



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2023A-B Round

PROJECT NAME: Emerson Place

SITE LOCATION: 4901 S Emerson Ave
Indianapolis, IN 46203

PROJECT TYPE: New Construction

PROJECT DESIGNATION: Multifamily

APPLICANT: Emerson Place Apartments, LLC

OWNER: Emerson Place Apartments, LLC

OF UNITS AT EACH SET ASIDE

80% of AMI: 0
 70% of AMI 10
 60% of AMI 124
 50% of AMI: 10
 40% of AMI: 0
 30% of AMI 0
 20% of AMI: 0
 Market Rate: 0

UNIT MIX

Efficiency: 0
 One bedroom: 20
 Two bedrooms: 64
 Three bedrooms: 36
 Four bedrooms: 24
 Total units: 144

TOTAL PROJECTED COSTS: \$47,491,904.00

4% CREDITS REQUESTED: \$2,213,416.00
 4% CREDITS RECOMMENDED: \$2,213,416.00
 AWHTC REQUESTED: \$0.00
 AWHTC RECOMMENDED: \$0.00
 BONDS REQUESTED: \$24,000,000.00
 BONDS RECOMMENDED: \$24,000,000.00
 DEVELOPMENT FUND REQUESTED: \$750,000.00
 DEVELOPMENT FUND RECOMMENDED: \$750,000.00

APPLICANT NUMBER: 2023A-B-011
 BIN NUMBER: IN-23-03500
 DEVELOPMENT FUND LOAN NUMBER: DFL-024-103
 FINAL SCORE: 74
 REGION: Central



RENTAL HOUSING TAX CREDIT PROGRAM
DEVELOPMENT SUMMARY
2023A-B Round

PROJECT NAME: Honey Creek Village

SITE LOCATION: 2965 Ijams Drive
Terre Haute, IN 47802

PROJECT TYPE: Rehabilitation

PROJECT DESIGNATION: Family

APPLICANT: Brinshore Development, LLC

OWNER: Honey Creek Village, LP

OF UNITS AT EACH SET ASIDE

80% of AMI:	0
70% of AMI	0
60% of AMI	99
50% of AMI:	12
40% of AMI:	0
30% of AMI	38
20% of AMI:	0
Market Rate:	0

UNIT MIX

Efficiency:	0
One bedroom:	18
Two bedrooms:	70
Three bedrooms:	45
Four bedrooms:	14
Five bedrooms:	2
Total units:	149

TOTAL PROJECTED COSTS:	\$46,793,683.00
4% CREDITS REQUESTED:	\$2,101,498.00
4% CREDITS RECOMMENDED:	\$2,101,498.00
AWHTC REQUESTED:	\$0.00
AWHTC RECOMMENDED:	\$0.00
BONDS REQUESTED:	\$23,800,000.00
BONDS RECOMMENDED:	\$23,800,000.00
DEVELOPMENT FUND REQUESTED:	\$750,000.00
DEVELOPMENT FUND RECOMMENDED:	\$750,000.00

APPLICANT NUMBER:	2023A-B-016
BIN NUMBER:	IN-23-03600
DEVELOPMENT FUND LOAN NUMBER:	DFL-024-102
FINAL SCORE:	53
REGION:	Southwest