



Colorado Housing and Finance Authority
2024 Round One Letters of Intent Report
Federal 9% Housing Tax Credit

| Type | Name | Address | City | Total Units | Total LI Units | Federal 9% Credit Requested | Sponsor | Contact Name | Phone | Email |
|--|-------------------------------|---|------------------|--------------|----------------|-----------------------------|---|----------------------|---------------|--------------------------------------|
| F, N | 101 W. Main Street | 101 W. Main Street | Frisco | 52 | 52 | \$1,450,000 | The NHP Foundation | Brett Ruby | (585)507-3553 | bruby@nhpfoundation.org |
| F, N | Aster Place | Battlement Mesa Pkwy and Stone Quarry Road | Parachute | 58 | 58 | \$1,450,000 | Lincoln Avenue Communities | Rusty Snow | (406)241-0103 | rsnow@lincolnavcap.com |
| F, N | Beeler Park Flats | 56th Avenue and Chester Way | Denver | 68 | 68 | \$1,450,000 | Mile High Development | George Thorn | (303)808-4500 | gthorn@milehighdevelopment.com |
| F, N, AR | Boyd School Redevelopment | 513 La Due Avenue | Alamosa | 49 | 49 | \$950,000 | San Luis Valley Housing Coalition | Dawn Melgares | (719)587-9807 | dawn@slvhc.com |
| S, N | Canary Lane | 0 Canary Lane | Superior | 48 | 48 | \$1,450,000 | Pennrose | Brad Weinig | (303)506-3461 | bweinig@pennrose.com |
| F, N | Canyons Affordable Apartments | I-25 and Castle Pines Parkway | Castle Pines | 75 | 75 | \$1,450,000 | BMC Investments | Matt Joblon | (303)996-2324 | matt@bmcinv.com |
| F, N | Carbondale Town Center | Colorado Avenue and 6th Street | Carbondale | 39 | 31 | \$1,450,000 | Artspace Projects, Inc. | Andrew Michaelson | (612)306-1145 | andrew.michaelson@artspace.org |
| F, PSH, N | Commons - Phase II | 3745 S Marion Drive | Colorado Springs | 50 | 50 | \$1,450,000 | Rocky Mountain Communities | Chris Furlong | (720)305-9804 | cfurlong@rmcommunities.org |
| F, N | Conifer Heights | Highway 285 and Conifer Town Centre Drive | Conifer | 48 | 48 | \$1,450,000 | Overland Property Group | Ryan Zent | (973)914-4572 | rzent@overlandpg.com |
| F, N | Current | 23 ¾ Road and F ¾ Road | Grand Junction | 61 | 61 | \$1,450,000 | Grand Junction Housing Authority | Jody M. Kole | (970)683-1060 | jkole@gjha.org |
| F, N | GardenWalk of Canon City | 3232 Independence | Canon City | 48 | 48 | \$1,450,000 | Belmont Development | Shawn Smith | (405)604-5074 | ssmith@belmontdev.com |
| F, N | Glenwood Flats | 51579 Hwy 6 & 24 | Glenwood Springs | 40 | 40 | \$1,350,000 | RealAmerica Development, LLC | Mike Surak | (317)417-3007 | msurak@realamericallc.com |
| F, N | Grace Commons Annex | 1603 Walnut Street | Boulder | 30 | 30 | \$1,190,000 | Grace Commons Church | Doug Smith | (720)530-4020 | smithdg71@gmail.com |
| F, N | Grove at Cottonwood | 1354 Cottonwood Street | Broomfield | 40 | 40 | \$1,450,000 | Broomfield Housing Alliance | Kristin Hyser | (720)902-7002 | khyser@broomfieldhousingalliance.org |
| S, N | Iliff Senior Apartments | 4770 E. Iliff Avenue | Denver | 50 | 50 | \$1,450,000 | MGL Partners | Danielle Vachon Bell | (248)321-1404 | Dvachon@mglpartners.com |
| S, N | Kappa Tower III | 9063 Northfield Boulevard | Denver | 30 | 30 | \$1,200,000 | Kappa Housing Inc | Larry Williams | (303)880-0735 | lawilliamsden@gmail.com |
| F, N | Lot 9 | 14805 E. 2nd Avenue | Aurora | 44 | 44 | \$1,450,000 | Cypress Equity Investments | Alla Sorochinsky | (310)430-0695 | allas@cyressequity.com |
| F, N | Marq | E North Avenue and San Pedro Avenue | Trinidad | 34 | 34 | \$1,200,000 | Commonwealth Development | Ted Goltzman | (612)991-9931 | t.goltzman@commonwealthco.net |
| PSH, N | Park Avenue Apartments | 3500 - 3600 Park Avenue West | Denver | 76 | 75 | \$1,450,000 | Colorado Coalition for the Homeless | Max Lubarsky | (608)695-2509 | mlubarsky@coloradocoalition.org |
| F, N | Range View | 250 Gunnison Avenue | Saguache | 32 | 32 | \$1,225,000 | Northwest Real Estate Capital Corp. | John Vance | (208)387-7977 | fvance@nwrecc.org |
| F, N | Residences at Delta II | 1498 Villa Street | Delta | 50 | 50 | \$1,450,000 | TWG Development, LLC | Megan Adams | (619)889-3085 | madams@twgdev.com |
| F, N | RMSJ Villas | Walking Stick Boulevard and Mariquita Drive | Pueblo | 48 | 48 | \$1,450,000 | Posada of Pueblo, Inc | William Simpson | (303)887-0986 | WSimpson53@msn.com |
| F, N | Rose Aodom | 5695 N. Elmira Court | Denver | 45 | 45 | \$1,450,000 | Hope 4 HumanIT | Danielle Vachon Bell | (248)321-1404 | Dvachon@mglpartners.com |
| PSH, N | Sanctuary on Potomac | 2290 S. Xanadu Way | Aurora | 43 | 43 | \$1,450,000 | Aurora Housing Authority | Dayna Ashley-Oehm | (303)929-9591 | dashleyoehm@aurorahousing.org |
| F, N | Sullivan | 5848-5868 South Rapp Street | Littleton | 50 | 50 | \$1,450,000 | South Metro Housing Options | Arturo Fuentes | (720)391-9335 | afuentes@smho.co |
| F, V, N | Summit at Granby | 23 Pioneer Drive | Granby | 50 | 49 | \$1,450,000 | Summit Housing Group, INC | Austin Richardson | (406)802-4487 | austintr@summithousinggroup.com |
| S, N | Sunrise at Shiloh Mesa | 8292 Woodman Valley View | Colorado Springs | 50 | 50 | \$1,300,000 | Greccio Housing | Lee Patke | (719)419-5612 | lpatke@greccio.org |
| F, N | Tierra Azul Phase 1 | 800 Craft Drive | Alamosa | 46 | 46 | \$1,350,000 | Community Resources & Housing Development Corp. | Arturo Alvarado | (720)542-6563 | Arturo@crhdc.org |
| F, N | Warren Vistas | 10209 E Warren Avenue | Denver | 53 | 53 | \$1,450,000 | Brikwell | Tyler Elick | (303)668-7889 | tyler.elick@brikwell.com |
| 9% Housing Tax Credit Paired with 4% Housing Tax Credit | | | | | | | | | | |
| F, SP, N | Maiker Uplands | Federal Blvd and 88th Avenue | Westminster | 38 | 38 | \$1,450,000 | Maiker Housing Partners | Steve Kunshier | (303)856-5355 | skunshier@maikerhp.org |
| S, N | Vina Senior Residences | 2150 E. 49th Avenue | Denver | 50 | 50 | \$1,450,000 | Columbia Ventures, LLC | Iván Anaya | (303)667-4693 | ianaya@columbiaven.com |
| F, N | Vistas at Saddleback | Grant Avenue and Frontier Street | Firestone | 47 | 47 | \$1,450,000 | Elmington Capital | Ryan Tobin | (303)889-9874 | rtobin@elmingtoncapital.com |
| TOTALS: | | | | 1,542 | 1,532 | \$44,565,000 | | | | |
| AR=Acquisition/Rehab, F=Family, N=New, PSH=Permanent Supportive Housing, S=Senior/Older Adult, SP=Special Populations, V=Veterans | | | | | | | | | | |