



Economic Development

**PROJECT TYPE: SMALL<sup>1</sup>**

Applicant	Project Title	City	County	# of Units	WHTIP Credit	Sales Tax Refund	Total Tax Credit
Kading Properties LLC	Kate's Landing/Boone	Boone	Boone	128	\$366,173	\$289,500	\$655,673
Page Flats, LLC	Page Flats	Boone	Boone	28	\$840,000	\$87,565	\$927,565
Hunziker Development Group	Prairie Place Housing Development - Boone, IA	Boone	Boone	23	\$690,000	\$85,643	\$775,643
Midwest Realty Group, Inc.	Horizon Street Single Family Development	Burlington	Des Moines	10	\$300,000	\$67,200	\$367,200
300 Washington LLC	300 Washington Street	Burlington	Des Moines	20	\$600,000	\$-	\$600,000
Dehner, LLC	Dehner, LLC	Burlington	Des Moines	7	\$210,000	\$42,840	\$252,840
Spearfish Development LLC	Uptown Village Condos	Burlington	Des Moines	35	\$730,000	\$270,000	\$1,000,000
Hubbell Realty Company	Conrad - Origin Homes	Conrad	Grundy	5	\$150,000	\$48,336	\$198,336
Dev 3.0, LLC	Parkway Heights Rowhomes	Creston	Union	36	\$896,760	\$103,240	\$1,000,000
Creston Townhomes, LLC	Creston Townhomes II	Creston	Union	4	\$120,000	\$24,570	\$144,570
Diligent Development	Great Western Cottages	Cumming	Warren	30	\$705,250	\$125,000	\$830,250
Zoul Properties, LLC	Woodland Park Apartments - Eldora	Eldora	Hardin	32	\$960,000	\$38,901	\$998,901
Vastu Partners LLC	North Campus Ridge Phase 2	Fairfield	Jefferson	19	\$570,000	\$105,237	\$675,237
CeMa Development	Cadwell Building - Fort Dodge	Fort Dodge	Webster	10	\$300,000	\$21,037	\$321,037
Hubbell Realty Company	Jefferson - Origin Homes	Jefferson	Greene	3	\$90,000	\$28,008	\$118,008
Hubbell Realty Company	Knoxville Phase 2 - Origin Homes	Knoxville	Marion	5	\$150,000	\$46,296	\$196,296
Huegerich Construction Inc.	Knoxville Veterans District - Red Rock Apartments	Knoxville	Marion	36	\$859,570	\$140,430	\$1,000,000
Talon, LLC dba Talon Development" "	Overlook Apartments - Lemars, IA	Le Mars	Plymouth	100	\$770,000	\$-	\$770,000

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Region XII Council of Governments	Manning Duplex	Manning	Carroll	2	\$60,000	\$11,160	\$71,160
Ridge Development	Creekside Townhomes	Marshalltown	Marshall	24	\$720,000	\$77,784	\$797,784
Build to Suit	Hawkeye Lumberyard Site	Muscatine	Muscatine	65	\$688,112	\$311,888	\$1,000,000
Schlenker Construction	Schlenker Construction - Ogden	Ogden	Boone	6	\$180,000	\$43,200	\$223,200
Vision Companies	The Porches - Orange City	Orange City	Sioux	32	\$826,000	\$174,000	\$1,000,000
Ridge Development	One West	Oskaloosa	Mahaska	32	\$960,000	\$40,000	\$1,000,000
Schafersman Development, LLC	Valley Vue	Rock Valley	Sioux	34	\$902,303	\$97,697	\$1,000,000
Huegerich Construction Inc.	Sac & Fox Residences - Sac City	Sac City	Sac	9	\$270,000	\$62,827	\$332,827
Region XII Council of Governments	Schleswig-Odebolt New Home Construction	Schleswig	Crawford	3	\$90,000	\$18,720	\$108,720
Axis Capital	Center View Apartments	Sioux Center	Sioux	32	\$836,920	\$163,080	\$1,000,000
IGL Construction, LLC	Westfield by IGL Phase III	Spencer	Clay	5	\$150,000	\$43,938	\$193,938
Eastern Iowa Homebuilders	City of Tipton, Rosh Villages Phase Two	Tipton	Cedar	4	\$120,000	\$20,911	\$140,911
Quandahl Custom Homes	Waukon Apartment Development	Waukon	Allamakee	36	\$863,750	\$136,250	\$1,000,000
BBCO, LLC	Heritage Hill Phase 3	West Branch	Cedar	19	\$570,000	\$45,000	\$615,000
<b>TOTALS</b>				<b>706</b>	<b>\$16,178,665</b>	<b>\$2,480,758</b>	<b>\$18,659,423</b>

<sup>1</sup> Community in the 88 least-populated counties, or community in the 11 most-populated counties that meets both of the following criteria: Population of 2,500 or less, based on 2020 census data, and population growth of less than 30% as determined by comparing census data from 2010 to 2020.

**PROJECT TYPE: LARGE<sup>2</sup>**

<b>Applicant</b>	<b>Project Title</b>	<b>City</b>	<b>County</b>	<b># of Units</b>	<b>WHTIP Credit</b>	<b>Sales Tax Refund</b>	<b>Total Tax Credit</b>
KN PROPERTIES 15 LLC	Blackstock Lofts	Cedar Rapids	Linn	13	\$195,000	\$72,000	\$267,000
Aspect Investments LC	Guaranty Bank Building	Cedar Rapids	Linn	70	\$793,339	\$206,661	\$1,000,000
Matthew 25	Matthew 25 8th St. Project	Cedar Rapids	Linn	6	\$90,000	\$46,329	\$136,329
Big Ben Rentals LLC	The Loop	Cedar Rapids	Linn	52	\$780,000	\$220,000	\$1,000,000
IRL Parkview Investments, L.L.C.	IRL Parkview III	Coralville	Johnson	42	\$630,000	\$-	\$630,000
South Pointe Apartments, LLC	South Pointe Apartments - Council Bluffs, IA	Council Bluffs	Pottawattamie	186	\$555,074	\$444,926	\$1,000,000
Uptown Investor TJU, LLC	Uptown Commons	Des Moines	Polk	8	\$120,000	\$26,888	\$146,888
Sonar Development Partners	The Commons at Highland Park	Des Moines	Polk	78	\$1,000,000	\$-	\$1,000,000
Hubbell Realty Company	Linc IV Apartments	Des Moines	Polk	135	\$566,010	\$433,990	\$1,000,000
Riverview Heights LLC	Riverview Heights Townhomes	Davenport	Scott	16	\$240,000	\$72,791	\$312,791
Dubuque Initiatives, Inc.	1701 Central Rehabilitation	Dubuque	Dubuque	4	\$60,000	\$22,500	\$82,500
Corridordbq LLC	1527 Central Housing Rehabilitation	Dubuque	Dubuque	10	\$150,000	\$36,000	\$186,000
Plastic Center, Inc.	James M. Sullivan Block Rehabilitation	Dubuque	Dubuque	9	\$135,000	\$64,593	\$199,593
799 Main, LLC	799 Main Street	Dubuque	Dubuque	36	\$540,000	\$210,000	\$750,000
Bousselot & Mitchell Company	2nd Ave SE Dyersville Development	Dyersville	Dubuque	20	\$600,000	\$349,800	\$949,800
Schoolyard Development LLC	Schoolyard Development	Indianola	Warren	26	\$351,000	\$83,532	\$434,532
West Jesup Development	West Echo Housing Addition	Jesup	Black Hawk	10	\$300,000	\$113,083	\$413,083
TWENTY40 BUILDING CONCEPTS, INC	Rookwood 4th Addition	Marion	Linn	72	\$1,000,000	\$-	\$1,000,000
Conlon Construction Co.	Bell Tower Place	Marion	Linn	55	\$763,755	\$236,245	\$1,000,000
Diamond F Properties	Diamond F Properties - Trailside Nevada	Nevada	Story	4	\$60,000	\$45,000	\$105,000
Hubbell Realty Co.	Callaway Townhomes - Norwalk	Norwalk	Warren	58	\$736,913	\$263,086	\$999,999
Connelly Tiehen and Sons Inc.	1800 Indian Hills-Apartment Homes	Sioux City	Woodbury	47	\$705,000	\$150,000	\$855,000

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Residences at Lakeport Commons LLC	Houlihan Run - Residences at Lakeport Commons	Sioux City	Woodbury	40	\$600,000	\$267,480	\$867,480
Koskovich & Murphy Developments	Crescent Park Apartments	Sioux City	Woodbury	48	\$720,000	\$168,000	\$888,000
Aftershock Ventures LLC	Isabella Square Homes	Sioux City	Woodbury	11	\$165,000	\$72,999	\$237,999
J&R Real Estate Holdings LLC	St. John's Church & School	Waterloo	Black Hawk	19	\$285,000	\$-	\$285,000
Baltimore Fields LLC	Baltimore Fields Addition	Waterloo	Black Hawk	18	\$270,000	\$185,705	\$455,705
3350 University LLC	3350 University Ave	Waterloo	Black Hawk	58	\$870,000	\$82,498	\$952,498
415 Walnut Collective Inc.	415 Walnut Collective - WFH - FY25	Waterloo	Black Hawk	3	\$45,000	\$21,000	\$66,000
Greater Des Moines Habitat for Humanity, Inc.	Walnut Crossing Affordable Housing Development	Waukee	Dallas	48	\$720,000	\$21,000	\$741,000
<b>TOTALS</b>				<b>1202</b>	<b>\$14,046,091</b>	<b>\$3,916,106</b>	<b>\$17,962,197</b>

<sup>2</sup> Community in the 11 most-populated counties in Iowa: Black Hawk, Dallas, Dubuque, Johnson, Linn, Polk, Pottawattamie, Scott, Story, Warren and Woodbury.