

Overview of the Multifamily Consolidated RFP and HTC Rounds 1 and 2

This selection framework applies to the following Minnesota Housing Multifamily Request for Proposal (RFP) processes:

- The Multifamily Consolidated RFP
- Housing Tax Credit (HTC) Round 1
- HTC Round 2

The **Multifamily Consolidated RFP**, offered once per year, provides a means of "one stop shopping" by consolidating and coordinating multiple housing funding resources into one multifamily application process. Applicants request funding for a specific housing development proposal and generally do not apply for specific funding sources.

HTC Round 1 is offered through the Multifamily Consolidated RFP and generally uses a forward selection process, with selections taking place in the fall of the year preceding the allocation year of the HTCs.

HTC Round 2 makes available for allocation any HTCs remaining or returned since HTC Round 1. Additionally, HTC Round 2 establishes a waiting list for HTCs that may be returned. In HTC Round 2, all projects located in suballocator jurisdictions may apply directly to Minnesota Housing.

Overview of Selection Framework

Applications are evaluated for eligibility as detailed in the [Multifamily Application Instructions: Consolidated RFP and HTC Rounds 1 and 2](#). Next, applications are scored based on Agency selection priorities and selection criteria that align with the [Agency Strategic Plan](#) and are outlined in the Self-Scoring Worksheet.

Each funding source offered through the Consolidated RFP is governed by separate requirements, which may include requirements set out in statute, rules, or program guides, which provide a variety of preferences, priorities, and requirements for projects that are selected for funding. The allocation of HTCs is governed by the State of Minnesota [2022-2023 Housing Tax Credit Qualified Allocation Plan](#) ("QAP"), the [Self-Scoring Worksheet](#) and the [Scoring Guide](#). Applicants who are applying for 9% HTCs or deferred loans with 4% HTCs should consult those documents. Minnesota Housing overlays funding requirements during the feasibility review to best match proposals to available resources.

Non-select Criteria

A proposal not selected for further processing is due to one or more of the criteria outlined below. Information on each item can be found in the [Multifamily Application Instructions: Consolidated RFP and HTC Rounds 1 and 2](#).

- Insufficient Resources
- Geographic Balance/Strategic Plan/Amount of Funding Requested

- Ineligible Application
- Ineligible Due to Capacity
- Ineligible Due to Feasibility
- Deferred Loan Funding Priorities
- Applicant Withdrew

Minnesota Housing will provide an opportunity for all non-selected applicants to receive a debrief on their scoring. Minnesota Housing also offers technical assistance to provide guidance on submitting a competitive application. If interested in technical assistance, please fill out and submit our [Technical Assistance Request Form](#).

Scores

The following tables show the select and non-select projects within each region by project type in the Multifamily 2022 Consolidated RFP / 2023 HTC Round 1. Project types include workforce, preservation, permanent supportive housing, and senior housing. Because the different types of funding resources are not compatible with all project types and depending on the size of the funding request in relation to resource availability, a lower scoring project may be selected over a project that may have a higher score.

WORKFORCE

Status	Project Type	Project Name	City	Sponsor / Parent Company	Score
Select	Workforce	Red Lake Homes XIV	Red Lake CDP	Red Lake Reservation Housing Authority	150
Select	Workforce	1st & 3rd Apartments	Austin	Three Rivers Community Action, Inc.	142
Withdrew ¹	Workforce	Mission Creek Estates	Hinckley	Mille Lacs Corporate Ventures	139
Select	Workforce	Wangstad Commons	Brooklyn Center	JO Companies, LLC.	139
Select	Workforce	Prairie Pointe	Shakopee	Beacon Interfaith Housing Collaborative	136
Select	Workforce	3030 Nicollet	Minneapolis	Project for Pride in Living	134
Select	Workforce	Harbor Highlands VI Townhomes	Duluth	Housing and Redevelopment Authority of Duluth	133
Non-Select	Workforce	Brooklyn Center Opportunity Site Phase I	Brooklyn Center	Project for pride in Living	131
Select	Workforce	Edge Apartments	Kasson	SCI Associates, LLC.	131
Non-Select	Workforce	Shelby Commons	Minneapolis	Woda Cooper Companies, Inc.	131
Select	Workforce	Valleyhigh Flats II	Rochester	Joseph Development, LLC.	131
Select	Workforce	Carver Place Apartments	Carver	Carver County Community Development Agency	130
Select	Workforce	Gladstone Village	Maplewood	JB Vang Partners	129

¹ Application was recommended for selection but withdrew their application.

Non-Select	Workforce	Richfield Flats	Richfield	MWF Properties, LLC.	128
Non-Select	Workforce	3rd Avenue Flats	Dilworth	Commonwealth Holdings II, LLC.	127
Non-Select	Workforce	Crystal Family Housing	Crystal	MWF Properties, LLC.	127
Non-Select	Workforce	Main Street Lofts	Elko New Market	Joseph Development, LLC.	127
Non-Select	Workforce	North Branch Apartments	North Branch	Reuter Walton Development, LLC.	127
Non-Select	Workforce	Monticello Workforce Housing	Monticello	Duffy Development Company, Inc.	125
Non-Select	Workforce	Granite Ridge Apartments	Delano	Connelly Development, LLC/Ron Clark Construction and Design	124
Non-Select	Workforce	Restwood Lofts	Blaine	MWF Properties, LLC.	124
Non-Select	Workforce	East 7th St	Saint Paul	Project for Pride in Living, Inc.	123
Non-Select	Workforce	Melrose Commons	Medina	CommonBond Communities	123
Select	Workforce	Native American Community Clinic - Housing	Minneapolis	Wellington Management, Inc.	115
Non-Select	Workforce	901 Cedar Ave Apartments	Minneapolis	Reuter Walton Development, LLC.	94
Select	Workforce	Agra	Minneapolis	Wellington Development LLC.	92
Non-Select	Workforce	AICHO - Morgan Park	Duluth	American Indian Community Housing Organization	92
Non-Select	Workforce	550 West Lake St	Minneapolis	Lupe Development Partners	85
Non-Select	Workforce	Snelling Yards Apartments	Minneapolis	Lupe Development Partners	83
Non-Select	Workforce	Upper Harbor Redevelopment Parcel 6A	Minneapolis	Building Blocks, Inc.	76
Incomplete ²	Workforce	MICC Mixed Use	Richfield	Minnesota Independence College and Community	0

SUPPORTIVE HOUSING

Status	Project Type	Project Name	City	Sponsor / Parent Company	Score
Select	Supportive Housing	Minnesota Indian Women's Resource Center	Minneapolis	Minnesota Indian Women's Resource Center	145
Select	Supportive Housing	Red Lake Supportive Housing 2	Red Lake CDP	Red Lake Reservation Housing Authority	144
Non-Select	Supportive Housing	Agate Housing	Minneapolis	Agate Housing & Services	138
Select	Supportive Housing	Wadena West Apartments	Duluth	Center City Housing Corp.	138
Non-Select	Supportive Housing	Gladstone Crossing	Maplewood	Beacon Interfaith Housing Collaborative	125

² Application was incomplete and was not scored.

PRESERVATION

Status	Project Type	Project Name	City	Sponsor / Parent Company	Score
Non-Select	Preservation	Androy	Hibbing	Trellis Co.	127
Select	Preservation	Walnut Towers	Mankato	Trellis Co.	121
Non-Select	Preservation	Greenwood Place	Faribault	Greenwood MDG Limited Partnership	113
Non-Select	Preservation	Park Rapids Apartments	Park Rapids	D. W. Jones, Inc.	100
Non-Select	Preservation	Whittier Community Housing	Minneapolis	CommonBond Communities	90
Non-Select	Preservation	Hillside Terrace - Long Lake	Long Lake	The Schuett Companies, Inc.	88
Non-Select	Preservation	Howard Lake Goldendale	Annandale	CommonBond Communities	87
Select	Preservation	Silverarrow Apartments	Sauk Centre	D. W. Jones, Inc.	76
Non-Select	Preservation	Grande Market Place Apartments	Burnsville	Sherman Affordable Holdings LLC	74
Non-Select	Preservation	Freeborn Manor	Cannon Falls	Minnesota Brokerage Group	65
Non-Select	Preservation	North Place Apartments	Hutchinson	Southwest Minnesota Housing Partnership	58
Non-Select	Preservation	Little Earth	Minneapolis	Little Earth of United Tribes Housing Corp.	57
Non-Select	Preservation	Northwood Commons	Baudette	D. W. Jones, Inc.	42

SENIOR

Status	Project Type	Project Name	City	Sponsor / Parent Company	Score
Non-Select	Senior	Carver Oaks Senior Residence	Carver	Carver County Community Development Agency	119
Non-Select	Senior	Brae View	Duluth	One Roof Community Housing	110
Non-Select	Senior	Mayowood II Senior Housing	Rochester	Olmsted County Housing & Redevelopment Authority	105
Non-Select	Senior	CB Ford Site II	Saint Paul	CommonBond Communities	104
Non-Select	Senior	Hilltop Square Apartments	Eagle Bend	Central Minnesota Housing Partnership, Inc.	103
Non-Select	Senior	Walker Raines	Minneapolis	Walker Methodist	102
Non-Select	Senior	Little Canada Apartments	Little Canada	Reuter Walton Development, LLC	96
Non-Select	Senior	Tapestry Senior Living	Duluth	LaSalle Development Group, Ltd	80