

Affordable Housing Initiatives the Common Council has take action on in the last 12 months						COUNCIL ACTION TAKEN	
I. Low Income Housing Tax Credit Projects						City/Federal	Other Council
Project	Total Units	Affordable Units	Type	Estimated Investment	Financial Participation	Action	
Kramer Lofts/151 East Seeboth	55	43	New Construction	9,500,000		Zoning Change	
Schuster Historic Building/1020 West Historic Mitchell Street	90	76	Adaptive Reuse	13,800,000			
Touissant Square/3400 West North Avenue	23	23	New Construction	4,800,000		Land sale	
Convent Hill/1325 North Jefferson	80	80	Replacement of Existing	10,700,000	\$4,000,000(1)		
New Village/Scattered Site - Hadley/Center	24	24	New Construction	3,800,000		Land Sale	
Park East Enterprise Lofts/1407 North MLK Drive	85	67	New Construction	10,100,000		Zoning Change	
Dr. Wesley Scott Senior Living Community/2802 West Wright	80	74	Adaptive Reuse	9,600,000		Zoning Change	
Columbia Square/3300 West North Avenue	22	22	New Construction	3,800,000	\$175,000		
Leon Sullivan Townhomes/Scattered Site 5th-7th St./Locust-Keefe	24	24	New Construction	3,900,000	\$250,000	Land Sale	
Cherry Court Housing Development/1525 North 24th	120	120	Replacement of Existing	14,000,000	\$7,500,000(1)		
Garden Place/8425 North 107th	62	57	New Construction	6,700,000		Zoning Change	
Johnson Park Lofts/1860 West Fond du Lac	23	23	Adaptive Reuse	4,600,000	\$140,000		
London Square Apartment Homes/2035 West Galena	115	115	Rehab of Existing	10,600,000		Special privilege - fencing	
Subtotal	803	748		105,900,000	\$12,065,000		
(1) HOPE VI and other Federal Funding							
II. CDBG/HOME funding							
Category							
Housing Production	51	51	New Construction/Rehab		\$2,553,000		
Neighborhood Improvement Project	126	126	Rehab		\$3,410,000		
Minor Home Repair	460	460	Rehab		\$460,000		
American Dream Downpayment Initiative	62	62	New Construction/Rehab		\$419,000		
NIDC	250	240	New Construction/Rehab		\$2,163,000		
Emergency Housing/Transitional Housing			Operating Support		\$1,419,700		
Housing Opportunities for People with Aids			Operating Support		\$512,000		
Subtotal	949	939		\$13,700,000 (2)	\$10,936,700		
(2) Estimated based on leverage ratio of \$1.25/\$1							
III. Other Affordable Housing Initiatives:							
Habitat for Humanity	36	36	New Construction	\$3,960,000		Land Sale	
Lindsay Heights	100	70	New Construction/Rehab	\$6,250,000	\$1,000,000	TID funding	
Housing Authority of the City of Milwaukee	31	31	New Construction	\$5,200,000	\$5,200,000 (3)	Land Sale	
Subtotal	167	137		\$15,410,000	\$6,200,000		
(3) HOPE VI and other Federal Funding							
Total Units Represented Above: 1,919							
Total Affordable Units Represented Above: 1,824							
New units Created: 571							
Existing units rehabbed or replaced: 1,253							
Estimated City/Federal Financial Support: \$29.2 million							
Estimated Total Investment: \$135 million							

Affordable Housing Tax Credit Projects in Milwaukee 2002-2006

<u>Name</u>	<u>Address</u>	<u>Total Units</u>	<u>Affordable Units</u>	<u>Tax Credits Awarded</u>	<u>Year</u>	<u>Type</u>
9% CREDITS						
Fond du Lac and Center	Fond du Lac and Center	24	22	\$478,314	2006	New Construction
Granville Heights	8719 North 68th	63	50	\$367,176	2006	New Construction
Boulevard Commons	40th-42nd and North	22	20	\$350,030	2006	New Construction
Grand Haven Apartments	520 North 20th	80	79	\$587,084	2006	Rehab of existing
Park Club Apartments	82499 North 107th	56	56	\$192,155	2006	Rehab of existing
Park Hill Senior Apartments	535 West Concordia	62	62	\$534,432	2006	Rehab of existing
Windsor Court	1831 West Juneau	159	159	\$749,999	2006	Rehab of existing
King Drive Commons Phase II	King and Hadley	24	23	\$513,020	2006	New Construction
Kramer Lofts	151 East Seeboth	55	43	\$945,459	2005	New Construction
Schuster Historic Building LLC	1020 West Historic Mitchell	71	56	\$670,019	2005	Adaptive Reuse
Touissant Square	3400 West North	23	23	\$402,230	2005	New Construction
Convent Hill	1325 North Jefferson	80	80	\$673,472	2005	Replacement of Existing (HACM project)
New Village	17th & Center/15th & Hadley	24	24	\$357,165	2005	New Construction
Park East Enterprise Lofts	1407 North MLK	86	67	\$750,000	2005	New Construction
Dr. Wesley L. Scott	2802 West Wright	80	74	\$750,000	2005	Adaptive Reuse
Garden Place	8383 North 107th	62	57	\$568,193	2004	New Construction
Hubbard Street Apartments	1800 North Hubbard	50	46	\$443,410	2004	New Construction
Kilbourn Square	2200 West Kilbourn	90	79	\$786,307	2004	Adaptive Reuse
Cherry Court	1525 North 24th	120	120	\$745,592	2004	Replacement of Existing (HACM project)
London Square	2035 West Galena	115	115	\$935,089	2004	Rehab of existing
Northwoods Apartments	224 West Wright	72	72	\$386,162	2004	Rehab of existing
White Birch Apartments	9001 North 75th	151	151	\$460,625	2004	Rehab of existing
Columbia Square	3333 West North	22	22	\$349,385	2003	New Construction
Highland Gardens	1818 West Juneau	114	114	\$825,000	2003	Replacement of Existing (HACM project)
King Drive Commons	2774 North MLK	18	18	\$326,594	2003	New Construction
Leon Sullivan Townhomes	1st-7th Street, Locust-Keefe	24	24	\$332,054	2003	New Construction
New Covenant Gateway Townhomes	35th and North	14	14	\$200,083	2002	New Construction
Tewles Seed Tower	222 South 3rd	115	68	\$750,000	2002	Adaptive Reuse
The Meetinghouse	8400 North 107th	96	86	\$650,458	2002	New Construction
Villages on North Avenue	4401 West North	10	10	\$440,466	2002	New Construction
4% CREDITS						
Knitting Factory	2100 West Pierce	100	100	\$386,121	2003	Adaptive Reuse
Park Bluff Apartments	555 South Layton Blvd.	185	185	\$328,041	2003	Rehab of Existing
Majestic Building	225 West Wisconsin	119	134	\$405,686	2004	Adaptive Reuse
Total		2,386	2,253	\$17,639,821		
Estimated Value of Tax Credits Invested in Affordable Housing				\$158 Million*		
*(Estimated value of tax credit equity only - does not include other dollars invested in above projects - e.g., private mortgage financing, other grant dollars, etc.)						

