

# LIFT 2022 Preapplication Report Out - NOFA #2022-2

		Total Set-Aside	Total LIFT Requests	Units	# of Applications
LIFT Only	Rural	\$ 15,175,000	\$16,708,000	88	3
	Mid-Sized Urban	\$ 7,587,500	\$0	0	0
	Urban	\$ 7,587,500	\$16,046,000	141	5
Total:		\$ 30,350,000	\$32,754,000	229	

		Total Set-Aside	Total LIFT Requests	Units	# of Applications
LIFT w/ 4% LIHTC/PAB	Rural	\$ 30,350,000	\$127,663,934	959	9
	Mid-Sized Urban	\$ 15,175,000	\$28,900,522	479	3
	Urban	\$ 15,175,000	\$138,599,100	1890	16
Total:		\$ 60,700,000	\$295,163,556	3328	

LIFT Only	Geographic Set-Aside	Deal Name	Developer Name	City	Total Units	LIFT Request	4% LIHTC Annual Allocation	Anticipated PAB Request	OAHTC	LIFT Request per Unit	Percent of Units at or below 30% AMI	Construction Cost plus Architectural Fees	Construction Cost as % of RS Means	Construction Costs per Square Foot
	LIFT/NOFA - Mid-Sized Urban	Spencer Court/The Oaks	Housing Works	Redmond	76	\$7,900,522	\$1,486,549	\$15,900,000	\$3,000,000	\$103,954	0.00%	\$22,607,271	43.13%	\$ 311.74
	LIFT/NOFA - Mid-Sized Urban	Stratus Village	HAYC	McMinnville	175	\$11,000,000	\$2,846,221	\$32,000,000	\$5,188,919	\$62,857	40.00%	\$46,712,931	36.70%	\$ 280.05
	LIFT/NOFA - Mid-Sized Urban	TBD Wishcamper Newberg	Wishcamper Development	Newberg	228	\$10,000,000	\$2,128,055	\$34,220,000		\$43,860	0.00%	\$43,552,000	15.67%	\$ 230.92
X	LIFT/NOFA - Rural	Bayside Commons	NCD LLC	Nehalem	24	\$5,520,000				\$230,000	16.66%	\$5,214,478	28.63%	\$ 248.39
X	LIFT/NOFA - Rural	Madras Senior Apartments	AGE+US	Madras	24	\$3,488,000				\$145,333	0.00%	\$2,826,100	5.00%	\$ 204.32
X	LIFT/NOFA - Rural	Molalla Apartments II	Home First Development	Molalla	40	\$7,700,000				\$192,500	0.00%	\$8,350,000	-6.00%	\$ 183.82
	LIFT/NOFA - Rural	780 Rand Road	CDP/Columbia Cascade Housing Corp	Hood River	129	\$14,395,023	\$2,648,418	\$26,500,000		\$111,589	15.50%	\$32,509,489	39.29%	\$ 291.98
	LIFT/NOFA - Rural	Bear Creek Apartments	Chrisman Developer	Phoenix	220	\$27,500,000	\$2,300,000	\$31,500,000		\$125,000	15.91%	\$41,000,000	14.61%	\$ 207.59
	LIFT/NOFA - Rural	Englewood	NHA	Coos Bay	40	\$7,800,000	\$818,000	\$8,750,000	\$975,000	\$195,000	0.00%	\$11,633,000	38.20%	\$ 286.85
	LIFT/NOFA - Rural	Heritage Square	Edlen & Company	Astoria	102	\$12,882,000	\$1,975,000	\$21,068,000		\$126,294	32.00%	\$30,494,000	45.00%	\$ 320.83
	LIFT/NOFA - Rural	Huntington Apartments	Danco Communities	La Pine	60	\$10,280,000	\$1,080,643	\$12,800,000		\$171,333	0.00%	\$17,262,035	41.00%	\$ 301.78
	LIFT/NOFA - Rural	North Bend Family Housing	North Bend City Housing Authority	North Bend	170	\$18,683,288	\$2,423,959	\$32,600,000		\$109,902	24.70%	\$44,634,895	38.76%	\$ 289.46
	LIFT/NOFA - Rural	Oak Manor Apartments	Our Coastal Village Inc.	Florence	24	\$4,205,000	\$256,000	\$3,400,000	\$410,000	\$175,208	33.00%	\$5,750,000	15.00%	\$ 208.37
	LIFT/NOFA - Rural	Sunrose	Caritas Housing/DCM Communities	Talent	142	\$19,296,123	\$1,906,449	\$28,400,000		\$135,888	0.00%	\$37,541,964	38.96%	\$ 290.41
	LIFT/NOFA - Rural	Timbermill	Stewardship Development LLC	Klamath Falls	72	\$12,622,500	\$11,100,889	\$136,899	\$1,550,000	\$175,313	30.55%	\$19,513,450	30.54%	\$ 255.23
X	LIFT/NOFA - Urban	146th Apartments II	Home First Development	Portland	24	\$4,896,000				\$204,000	0.00%	\$5,000,000	0.19%	\$ 177.61
X	LIFT/NOFA - Urban	Albany Apartments	Jenrae, Inc	Albany	22	\$4,500,000				\$204,545	0.00%	\$4,500,000		\$ 22.00
X	LIFT/NOFA - Urban	Berry Ranch Apartments	Rose CDC	Portland	50	\$2,100,000				\$42,000	34.00%	\$15,156,924	41.47%	\$ 302.87
X	LIFT/NOFA - Urban	Fremont + Williams Apartments	Owen Gabbert LLC	Portland	20	\$2,550,000				\$127,500	0.00%	\$3,150,000	23.34%	\$ 254.03
X	LIFT/NOFA - Urban	Shortstack Mississippi	Shortstack Developer LLC	Portland	25	\$2,000,000				\$80,000	0.00%	\$5,650,000	24.00%	\$ 233.18
	LIFT/NOFA - Urban	5733 MLK Apartments	Danco Communities/Related Timber	Portland	95	\$7,500,000	\$1,150,000	\$12,800,000		\$78,947	0.00%	\$19,725,000	46.84%	\$ 327.79
	LIFT/NOFA - Urban	Applegate Terrace	Applegate Landing LLC	Salem	48	\$6,500,000	\$547,000	\$5,800,000	\$1,975,000	\$135,417	0.00%	\$10,812,954	29.00%	\$ 250.07
	LIFT/NOFA - Urban	Argyle Apartments	Attainable Development LLC	Portland	290	\$5,300,000	\$3,863,521	\$43,614,161		\$18,276	0.00%	\$61,529,475	27.85%	\$ 315.54
	LIFT/NOFA - Urban	Barbur Apartments	Innovative Housing Inc	Portland	150	\$4,000,000	\$962,633	\$13,900,000	\$4,303,271	\$26,667	17.00%	\$18,806,470	22.00%	\$ 273.82
	LIFT/NOFA - Urban	Caldwell on Third	Caldwell on Third Limited Partnership	Corvallis	168	\$9,840,000	\$1,877,056	\$28,000,000		\$58,571	0.00%	\$37,580,080	12.00%	\$ 200.49
	LIFT/NOFA - Urban	Central Avenue Housing	Rubicon Investments Corporation	Medford	119	\$12,359,000	\$2,078,000	\$22,426,000		\$103,857	9.00%	\$30,182,000	36.00%	\$ 278.08
	LIFT/NOFA - Urban	Eastside Lots	Hacienda CDC	Portland	70	\$8,970,000	\$1,450,782	\$15,400,000		\$128,143	0.00%	\$22,346,895	46.00%	\$ 328.57
	LIFT/NOFA - Urban	Ellsworth Landing	Ellsworth Landing Limited Partnership	Albany	180	\$10,770,600	\$2,009,502	\$29,000,000		\$59,837	0.00%	\$41,134,147	12.00%	\$ 201.89
	LIFT/NOFA - Urban	Gateway Phase 2	CDP Oregon LLC	Salem	138	\$11,520,000	\$1,154,593	\$20,178,702		\$83,478	0.00%	\$29,000,000	25.73%	\$ 238.68
	LIFT/NOFA - Urban	Goldcrest Apartments	BRDIGE Housing Corporation	Beaverton	75	\$2,500,000	\$2,500,000	\$2,500,000		\$33,333	18.66%	\$23,500,000	42.63%	\$ 309.00
	LIFT/NOFA - Urban	Human Solutions - 7705 SE Divi...	Human Solutions Inc.	Portland	123	\$11,075,500	\$1,224,236	\$18,000,000	\$0	\$90,045	0.00%	\$28,122,222	36.70%	\$ 280.02
	LIFT/NOFA - Urban	La Isa	Stewardship Development LLC	Hillsboro	88	\$9,979,000	\$13,387,158	\$15,887,158	\$300,000	\$113,398	31.00%	\$22,726,920	31.00%	\$ 256.82
	LIFT/NOFA - Urban	Rivergreen Apartments	Green Light Development	Corvallis	60	\$6,400,000	\$5,898,996	\$10,600,000		\$106,667	0.00%	\$11,950,000	0.00%	\$ 193.99
	LIFT/NOFA - Urban	Simpson	Housing Works	Bend	80	\$10,580,000	\$1,065,656	\$15,000,000	\$3,000,000	\$132,250	10.00%	\$21,450,000	39.00%	\$ 290.59
	LIFT/NOFA - Urban	Sylvania Housing	Community Partners for Affordable Housing	Portland	114	\$11,037,000	\$1,594,576	\$22,750,000		\$96,816	0.00%	\$26,447,701	31.00%	\$ 264.92
	LIFT/NOFA - Urban	USA NHA Burnside Housing	USA Properties Fund, Inc.	Gresham	92	\$10,268,000	\$1,719,549	\$19,150,000		\$111,609	0.00%	\$25,950,000	34.00%	\$ 273.16
					Totals:	3557	\$327,917,556	\$85,453,441	\$542,280,920	\$20,702,190				
					Units	LIFT Requests	4% LIHTC Annual Allocation	Anticipated PAB Requests	OAHTC					