

Chris Austin

From: Wil Warren <blanketcreekllc@gmail.com>
Sent: Friday, September 01, 2017 3:05 PM
To: rentalhelp
Subject: Fw: First Draft 2018 QAP

Below are my comments on the 2018 draft QAP and appendix B.

1. Project Size - please consider deleting the new maximum of 48 units for small towns. The rationale of smaller sized towns having smaller sized projects does not apply to a small town in close proximity/commutable distance to a larger town or metro. We have seen a growing population that may want to live in a small town but commute to a larger nearby town. Also, 2017 application market studies supported more than 48 units in small towns which would be nullified with this QAP change. For the majority of small town applications, there is a need for more than 48 units for the application to be competitive.
2. Credits Per Unit Average - please consider deleting the new 3 points for within 2.5% of the average by region and leaving the new 2017 rule change of within 5% average by region which was already a major change from lowest credits per unit in previous.

I believe that these two changes specifically should not be included in the 2018 QAP since they do not help to increasingly achieve the mission of creating affordable housing opportunities whose needs are not met by the market.

Thanks for your consideration.

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----- Forwarded Message -----

From: "rentalhelp" <rentalhelp@nchfa.com>
To: "rentalhelp" <rentalhelp@nchfa.com>
Cc:
Sent: 7/31/2017 2:41:55 PM
Subject: First Draft 2018 QAP

The first draft of the 2018 Qualified Allocation Plan, Major Revisions Memo and draft Appendix B are now available on the Agency website: [2018 QAP](#).

The Agency welcomes feedback on the draft 2018 Qualified Allocation Plan. Please submit comments by September 1, 2017 to rentalhelp@nchfa.com.

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