



Colorado Housing and Finance Authority
LIHTC Letters of Intent
2021 Round 1
9% and 4% Competitive Credit

Type	Name	Address	City	Total Units	LI Units	Amount Requested	Sponsor	Contact	Phone	Email
N,S	2275 Wadsworth	2275 Wadsworth Blvd.	Lakewood	67	67	\$1,350,000	Archway Housing and Services, Inc.	Sebastian Corradino	720-766-6506	sebastian@archwayhousing.org
N, SN	2445 30th Street	2445 30th St.	Boulder	40	40	\$1,100,000	Element Properties	Kevin Knapp	303-327-9301	kevin@elementproperties.com
N,H	Attention Homes Denver	2061 & 2071 Glenarm Pl.	Denver	50	50	\$1,275,000	Rivet Development Partners	Shannon Cox Baker	303-709-9147	shannon@rivetdevelop.com
N,H	Barnum Residences	221 Federal Blvd.	Denver	44	44	\$1,300,000	Barnum Residences, LLC	Henry Burgwyn	720-638-2470	henry@burgwyn.com
N,F	Brigit's Village	131 Aspen Dr.	Frederick	40	40	\$1,000,000	St. Brigit's Apts, LLLP	Jon Peterson	612-604-6736	jpeterson@winthrop.com
N,F	Central Park II	E. 51st Ave. and Central Park Blvd.	Denver	90	90	\$1,056,469	Northeast Denver Housing Center Inc.	Getabecha Mekonnen	303-378-3234	gmeekonnen@nedenverhousing.org
N,SN	Cortez/Pinon Project	Empire St.	Cortez	50	50	\$1,150,000	The Pinon Project Family Resource Center	Kellie Willis	970-564-3819	kwillis@pinonproject.org
N,F	Crawford Townhomes	2601 Crawford St.	Pueblo	49	49	\$1,350,000	Housing Authority of the City of Pueblo	Joe Mahoney	719-584-7625	joe.mahoney@hapueblo.org
N,S	Deer Run Apartments	730 N. 4th St.	Sterling	50	50	\$1,275,000	Four Corners Development	Ryan Hamilton	417-882-1701	rhamilton@4cornersdevelopmentllc.com
N,F	Divide Creek Place	54 CR 311	Silt	50	50	\$1,350,000	Lincoln Avenue Capital Management, LLC	Rusty Snow	406-241-0103	rsnow@lincolnavcap.com
N,S	Downtown Superior Senior Apartments	Block 8	Superior	70	70	\$1,350,000	MGL Partners	Danielle Vachon	248-321-1404	dvachon@mglpartners.com
A/R, F	Garrison	317 North Main St.	Pueblo	50	50	\$1,350,000	Housing Trust Group	Jon Christine	954-716-6319	jonc@htgf.com
N,S	Golden Meadows Senior	15th St. at Guardian Dr.	Windsor	52	52	\$1,350,000	Windsor Housing Authority	Frankie Cole	970-2822443	frankie.cole@anbbank.com
N,H	Greyhound Park Empowerment Apartments	6200 Dahlia St.	Commerce City	50	50	\$1,225,000	Greyhound Park Empowerment, LLC	Joe DelZotto	720-708-4065	jad@delwest.com
N,F	Joli	SE Corner of Bryant and W. 10th Ave.	Denver	80	80	\$1,350,000	The Housing Authority of the City and County of Denver	Ryan Tobin	720-932-3154	rtobin@denverhousing.org
N,S	Lafayette Place Apartments	1642 Lafayette St.	Denver	50	50	\$1,350,000	Summit Housing Group, Inc.	Chad Householder	406-541-0999	chad@summithousinggroup.com
N,F,SN	Mesa Crossings	115 Tomslan Lane	Poncha Springs	50	50	\$1,350,000	Cardinal Capital Management, Inc	Becky Margenau	608-443-2074	bmargenau@cardinalcapital.us
N,F	MountainView Flats	51537 Hwy 6	Glenwood Springs	54	39	\$1,350,000	RealAmerica Development, LLC	Ronda Weybright	317-815-5929	ronda@realamericallc.com
N,F	Northwest Apartments	13741 Vispo Way	Broomfield	50	49	\$1,300,000	Northwest Family Housing, LP	Caitlin Barrow	424-258-2912	caitlin.barrow@housingpartners.com
N,SN	Point of the Pines Villas	360 Elkton Dr.	Colorado Springs	48	48	\$1,150,000	MEJansen Development	Michael Jansen	818-223-1254	mjansen@mejdc.com
N,S	Power & Elati	5599 S. Elati St.	Littleton	51	51	\$1,239,000	South Metro Housing Options	Ivan Anaya	303-794-9608	ianaya@smho.co
N,F	Raptor Ridge Apartments	614 Raptor Rd.	Fruita	60	60	\$1,340,000	Northpointe Development Corporation	Sean O'Brien	608-334-5665	sean@northpointedev.com
N,S	Rendezvous	2366 Robins Way	Montrose	52	52	\$1,171,000	Volunteers of America	Doug Snyder	303-726-1055	dsnyder@voa.org
N,S	Residences at Delta	15th & Villa St.	Delta	50	50	\$1,300,000	TWG Management, LLC	Ryan Kelly	317-559-7009	rkelly@twgdev.com



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Type	Name	Address	City	Total Units	LI Units	Amount Requested	Sponsor	Contact	Phone	Email
N,H	Solid Ground Apartments	7290 W. 14th Ave.	Lakewood	40	40	\$1,200,000	Jefferson Center for Mental Health	Kristin Thome	303-432-5139	kristent@jcmh.org
N, F	SP Crossing	7190 Colorado Blvd.	Commerce City	60	60	\$1,350,000	Nesbitt Development, LLC	Eric Nesbitt	303-346-4868	eric@nesbittdevelopment.com
N,S	Split Rock Senior Apartments	621 Split Rock Dr.	Loveland	51	51	\$1,100,000	Dohn Investments	Doug Dohn	970-566-0261	ddohn@dohnconstruction.com
N, SN	St. Valentine Apartments	TBD Haynes Ave.	Loveland	54	54	\$1,158,500	Archdiocesan Housing, Inc.	Justin Raddatz	720-639-7608	jraddatz@archhousing.com
N, SN	Sunset Heights	2000 Sunset Way	Longmont	55	55	\$1,200,000	Element Properties	Kevin Knapp	303-327-9301	kevin@elementproperties.com
N,F	Vance Street Flats	7355 Ralston Rd.	Arvada	53	53	\$1,100,000	Medici Consulting Group	Troy Gladwell	303-921-3366	troy@mcqdenver.com
N,F	Vincent Village Apartments	NE Corner of SH-52 and Rollie Ave.	Fort Lupton	72	72	\$1,350,000	The Michaels Development Company	Ryan Zent	720-845-6500	rzent@tmo.com
N,H	Wadsworth Supportive Housing	4470 Wadsworth Blvd.	Wheat Ridge	45	45	\$1,260,000	Foothills Regional Housing	Aaron Kole	303-422-8600	akloke@foothillsrh.org
			Total	1,727	1,711	\$40,099,969				

Non-Competitive 4% Federal Credit (combined with 9% Federal Credit)

N,F	Sol	NW corner of Bryant St. & W. 10th Ave.	Denver	129	129	\$1,700,000	The Housing Authority of the City and County of Denver	Ryan Tobin	720-932-3154	rtobin@denverhousing.org
			Total	129	129	\$1,700,000				

N=New, A=Acquisition, R=Rehab, F=Family, S=Senior, H=Homeless, SN=Special Needs, AL=Assisted Living, V=Veterans