## Development Information

24-057 Churchill Apartments II  
Near 664 Church St - Adjacent to Churchill Apartments  
Marshfield, MO 65706  
Family

New Construction

### Unit/Rent Info

26 - 2 Bedrooms: \$422 - \$981  
26 - 3 Bedrooms: \$484 - \$1,122

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance \$1,980,259

## Developer Information

Zimmerman Properties, LLC  
1329 East Lark St  
Springfield, MO 65804  
Justin M. Zimmerman (417) 883-1632

### LIHTC Request

State LIHTC Request: \$577,850  
Federal LIHTC Requested: \$825,500

---

## Development Information

24-058 The Springs  
4149 W Chestnut Expy  
Springfield, MO 65802  
Family

New Construction

### Unit/Rent Info

36 - 2 Bedrooms: \$378 - \$937  
24 - 3 Bedrooms: \$437 - \$1,075

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Fund Balance \$2,357,315

## Developer Information

Zimmerman Properties, LLC  
1329 East Lark St.  
Springfield, MO 65804  
Justin M. Zimmerman (417) 883-1632

### LIHTC Request

State LIHTC Request: \$652,400  
Federal LIHTC Requested: \$932,000

# MSA-Rural Region

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## Development Information

24-059 Wilson's Valley Villas  
Near 3246 E Old Stone Rd  
Brookline, MO 65619  
Senior 55+

New Construction

### Unit/Rent Info

40 - 2 Bedrooms: \$370 - \$800

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

### MHDC Loan Request

MHDC Fund Balance \$650,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$541,450  
Federal LIHTC Requested: \$773,500

---

## Development Information

24-070 Wildwood Canyon  
800 Block of Wildwood Dr  
Jefferson City, MO 65109  
Senior 55+

New Construction

### Unit/Rent Info

50 - 2 Bedrooms: \$387 - \$850

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

### MHDC Loan Request

MHDC Fund Balance \$920,000

## Developer Information

MOCAP Development Company, L.L.C.  
P.O. Box 104960  
Jefferson City, MO 65110-4960  
Curtis Neuenswander (573) 635-2255

### LIHTC Request

State LIHTC Request: \$847,000  
Federal LIHTC Requested: \$1,210,000

---

## Development Information

24-074 Delaware Commons  
19th and Delaware  
Joplin, MO 64804  
Senior 55+

New Construction

### Unit/Rent Info

20 - 1 Bedroom: \$274 - \$735  
34 - 2 Bedrooms: \$326 - \$825

Total Units: 54  
Total Affordable Units: 46  
Total Market Units: 8

### LIHTC Request

State LIHTC Request: \$868,000  
Federal LIHTC Requested: \$1,240,000

## Developer Information

Parker Development, L.L.C.  
1115 Illinois, Suite 1  
Joplin, MO 64801-3972  
Kevin Parker (417) 624-5552

# MSA-Rural Region

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## Development Information

24-076 Miller Court Senior Villas  
139 E Miller Rd  
Republic, MO 65738-0000  
Senior 55+

New Construction

### Unit/Rent Info

20 - 1 Bedroom: \$355 - \$1,062  
20 - 2 Bedrooms: \$422 - \$1,270

Total Units: 40  
Total Affordable Units: 32  
Total Market Units: 8

### MHDC Loan Request

MHDC Fund Balance \$2,400,000

## Developer Information

Trinity Housing Development, LLC  
3556 S. Culpepper, Suite 4  
Springfield, MO 65804-0000  
Joseph Ryan Hamilton (417) 882-1701

### LIHTC Request

State LIHTC Request: \$637,000  
Federal LIHTC Requested: \$910,000

---

## Development Information

24-084 Humboldt School Apartments and Townhomes  
1520 N 2nd St  
St Joseph, MO 64505  
Family

Acquisition/Rehab

### Unit/Rent Info

8 - Studio: \$406 - \$481  
17 - 1 Bedroom: \$715 - \$960  
14 - 2 Bedrooms: \$750 - \$1,300  
7 - 3 Bedrooms: \$1,050 - \$1,600

Total Units: 46  
Total Affordable Units: 35  
Total Market Units: 11

### MHDC Loan Request

MHDC Fund Balance \$1,170,000

## Developer Information

LLC to be determined/KLAP, LP/Michael Rainen  
215 W. Pershing Road  
Kansas City, MO 64108  
Michael Rainen (913) 269-8181

### LIHTC Request

State LIHTC Request: \$679,000  
Federal LIHTC Requested: \$970,000

---

## Development Information

24-085 Providence Walkway  
306 Trinity Pl  
Columbia, MO 65203  
Family

New Construction

### Unit/Rent Info

13 - 1 Bedroom: \$497  
20 - 2 Bedrooms: \$613  
14 - 3 Bedrooms: \$853  
12 - 4+ Bedrooms: \$1,018

Total Units: 59  
Total Affordable Units: 53  
Total Market Units: 6

## Developer Information

CHA Affordable Housing Development Group, LLC  
201 Switzler Street  
Columbia, MO 65203  
Randall Cole (573) 554-7000

### LIHTC Request

State LIHTC Request: \$882,000  
Federal LIHTC Requested: \$1,260,000

## Rural Region

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### Development Information

24-002 Augusta Gardens  
NE of E Overland Rd and S Barrett St  
Nevada, MO 64772  
Senior 55+

New Construction

#### Unit/Rent Info

38 - 2 Bedrooms: \$275 - \$775

Total Units: 38  
Total Affordable Units: 32  
Total Market Units: 6

#### MHDC Loan Request

MHDC Other \$700,000

### Developer Information

MBL Development Co.  
9237 Ward Parkway Ste. 310  
Kansas City, MO 00000  
D. Kim Lingle (816) 569-6420

#### LIHTC Request

State LIHTC Request: \$506,800  
Federal LIHTC Requested: \$724,000

---

### Development Information

24-005 Cedar Ridge Apartments Phase II  
500 W Englewood Rd  
Stockton, MO 65785-0000  
Family

New Construction

#### Unit/Rent Info

4 - 1 Bedroom: \$260 - \$500  
24 - 2 Bedrooms: \$300 - \$600  
4 - 3 Bedrooms: \$600 - \$700

Total Units: 32  
Total Affordable Units: 27  
Total Market Units: 5

#### MHDC Loan Request

MHDC HOME \$625,000

### Developer Information

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

#### LIHTC Request

State LIHTC Request: \$397,600  
Federal LIHTC Requested: \$568,000

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### Development Information

24-016 Warren Trails  
210 Brookview, Wright City / 2305 Donna Maria Dr, Warrenton  
Wright City, MO 63390-3346  
Family

New + Acquisition/Rehab

#### Unit/Rent Info

16 - 1 Bedroom: \$750  
32 - 2 Bedrooms: \$850

Total Units: 48  
Total Affordable Units: 48

#### MHDC Loan Request

MHDC Other \$356,030

### Developer Information

Rural Housing Developers-Missouri, LLC  
3556 S. Culpepper Circle Suite 1  
Springfield, MO 65804-4252  
Ryan Hamilton (417) 882-1701

#### LIHTC Request

State LIHTC Request: \$292,600  
Federal LIHTC Requested: \$418,000



## Rural Region

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### Development Information

24-017 Garner Villas Phase II  
Bruce Smith Pkwy & County Rd 6460  
West Plains, MO 65775-6306  
Family

New Construction

#### Unit/Rent Info

24 - 2 Bedrooms: \$385 - \$625  
24 - 3 Bedrooms: \$440 - \$725

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

#### MHDC Loan Request

MHDC Fund Balance	\$900,000
MHDC Other	\$850,000

### Developer Information

Housing Plus, LLC  
1525 E Republic Rd, Ste B100  
Springfield, MO 65804-6583  
Becky Selle (417) 887-6682

#### LIHTC Request

State LIHTC Request: \$434,000  
Federal LIHTC Requested: \$620,000

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### Development Information

24-022 Montenot Meadows  
1500 Montenot Blvd  
Perryville, MO 63775  
Family

New Construction

#### Unit/Rent Info

20 - 2 Bedrooms: \$352 - \$875  
20 - 3 Bedrooms: \$383 - \$1,000

Total Units: 40  
Total Affordable Units: 34  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME	\$700,000
MHDC Other	\$600,000

### Developer Information

RCH Development, Inc. Chad Hartle Pres. And East Missou  
2201 Walton Drive, Suite A  
Jackson, MO 63755-3711  
Chad Hartle, President (573) 576-5433

#### LIHTC Request

State LIHTC Request: \$583,771  
Federal LIHTC Requested: \$833,959

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### Development Information

24-023 Liberty Park Apartments  
1400-1402 Liberty Park Blvd  
Sedalia, MO 65301  
Senior 62+

Acquisition/Rehab

#### Unit/Rent Info

9 - Studio: \$650  
67 - 1 Bedroom: \$725

Total Units: 76  
Total Affordable Units: 76

#### MHDC Loan Request

MHDC HOME	\$800,000
MHDC Other	\$665,000

### Developer Information

RCH Development Inc./Ventura Industries/CACHDC  
2201 Walton Drive. Suite A  
Jackson, MO 63755-0000  
Chad Hartle OR Zach V. OR Melissa S. (573) 5

#### LIHTC Request

State LIHTC Request: \$549,220  
Federal LIHTC Requested: \$784,600

# Rural Region

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## Development Information

24-028 Parkview Terrace II  
E Mill St  
Kirksville, MO 63501  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$307 - \$725  
20 - 3 Bedrooms: \$319 - \$850  
8 - 4+ Bedrooms: \$325 - \$995

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

### MHDC Loan Request

MHDC HOME \$400,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$791,000  
Federal LIHTC Requested: \$1,130,000

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## Development Information

24-031 St. Robert Senior Villas  
Park Dr  
St Robert, MO 65584  
Senior 55+

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$410 - \$750

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

### MHDC Loan Request

MHDC HOME \$608,330  
MHDC Other \$401,000

## Developer Information

Morelock Builders & Associates, Inc.  
722-B W. Olive St  
Springfield, MO 65806  
Wayne Morelock (417) 864-6661

### LIHTC Request

State LIHTC Request: \$411,320  
Federal LIHTC Requested: \$587,600

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## Development Information

24-033 Summer Springs Landing  
S of Jct of S 1st and W US Hwy 54  
El Dorado Springs, MO 64744  
Family

New Construction

### Unit/Rent Info

24 - 2 Bedrooms: \$415 - \$725  
8 - 3 Bedrooms: \$470 - \$800

Total Units: 32  
Total Affordable Units: 24  
Total Market Units: 8

### MHDC Loan Request

MHDC Other \$400,200

## Developer Information

Greenway Housing Solutions, LLC  
3938 S. Lone Pine Ave, Suite 101  
Springfield, MO 65804  
Brent Brown (417) 818-3658

### LIHTC Request

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

# Rural Region

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## Development Information

24-035 Tower Village East  
623 Tower Rd  
Lebanon, MO 65536  
Senior 55+

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$700

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

### MHDC Loan Request

MHDC Other \$400,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$389,200  
Federal LIHTC Requested: \$556,000

---

## Development Information

24-037 Teal Lake Village II  
East of 2683 Amelia St  
Mexico, MO 65265  
Family

New Construction

### Unit/Rent Info

28 - 2 Bedrooms: \$400 - \$700  
12 - 3 Bedrooms: \$470 - \$800

Total Units: 40  
Total Affordable Units: 28  
Total Market Units: 12

### MHDC Loan Request

MHDC CHDO \$835,000  
MHDC Other \$510,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$490,000  
Federal LIHTC Requested: \$700,000

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## Development Information

24-038 Thayer Heights  
892 S Thayer Ave  
West Plains, MO 65775  
Family

Acquisition/Rehab

### Unit/Rent Info

14 - 2 Bedrooms: \$430 - \$650  
6 - 3 Bedrooms: \$500 - \$750

Total Units: 20  
Total Affordable Units: 20

### MHDC Loan Request

MHDC CHDO \$550,000  
MHDC Other \$500,000

## Developer Information

Willow Springs Community Foundation  
127 E. Main Street  
Willow Springs, MO 65793  
Dean Aye (417) 260-3772

Federal LIHTC Requested: \$0

## Rural Region

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### Development Information

24-039 Fish Haven North  
155 Forest Hills Dr  
Lake Ozark, MO 65049  
Family

New Construction

### Unit/Rent Info

25 - 2 Bedrooms: \$400 - \$675  
15 - 3 Bedrooms: \$470 - \$775

Total Units: 40  
Total Affordable Units: 30  
Total Market Units: 10

### MHDC Loan Request

MHDC Other \$534,000

### Developer Information

Southeast Holdings, LLC  
PO Box 665  
Dexter, MO 63841  
Matt Mills (573) 421-3116

### LIHTC Request

State LIHTC Request: \$514,850  
Federal LIHTC Requested: \$735,500

---

### Development Information

24-043 Village Place Apartments  
608 S 20th St  
Bethany, MO 64424  
Senior 55+

Acquisition/Rehab

### Unit/Rent Info

24 - 1 Bedroom: \$575

Total Units: 24  
Total Affordable Units: 24

### MHDC Loan Request

MHDC CHDO \$250,000  
MHDC Other \$250,000

### Developer Information

AMB Development, LLC  
315 NE Landings Drive  
Lee's Summit, MO 64064-0900  
Andrew Boling (816) 668-1180

### LIHTC Request

State LIHTC Request: \$166,250  
Federal LIHTC Requested: \$237,500

---

### Development Information

24-047 Saints Street Apartments II  
200 Saints St  
Branson, MO 65616-9433  
Family

New Construction

### Unit/Rent Info

30 - 1 Bedroom: \$325 - \$600  
18 - 2 Bedrooms: \$350 - \$700

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$820,000  
MHDC Other \$750,000

### Developer Information

Dignity Now and LRG Consulting & Development Inc.  
1533 E. State Hwy 76, Ste 1  
Branson, MO 65616-7422  
Troy Rasmussen (417) 335-4135

### LIHTC Request

State LIHTC Request: \$560,000  
Federal LIHTC Requested: \$800,000

# Rural Region

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## Development Information

24-048 Rock Island Villas  
Tedmark Ave  
Eldon, MO 65026-2122  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$305 - \$810  
36 - 3 Bedrooms: \$355 - \$990

Total Units: 48  
Total Affordable Units: 40  
Total Market Units: 8

### MHDC Loan Request

MHDC Fund Balance \$900,000  
MHDC HOME \$2,500,000

## Developer Information

LRG Consulting & Development Inc  
31248 Lakeview Dr  
Rocky Mount, MO 65072-9094  
Lela Gruebel (816) 392-1406

### LIHTC Request

State LIHTC Request: \$738,500  
Federal LIHTC Requested: \$1,055,000

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## Development Information

24-050 Donnelly Crossing  
Frank Rea Blvd & Garges Way  
Branson, MO 65616-4090  
Senior 55+

New Construction

### Unit/Rent Info

42 - 2 Bedrooms: \$390 - \$745

Total Units: 42  
Total Affordable Units: 37  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$300,000

## Developer Information

Ring Property Company, L.L.C.  
14611 Schoettler Manor Court  
Chesterfield, MO 63017-8900  
Robert Ring (573) 268-4587

### LIHTC Request

State LIHTC Request: \$746,900  
Federal LIHTC Requested: \$1,067,000

---

## Development Information

24-051 Fall Creek Ridge  
South Falls Ave  
Branson, MO 65616  
Family

New Construction

### Unit/Rent Info

30 - 2 Bedrooms: \$357 - \$745  
18 - 3 Bedrooms: \$398 - \$850

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$1,100,000

## Developer Information

Ring Property Company, L.L.C.  
14611 Schoettler Manor Court  
Chesterfield, MO 63017-8900  
Robert Ring (573) 268-4587

### LIHTC Request

State LIHTC Request: \$829,500  
Federal LIHTC Requested: \$1,185,000

# Rural Region

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## Development Information

24-060 Cedar Ridge Apartments  
Near 1847 State Hwy 248  
Branson, MO 65616  
Family

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$710  
16 - 3 Bedrooms: \$460 - \$795

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$900,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$651,000  
Federal LIHTC Requested: \$930,000

---

## Development Information

24-061 Elevate Apartments  
Near 310 Gretna Rd  
Branson, MO 65616  
Family

New Construction

### Unit/Rent Info

32 - 2 Bedrooms: \$400 - \$710  
16 - 3 Bedrooms: \$460 - \$795

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$1,000,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$698,950  
Federal LIHTC Requested: \$998,500

---

## Development Information

24-063 Scott Manor Apartments  
803 W Gladys St  
Sikeston, MO 63801-2515  
Family

Acquisition/Rehab

### Unit/Rent Info

8 - 1 Bedroom: \$625  
48 - 2 Bedrooms: \$800  
16 - 3 Bedrooms: \$1,000

Total Units: 72  
Total Affordable Units: 72

### MHDC Loan Request

MHDC Other \$1,384,600

## Developer Information

Alco Properties, Inc. & Alco Development Partners, LLC (C  
35 Union Ave. Suite 200  
Memphis, TN 38103-2417  
Robert Hyde (901) 544-1705

### LIHTC Request

State LIHTC Request: \$695,800  
Federal LIHTC Requested: \$994,000

# Rural Region

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## Development Information

24-066 Troy Housing  
47 State Hwy 47 W  
Troy, MO 63379  
Family

New Construction

### Unit/Rent Info

24 - 1 Bedroom: \$467 - \$795  
24 - 2 Bedrooms: \$558 - \$999  
12 - 3 Bedrooms: \$646 - \$1,294

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Other \$1,100,000

## Developer Information

Troy Housing Developer LLC  
7717 Natural Bridge Road  
Saint Louis, MO 63121-4913  
Kevin Buchek (314) 382-7717

### LIHTC Request

State LIHTC Request: \$805,000  
Federal LIHTC Requested: \$1,150,000

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## Development Information

24-067 Four Seasons Apartments  
77 Dawson Rd  
Camdenton, MO 65020  
Family

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$300 - \$895  
24 - 2 Bedrooms: \$359 - \$1,075  
12 - 3 Bedrooms: \$415 - \$1,295

Total Units: 48  
Total Affordable Units: 48

### MHDC Loan Request

MHDC Fund Balance \$2,150,000

## Developer Information

JCM Ventures, LLC  
11705 Wenonga Circle  
Leawood, KS 66211  
Jacob Mooney (913) 638-2500

### LIHTC Request

State LIHTC Request: \$532,000  
Federal LIHTC Requested: \$760,000

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## Development Information

24-068 Valley View Manor - WITHDRAWN  
Chapman Dr  
Rolla, MO 65401-0000  
Family

New Construction

### Unit/Rent Info

12 - 2 Bedrooms: \$352 - \$700  
24 - 3 Bedrooms: \$381 - \$800  
12 - 4+ Bedrooms: \$403 - \$900

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$800,000

## Developer Information

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

### LIHTC Request

State LIHTC Request: \$959,000  
Federal LIHTC Requested: \$1,370,000

## Rural Region

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### Development Information

24-069 Panther Crossing  
NE Corner Main Cross St and Dickerson St  
Palmyra, MO 63461  
Senior 55+

New Construction

#### Unit/Rent Info

36 - 2 Bedrooms: \$425 - \$675

Total Units: 36  
Total Affordable Units: 30  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME \$150,000

### Developer Information

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

#### LIHTC Request

State LIHTC Request: \$630,000  
Federal LIHTC Requested: \$900,000

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### Development Information

24-071 The Crescent at Osage Beach  
Passover Rd and Parkwood Cir  
Osage Beach, MO 65065  
Senior 55+

New Construction

#### Unit/Rent Info

6 - Studio: \$295 - \$565  
22 - 1 Bedroom: \$340 - \$625  
12 - 2 Bedrooms: \$390 - \$725

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

#### MHDC Loan Request

MHDC Other \$450,000

### Developer Information

Capstone Development Group, LLC  
1300 W 3rd Street, Suite 2F  
Granite City, IL 62040  
William Luchini (314) 783-2150

#### LIHTC Request

State LIHTC Request: \$400,000  
Federal LIHTC Requested: \$571,428

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### Development Information

24-075 Aster Springs  
N Ridgeview Dr  
Warrensburg, MO 64093  
Senior 55+

New Construction

#### Unit/Rent Info

8 - 1 Bedroom: \$283 - \$675  
36 - 2 Bedrooms: \$304 - \$775

Total Units: 44  
Total Affordable Units: 39  
Total Market Units: 5

#### MHDC Loan Request

MHDC HOME \$500,000

### Developer Information

RR Jennings Developer, LLC  
7733 Forsyth Blvd., Suite 1600  
Clayton, MO 63105  
Stacy Hastie (314) 341-0900

#### LIHTC Request

State LIHTC Request: \$703,500  
Federal LIHTC Requested: \$1,005,000



# Rural Region

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## Development Information

24-077 Ivy Crossing Senior Villas  
1102 Washington  
Monett, MO 65708-0000  
Senior 55+

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$355 - \$1,064  
28 - 2 Bedrooms: \$424 - \$1,274

Total Units: 40  
Total Affordable Units: 35  
Total Market Units: 5

### MHDC Loan Request

MHDC Select

\$3,025,000

## Developer Information

Trinity Housing Development, LLC  
3556 S. Culpepper, Suite 4  
Springfield, MO 65804-0000  
Joseph Ryan Hamilton (417) 882-1701

### LIHTC Request

State LIHTC Request: \$567,000  
Federal LIHTC Requested: \$810,000

---

## Development Information

24-082 Brookfield Village Apartments  
638 S Clinton St  
Brookfield, MO 64628  
Family

Acquisition/Rehab

### Unit/Rent Info

20 - 1 Bedroom: \$548  
24 - 2 Bedrooms: \$645  
12 - 3 Bedrooms: \$731

Total Units: 56  
Total Affordable Units: 56

## Developer Information

Community Housing Ministry, Inc  
1702 Buckingham Street  
St. Joseph, MO 64506  
Tamara Wallace (816) 233-4250

### LIHTC Request

State LIHTC Request: \$475,790  
Federal LIHTC Requested: \$679,700

## St. Louis Region

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### Development Information

24-001 Manors at Brookside  
Progress Pkwy and Freedom Dr  
Union, MO 63084-2938  
Family

New Construction

### Unit/Rent Info

48 - 2 Bedrooms: \$395 - \$750

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC Fund Balance \$450,000

### Developer Information

Golden Management, Inc.  
401 N. Lindbergh Blvd. Ste 330  
St. Louis, MO 63141-7839  
Steve Goldenberg (314) 432-3088

### LIHTC Request

State LIHTC Request: \$546,000  
Federal LIHTC Requested: \$780,000

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### Development Information

24-007 Queensbrooke Senior Living Phase 2  
411 Elizabeth Dr  
St Peters, MO 63376-7380  
Senior 55+

New Construction

### Unit/Rent Info

12 - 1 Bedroom: \$486 - \$800  
36 - 2 Bedrooms: \$582 - \$945

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC HOME \$750,000  
MHDC Other \$750,000

### Developer Information

Phoenix Real Estate Services LLC  
2800 West Clay Valley Drive  
St. Charles, MO 63301-2541  
Daniel J. Barnard (314) 503-5060

### LIHTC Request

State LIHTC Request: \$589,400  
Federal LIHTC Requested: \$842,000

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### Development Information

24-008 Queensbrooke Senior Living Phase 2  
411 Elizabeth Dr  
St Peters, MO 63376-7380  
Senior 55+

New Construction

### Unit/Rent Info

18 - 1 Bedroom: \$486 - \$800  
54 - 2 Bedrooms: \$582 - \$945

Total Units: 72  
Total Affordable Units: 64  
Total Market Units: 8

### MHDC Loan Request

MHDC HOME \$750,000  
MHDC Other \$1,000,000

### Developer Information

Phoenix Real Estate Services LLC  
2800 West Clay Valley Drive  
St. Charles, MO 63301-2541  
Daniel J. Barnard (314) 503-5060

### LIHTC Request

State LIHTC Request: \$838,950  
Federal LIHTC Requested: \$1,198,500

## St. Louis Region

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### Development Information

24-010 McCoy Creek Estates  
1817 Peine Rd  
Wentzville, MO 63385  
Senior 55+

New Construction

#### Unit/Rent Info

48 - 2 Bedrooms: \$450 - \$950

Total Units: 48

Total Affordable Units: 43

Total Market Units: 5

#### MHDC Loan Request

MHDC Fund Balance \$2,200,000

MHDC Other \$845,000

### Developer Information

MACO Development Company, L.L.C.  
111 N Main Street  
Clarkton, MO 63837  
J. Jason Maddox (573) 448-3000

#### LIHTC Request

State LIHTC Request: \$742,154

Federal LIHTC Requested: \$1,060,220

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### Development Information

24-011 Residences at Point North  
3129 Magazine  
St Louis, MO 63106-1225  
Family

New Construction

#### Unit/Rent Info

23 - 2 Bedrooms: \$533 - \$1,350

22 - 3 Bedrooms: \$606 - \$1,600

Total Units: 45

Total Affordable Units: 40

Total Market Units: 5

### Developer Information

NDC Housing and Economic Development Corporation (HE  
P.O. Box 845322  
Boston, MA 53220-2284  
Daniel Marsh, III (618) 477-7766

#### LIHTC Request

State LIHTC Request: \$876,400

Federal LIHTC Requested: \$1,252,000

---

### Development Information

24-012 Benton Park Place  
3101 S Jefferson Ave  
St Louis, MO 63118-2411  
Senior 62+

New Construction

#### Unit/Rent Info

36 - 1 Bedroom: \$377 - \$760

13 - 2 Bedrooms: \$445 - \$880

Total Units: 49

Total Affordable Units: 44

Total Market Units: 5

#### MHDC Loan Request

MHDC Fund Balance \$830,000

### Developer Information

DeSales Community Development  
2759 Russell Blvd.  
St. Louis, MO 63104-2137  
Becky Reinhart (314) 776-5444

#### LIHTC Request

State LIHTC Request: \$696,500

Federal LIHTC Requested: \$995,000

## St. Louis Region

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### Development Information

24-015 Franklin Fields  
1680 Franklin Dr  
St Clair, MO 63077-1095  
Senior 62+

Acquisition/Rehab

#### Unit/Rent Info

24 - 1 Bedroom: \$670  
  
Total Units: 24  
Total Affordable Units: 24

#### MHDC Loan Request

MHDC Other \$205,402

### Developer Information

Rural Housing Developers-Missouri LLC  
3556 S. Culpepper Circle, Suite 1  
Springfield, MO 65804-4252  
Ryan Hamilton (417) 882-1701

#### LIHTC Request

State LIHTC Request: \$189,000  
Federal LIHTC Requested: \$270,000

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### Development Information

24-020 Blair Estates 1  
1992 Woodcrest Pl  
Desoto, MO 63020  
Family

New Construction

#### Unit/Rent Info

20 - 2 Bedrooms: \$487 - \$875  
20 - 3 Bedrooms: \$613 - \$975  
  
Total Units: 40  
Total Affordable Units: 34  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME \$700,000  
MHDC Other \$595,000

### Developer Information

RCH Development Inc. Chad Hartle Pres, and JFCAC Dev  
2201 Walton Drive. Suite A  
Jackson, MO 63755-0000  
Chad Hartle (573) 576-6433

#### LIHTC Request

State LIHTC Request: \$580,892  
Federal LIHTC Requested: \$829,846

---

### Development Information

24-040 University Crossing  
Portion of 4300 N Hanley Rd  
Unincorporated St Louis County, MO 63121  
Family

New Construction

#### Unit/Rent Info

10 - 1 Bedroom: \$725 - \$900  
38 - 2 Bedrooms: \$875 - \$1,000  
12 - 3 Bedrooms: \$990 - \$1,100  
  
Total Units: 60  
Total Affordable Units: 51  
Total Market Units: 9

#### MHDC Loan Request

MHDC Fund Balance \$1,995,000

### Developer Information

University Crossing Developer, LLC (to be formed)  
315 Lemay Ferry Rd., Suite 128  
St. Louis, MO 63125  
F. Aaron Burnett or J. David Dodson (314) 304-

#### LIHTC Request

State LIHTC Request: \$808,500  
Federal LIHTC Requested: \$1,155,000

## St. Louis Region

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### Development Information

24-041 LHDC St. Ann Senior Apartments  
10449 Saint Charles Rock Rd  
St Ann, MO 63074-1806  
Senior 55+

New + Rehab

#### Unit/Rent Info

41 - 1 Bedroom: \$375 - \$870  
11 - 2 Bedrooms: \$445 - \$1,000

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

#### MHDC Loan Request

MHDC Fund Balance	\$800,000
MHDC HOME	\$500,000
MHDC Other	\$600,000

### Developer Information

Laborers' Home Development Corporation  
1 N. Old State Capitol Plaza  
Springfield, IL 62701-1376  
Jayne Lourash (217) 522-3381

#### LIHTC Request

State LIHTC Request: \$691,950  
Federal LIHTC Requested: \$988,500

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### Development Information

24-042 The Simmons Mark  
4318 St Louis Ave  
St Louis, MO 63115  
Senior 55+

Acquisition/Rehab

#### Unit/Rent Info

16 - 1 Bedroom: \$395 - \$985  
42 - 2 Bedrooms: \$465 - \$1,100

Total Units: 58  
Total Affordable Units: 58

### Developer Information

Fleur De Lis Development Corporation  
1519 Tower Grove Avenue  
St. Louis, MO 63110  
Laura M. Hughes (314) 249-5957

#### LIHTC Request

State LIHTC Request: \$640,500  
Federal LIHTC Requested: \$915,000

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### Development Information

24-049 Greendale Senior Village  
2901 Technology Dr  
Lake St Louis, MO 63367-0000  
Senior 55+

New Construction

#### Unit/Rent Info

12 - 1 Bedroom: \$478 - \$850  
36 - 2 Bedrooms: \$574 - \$950

Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

#### MHDC Loan Request

MHDC HOME	\$1,350,000
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### Developer Information

Ring Property Company, L.L.C.  
14611 Schoettler Manor Court  
Chesterfield, MO 63017-8900  
Robert A. Ring (573) 268-4587

#### LIHTC Request

State LIHTC Request: \$697,900  
Federal LIHTC Requested: \$997,000

## St. Louis Region

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### Development Information

24-055 Meadowood Estates III  
Tom Ginnever Ave, E of Meadowland Estates Ln  
O'Fallon, MO 63366  
Senior 55+

New Construction

#### Unit/Rent Info

54 - 2 Bedrooms: \$505 - \$925

Total Units: 54  
Total Affordable Units: 48  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME \$1,850,000

### Developer Information

JES Dev Co, Inc.  
206 Peach Way  
Columbia, MO 65203-4905  
Brian Kimes (573) 443-2021

#### LIHTC Request

State LIHTC Request: \$809,900  
Federal LIHTC Requested: \$1,157,000

---

### Development Information

24-062 Clinton-Peabody Redevelopment - Phase 1  
1400 Chouteau Ave  
St Louis, MO 63103-3105  
Family

New Construction

#### Unit/Rent Info

34 - 1 Bedroom: \$725 - \$900  
37 - 2 Bedrooms: \$912 - \$1,125  
18 - 3 Bedrooms: \$1,181 - \$1,190

Total Units: 89  
Total Affordable Units: 71  
Total Market Units: 18

#### MHDC Loan Request

MHDC Fund Balance \$1,500,000  
MHDC HOME \$3,161,522

### Developer Information

Preservation of Affordable Housing, LLC  
2 Oliver St, Suite 500  
Boston, MA 02109-4937  
Aaron Gornstein, President (617) 261-9898

#### LIHTC Request

State LIHTC Request: \$1,050,000  
Federal LIHTC Requested: \$1,500,000

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### Development Information

24-064 Virginia Plaza  
5306 Virginia Ave, 5323-5333 Virginia Ave, 5401 Virginia Ave, 5300-5328 S Compton Ave  
St Louis, MO 63111-1948  
Family

New + Acquisition/Rehab

#### Unit/Rent Info

36 - 1 Bedroom: \$460 - \$990  
24 - 2 Bedrooms: \$557 - \$990  
18 - 3 Bedrooms: \$636 - \$1,191

Total Units: 78  
Total Affordable Units: 70  
Total Market Units: 8

#### MHDC Loan Request

MHDC Other \$2,276,145

### Developer Information

DeSales Community Development  
2759 Russell Blvd.  
St. Louis, MO 63104-2137  
Becky Reinhart (314) 776-5444

#### LIHTC Request

State LIHTC Request: \$1,049,300  
Federal LIHTC Requested: \$1,499,000

## St. Louis Region

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### Development Information

24-065 TCDC Senior Housing  
2707 N Grand Blvd  
St Louis, MO 63106  
Senior 55+

New Construction

### Unit/Rent Info

16 - 1 Bedroom: \$460 - \$838  
44 - 2 Bedrooms: \$557 - \$1,003

Total Units: 60  
Total Affordable Units: 54  
Total Market Units: 6

### MHDC Loan Request

MHDC Other \$1,982,329

### Developer Information

TCDC Developer LLC  
3000 Prairie  
St. Louis, MO 63107  
Pastor Andre Alexander (314) 800-8493

### LIHTC Request

State LIHTC Request: \$857,500  
Federal LIHTC Requested: \$1,225,000

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### Development Information

24-072 Tiffany Apartments  
3645 Blaine Ave plus multiple scattered sites  
St Louis, MO 63110  
Family

Acquisition/Rehab

### Unit/Rent Info

15 - 1 Bedroom: \$767  
25 - 2 Bedrooms: \$0 - \$838  
20 - 3 Bedrooms: \$1,066

Total Units: 60  
Total Affordable Units: 60

### MHDC Loan Request

MHDC Other \$1,485,000

### Developer Information

Tiffany Developers, LLC  
2033 Vine Street  
Kansas City, MO 64108  
Tarold Davis (816) 945-7980

### LIHTC Request

State LIHTC Request: \$548,817  
Federal LIHTC Requested: \$784,024

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### Development Information

24-078 Star Residences III  
6352 Garesche Ave  
Jennings, MO 63136  
Senior 55+

New Construction

### Unit/Rent Info

48 - 2 Bedrooms: \$522 - \$815  
Total Units: 48  
Total Affordable Units: 43  
Total Market Units: 5

### MHDC Loan Request

MHDC CHDO \$780,000  
MHDC Other \$850,000

### Developer Information

LMAC Holdings, LLC  
6350 Garesche Avenue  
St. Louis, MO 63136-3446  
Lewis McKinney (314) 930-2229

### LIHTC Request

State LIHTC Request: \$743,400  
Federal LIHTC Requested: \$1,062,000

## St. Louis Region

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### Development Information

24-079 Peace Place Apartments  
204 E Lockwood  
Webster Groves, MO 63119  
Senior 62+

New Construction

#### Unit/Rent Info

38 - 1 Bedroom: \$750 - \$950  
14 - 2 Bedrooms: \$900 - \$1,200

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

#### MHDC Loan Request

MHDC Fund Balance	\$1,800,000
MHDC HOME	\$1,100,000

### Developer Information

West County Properties, Inc.  
8865 Natural Bridge  
St. Louis, Select 63121  
Shannon Koenig (314) 428-3200

#### LIHTC Request

State LIHTC Request: \$822,500  
Federal LIHTC Requested: \$1,175,000

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### Development Information

24-080 Crown Center Phase II  
8360 Delcrest Dr  
St Louis, MO 63124  
Senior 62+

New Construction

#### Unit/Rent Info

68 - 1 Bedroom: \$1,131

Total Units: 68  
Total Affordable Units: 61  
Total Market Units: 7

#### MHDC Loan Request

MHDC Fund Balance	\$5,500,000
MHDC HOME	\$500,000

### Developer Information

Council Apartments, Inc  
8350 Delcrest Drive  
St. Louis, MO 63124  
Mark Rubin (314) 991-2055

#### LIHTC Request

State LIHTC Request: \$854,000  
Federal LIHTC Requested: \$1,220,000

---

### Development Information

24-083 Alumnus West  
4457 St Louis Ave  
St Louis, MO 63115-2610  
Senior 55+

New Construction

#### Unit/Rent Info

39 - 1 Bedroom: \$660 - \$867  
13 - 2 Bedrooms: \$790 - \$1,088

Total Units: 52  
Total Affordable Units: 46  
Total Market Units: 6

#### MHDC Loan Request

MHDC HOME	\$2,000,000
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### 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

#### LIHTC Request

State LIHTC Request: \$726,600  
Federal LIHTC Requested: \$1,038,000



# **2024 Funding Round 1**

**4% TAX CREDIT APPLICATIONS & MHDC PERMANENT FINANCING**



# Kansas City Region

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## Development Information

24-401  
Trails at Bannister Apartment Homes  
6200 E Bannister Rd  
Kansas City, MO 64138-1142

New Construction  
  
Family

## Developer Information

Pedcor Investments, A Limited Liability Company  
770 3rd Ave SW  
Carmel, IN 46032-2036  
Thomas G. Crowe (317) 705-7971

### Unit/Rent Info

60 - 1 Bedroom: \$483 - \$1,250  
114 - 2 Bedrooms: \$569 - \$1,600  
42 - 3 Bedrooms: \$649 - \$1,900

### MHDC Loan Request

MHDC HOME \$2,000,000

### LIHTC Request

State LIHTC Request: \$600,000  
Federal LIHTC Requested: \$2,620,682

Total Units: 216  
Total Affordable Units: 194  
Total Market Units: 22

---

## Development Information

24-403  
Woodcrest Apartments  
1315 E 89th St  
Kansas City, MO 64131-3112

Acquisition/Rehab  
  
Family

## Developer Information

Preservation of Affordable Housing, LLC  
2 Oliver Street, Suite 500  
Boston, MA 02109-4937  
Dena Xifaras (617) 261-9898

### Unit/Rent Info

32 - 1 Bedroom: \$741 - \$818  
50 - 2 Bedrooms: \$872 - \$926  
26 - 3 Bedrooms: \$1,184 - \$1,235

### MHDC Loan Request

MHDC Other \$1,200,000

### LIHTC Request

State LIHTC Request: \$600,000  
Federal LIHTC Requested: \$1,026,540

Total Units: 108  
Total Affordable Units: 108

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## Development Information

24-408  
Charter Landing Apartments  
6009 Blue Hills Rd  
Kansas City, MO 64110-3645

Acquisition/Rehab  
  
Family

## Developer Information

Gene Field Development LLC  
320 W Wyatt Earp Blvd, Suite C  
Dodge City, KS 67801-4366  
Ryan Deutsch (620) 789-7368

### Unit/Rent Info

86 - 1 Bedroom: \$750 - \$1,150  
24 - 2 Bedrooms: \$1,040 - \$1,150

### MHDC Loan Request

MHDC HOME \$500,000  
MHDC Other \$3,455,000

### LIHTC Request

State LIHTC Request: \$700,000  
Federal LIHTC Requested: \$1,269,282

Total Units: 110  
Total Affordable Units: 110

# Kansas City Region

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## Development Information

24-412  
Edge Apartments  
Madison Ave  
Kansas City, MO 64145

New Construction

Family

## Developer Information

JCM Ventures, LLC  
11705 Wenonga Circle  
Leawood, KS 66211  
Jacob Mooney (913) 638-2500

### Unit/Rent Info

24 - 1 Bedroom: \$365 - \$1,150  
35 - 2 Bedrooms: \$424 - \$1,350  
34 - 3 Bedrooms: \$477 - \$1,550

### MHDC Loan Request

MHDC HOME \$1,700,000

### LIHTC Request

State LIHTC Request: \$710,000  
Federal LIHTC Requested: \$1,124,798

Total Units: 93  
Total Affordable Units: 93

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## Development Information

24-413  
Oak Park Townhomes  
3801 Prospect Ave  
Kansas City, MO 64128-2456

New Construction

Family

## Developer Information

DowCon, LLC  
3011 East Meyer Blvd.  
Kansas City, MO 64132  
Samuel Dowdy/Dolph Woodman (417) 695-2100

### Unit/Rent Info

7 - 1 Bedroom: \$700 - \$1,000  
28 - 3 Bedrooms: \$950 - \$1,500

### LIHTC Request

State LIHTC Request: \$480,000  
Federal LIHTC Requested: \$712,434

Total Units: 35  
Total Affordable Units: 31  
Total Market Units: 4

---

## Development Information

24-416  
Walnut Grove Apartments  
3121 NE 37th St  
Kansas City, MO 64117

Acquisition/Rehab

Family

## Developer Information

SDG Housing Partners, LLC  
1600 Rosecrans Ave, Media Center 4th Floor  
Manhattan Beach, CA 90266  
Richard Siebert (310) 321-7862

### Unit/Rent Info

52 - 1 Bedroom: \$1,086 - \$1,125  
84 - 2 Bedrooms: \$1,275 - \$1,286  
48 - 3 Bedrooms: \$1,450

### MHDC Loan Request

MHDC Other \$2,100,000

### LIHTC Request

State LIHTC Request: \$625,000  
Federal LIHTC Requested: \$1,414,764

Total Units: 184  
Total Affordable Units: 184

# Kansas City Region

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## Development Information

24-418  
Ivanhoe Gardens Apartments  
2021 E 38th St  
Kansas City, MO 64109

Acquisition/Rehab  
  
Family

## Developer Information

Community Builders of Kanas City  
4001 Dr. Martin Luther King, Jr. Boulevard, Suite 301  
Kansas City, MO 64130  
Emmet Pierson, Jr. (816) 627-2163

## Unit/Rent Info

25 - 1 Bedroom: \$833  
41 - 2 Bedrooms: \$1,015  
14 - 3 Bedrooms: \$1,145  
  
Total Units: 80  
Total Affordable Units: 80

## MHDC Loan Request

MHDC Fund Balance	\$1,900,000
MHDC HOME	\$1,450,000
 MHDC Other	 \$2,586,000

## LIHTC Request

State LIHTC Request: \$350,000  
Federal LIHTC Requested: \$702,000

## MSA-Rural Region

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### Development Information

24-404 Acquisition/Rehab  
Highland Acres and Meadows  
520 E Airport Dr Senior 62+  
Carthage, MO 64836

### Developer Information

Preservation of Affordable Housing, LLC  
2 Oliver Street, Suite 500  
Boston, MA 02109-4937  
Dena Xifaras (617) 261-9898

### Unit/Rent Info

79 - 1 Bedroom: \$659 - \$728  
Total Units: 79  
Total Affordable Units: 79

### MHDC Loan Request

MHDC Other \$600,000

### LIHTC Request

Federal LIHTC Requested: \$421,181  
State LIHTC Request: \$421,181

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### Development Information

24-409 Acquisition/Rehab  
Columbia Square Townhomes  
1715 W Worley St Family  
Columbia, MO 65203

### Developer Information

LIH Columbia Square GP, LLC  
1200 5th Avenue Suite 1825  
Seattle, WA 98101  
Jacob Levy (--) ---

### Unit/Rent Info

9 - 1 Bedroom: \$850 - \$900  
96 - 2 Bedrooms: \$1,000 - \$1,200  
70 - 3 Bedrooms: \$1,100 - \$1,450  
Total Units: 175  
Total Affordable Units: 175

### MHDC Loan Request

MHDC Other \$2,268,377

### LIHTC Request

State LIHTC Request: \$1,033,868  
Federal LIHTC Requested: \$1,378,495

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### Development Information

24-415 Acquisition/Rehab  
Messenger Towers  
102 E 2nd St Senior 62+  
Joplin, MO 64801-2364

### Developer Information

SDG Housing Partners, LLC  
1600 Rosecrans Ave, Media Center 4th Floor  
Manhattan Beach, CA 90266  
Richard Siebert (310) 321-7862

### Unit/Rent Info

118 - 1 Bedroom: \$774 - \$1,120  
12 - 2 Bedrooms: \$930 - \$1,180  
Total Units: 130  
Total Affordable Units: 130

### MHDC Loan Request

MHDC Other \$1,250,000

### LIHTC Request

State LIHTC Request: \$500,000  
Federal LIHTC Requested: \$1,068,306

## Rural Region

---

### Development Information

24-410 Acquisition/Rehab  
Scott Manor Apartments  
803 W Gladys St Family  
Sikeston, MO 63801-2515

### Developer Information

Alco Properties, Inc. & Alco Development Partners, LLC (C  
35 Union Ave. Suite 200  
Memphis, TN 38103-2417  
Robert Hyde (901) 544-1705

### Unit/Rent Info

8 - 1 Bedroom: \$625  
48 - 2 Bedrooms: \$800  
16 - 3 Bedrooms: \$1,000

### MHDC Loan Request

MHDC Other \$1,000,000

### LIHTC Request

Federal LIHTC Requested: \$510,000  
State LIHTC Request: \$510,000

Total Units: 72  
Total Affordable Units: 72

---

### Development Information

24-419 Acquisition/Rehab  
Parkview Gardens  
411 E North St Senior 55+  
Warrensburg, MO 64093

### Developer Information

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

### Unit/Rent Info

104 - 1 Bedroom: \$540 - \$708  
4 - 2 Bedrooms: \$844

### MHDC Loan Request

MHDC Fund Balance \$2,700,000  
MHDC HOME \$3,400,000  
MHDC Other \$1,500,000

### LIHTC Request

Federal LIHTC Requested: \$749,916  
State LIHTC Request: \$749,916

Total Units: 108  
Total Affordable Units: 97  
Total Market Units: 11

---

### Development Information

24-420 Acquisition/Rehab  
Brookfield Village Apartments  
638 S Clinton St Family  
Brookfield, MO 64628

### Developer Information

Community Housing Ministry, Inc  
1702 Buckingham Street  
St. Joseph, MO 64506  
Tamara Wallace (816) 233-4250

### Unit/Rent Info

20 - 1 Bedroom: \$548  
24 - 2 Bedrooms: \$645  
12 - 3 Bedrooms: \$731

### MHDC Loan Request

MHDC HOME \$550,000  
MHDC Other \$550,000

### LIHTC Request

Federal LIHTC Requested: \$469,757  
State LIHTC Request: \$469,757

Total Units: 56  
Total Affordable Units: 56

## St. Louis Region

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### Development Information

24-402 Acquisition/Rehab  
Tower Village Apartments  
5050 Highland Ave Senior 55+  
St Louis, MO 63113

### Unit/Rent Info

97 - 1 Bedroom: \$873  
1 - 2 Bedrooms: \$1,024  
  
Total Units: 98  
Total Affordable Units: 98

### Developer Information

Tower Village Developer, LLC (to be formed)  
315 Lemay Ferry Rd, Suite 128  
St. Louis, MO 63125  
F. Aaron Burnett or J. David Dodson (314) 304-2440

### LIHTC Request

State LIHTC Request: \$574,885  
Federal LIHTC Requested: \$821,264

---

### Development Information

24-405 Acquisition/Rehab  
DeSales Preservation 2  
2611 California Ave + Additional Scattered Sites Family  
St Louis, MO 63118-1439

### Unit/Rent Info

3 - 1 Bedroom: \$742 - \$836  
52 - 2 Bedrooms: \$565 - \$1,003  
16 - 3 Bedrooms: \$655 - \$1,159

Total Units: 71  
Total Affordable Units: 71

### MHDC Loan Request

MHDC HOME	\$500,000
MHDC Other	\$870,000

### Developer Information

DeSales Community Development  
2759 Russell Blvd.  
St. Louis, MO 63104-2137  
Becky Reinhart (314) 776-5444

### LIHTC Request

Federal LIHTC Requested: \$441,389  
State LIHTC Request: \$441,389

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### Development Information

24-406 Acquisition/Rehab  
Velda Glen Townhomes  
2660 Lucas & Hunt Rd Family  
Velda City, MO 63121

### Unit/Rent Info

16 - 1 Bedroom: \$456 - \$583  
32 - 2 Bedrooms: \$456 - \$726  
12 - 3 Bedrooms: \$635 - \$847

Total Units: 60  
Total Affordable Units: 60

### MHDC Loan Request

MHDC Fund Balance	\$1,875,000
MHDC HOME	\$575,000

### Developer Information

K-M Housing, LLC  
10143 Paget Drive  
St. Louis, MO 63132  
Greg Vatterott Jr (314) 427-4000

### LIHTC Request

State LIHTC Request: \$300,000  
Federal LIHTC Requested: \$375,000

## St. Louis Region

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### Development Information

24-407 Acquisition/Rehab  
Lafayette Senior & Family Apartments  
1410 Ohio Ave Senior 55+  
St Louis, MO 63104-1941

### Developer Information

Lafayette Developer LLC  
13520 Deakins Lane  
Darnestown, MD 20874  
Robert S Salomon III (301) 455-8615

### Unit/Rent Info

100 - 1 Bedroom: \$1,110  
8 - 2 Bedrooms: \$1,290 - \$1,695  
43 - 3 Bedrooms: \$1,695  
11 - 4+ Bedrooms: \$1,805

### MHDC Loan Request

MHDC HOME	\$1,000,000
MHDC Other	\$550,000

### LIHTC Request

State LIHTC Request: \$425,000  
Federal LIHTC Requested: \$1,379,307

Total Units: 162  
Total Affordable Units: 162

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### Development Information

24-411 Acquisition/Rehab  
Old Frenchtown Apartments  
1129 Hickory St Family  
St Louis, MO 63104

### Developer Information

DeSales KLS Group LLC  
7717 Natural Bridge Road  
St. Louis, MO 63121-4913  
Michael Duffy (314) 382-7717

### Unit/Rent Info

38 - 1 Bedroom: \$539 - \$775  
86 - 2 Bedrooms: \$691 - \$1,150  
24 - 3 Bedrooms: \$902 - \$1,400

### MHDC Loan Request

MHDC HOME	\$4,700,003
MHDC Other	\$4,000,000

### LIHTC Request

Federal LIHTC Requested: \$895,483  
State LIHTC Request: \$895,483

Total Units: 148  
Total Affordable Units: 103  
Total Market Units: 45

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### Development Information

24-414 Acquisition/Rehab  
Carr Square Village  
1525 Biddle St & others Family  
St Louis, MO 63106

### Developer Information

Carr Square Village Developer, LLC (to be formed)  
1629 Biddle St.  
St. Louis, MO 63106-3629  
Manuel Sherrod (314) 588-1700

### Unit/Rent Info

70 - 2 Bedrooms: \$550 - \$935  
90 - 3 Bedrooms: \$575 - \$1,025  
22 - 4+ Bedrooms: \$600 - \$1,260

### MHDC Loan Request

MHDC Fund Balance	\$1,800,000
MHDC HOME	\$2,200,000
MHDC Other	\$950,000

### LIHTC Request

State LIHTC Request: \$805,000  
Federal LIHTC Requested: \$1,146,031

Total Units: 182  
Total Affordable Units: 155  
Total Market Units: 27



## St. Louis Region

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### Development Information

24-417 Acquisition/Rehab  
Fanning School Apartments  
3417 Grace Ave Family  
St Louis, MO 63116

### Developer Information

Screaming Eagle Development  
1401 S. Brentwood Blvd., Suite 625  
St. Louis, MO 63144  
Matthew P. Masiel (314) 920-9051

### Unit/Rent Info

36 - 1 Bedroom: \$464 - \$1,185  
26 - 2 Bedrooms: \$557 - \$1,450

### MHDC Loan Request

MHDC Other \$3,304,888

Federal LIHTC Requested: \$419,000

Total Units: 62  
Total Affordable Units: 42  
Total Market Units: 20

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### Development Information

24-421 Acquisition/Rehab  
2000 North Broadway  
2000-2020 N Broadway Blvd/2001 N 2nd St Family  
St Louis, MO 63102

### Developer Information

2000 N Developer LLC  
7700 Old Georgetown Road  
Bethesda, MD 20814  
Mark Hall (703) 431-9931

### Unit/Rent Info

10 - Studio: \$710  
150 - 1 Bedroom: \$850  
22 - 2 Bedrooms: \$850 - \$1,040

### LIHTC Request

State LIHTC Request: \$1,790,000  
Federal LIHTC Requested: \$2,990,316

Total Units: 182  
Total Affordable Units: 182

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### Development Information

24-422 New Construction  
Weinman Center Apartments  
4201 McKibbin Family  
Berkeley, MO 63134

### Developer Information

West County Properties, Inc. (an affiliate of HASLC)  
8865 Natural Bridge  
St. Louis, MO 63121  
Shannon Koenig (314) 428-3200

### Unit/Rent Info

15 - 1 Bedroom: \$750  
15 - 2 Bedrooms: \$750 - \$900  
21 - 3 Bedrooms: \$1,100

### MHDC Loan Request

MHDC Fund Balance \$3,200,000

### LIHTC Request

Federal LIHTC Requested: \$754,814  
State LIHTC Request: \$754,814

Total Units: 51  
Total Affordable Units: 45  
Total Market Units: 6

# St. Louis Region

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## Development Information

24-423  
Preservation Square V  
1443 O'Fallon Street  
St. Louis, MO 63106-3345

New Construction  
  
Family

## Developer Information

McCormack Baron Salazar, Inc.  
100 North Broadway, Suite 100  
St. Louis, MO 63102-2775  
Brock Armstrong (314) 621-3400

## Unit/Rent Info

46 - 1 Bedroom: \$745 - \$825  
43 - 2 Bedrooms: \$845 - \$970  
23 - 3 Bedrooms: \$1,050 - \$1,150

## MHDC Loan Request

MHDC Other \$4,750,000

## LIHTC Request

Federal LIHTC Requested: \$1,492,564  
State LIHTC Request: \$1,492,564

Total Units: 112  
Total Affordable Units: 100  
Total Market Units: 12