**HOUSING COMMISSION FUND WORKSHEET (draft 4-24-21)**

**Project Profile:** Forty-unit two story apartment, thirty units rent in affordable ranges, and ten units at market rate. Of the affordable units, 10 units will be priced from 120% to 81% AMI, 10 will be priced from 80% to 51% AMI and 10 will be priced at 50% AMI or less. This is the second project in Tillamook County and the first project was successful. The project shows a design that is attractive. The project is seeking a loan from the Housing Commission for $10,000 per unit. An affordable rent schedule is guaranteed for 15 years and meets strategic plan goals.

**Project Scoring:**

*Points*

Award Type: Loan 10

(Loans 10 points)

Number of Units: 40 units in a project 40

(1 pt. per unit in a project)

Investment Efficiency: $10,000 per unit ask 10

(20 pts. if $1,000 per unit asked;

1 pt. if $20,000 per unit asked)

Affordability at AMI: 10 units 120%, 10 units 80%, 10 units 50% 60

(1 pt. per unit 120% to 81% AMI)

(2 pt. per unit 80%AMI to 51% AMI)

(3 pts. per unit at or below 50% AMI)

Length of Affordability: All units guaranteed 15 years affordable 75

( .5 pts. for each year beyond 10 years per unit)

(.5 pts. x 5 years x 30 units)

Additional Criteria (**20 points maximum**):

* Outstanding design 5
* Prior successful project 5
* Neighborhood compatibility 5
* No displacement of existing residences 5
* Includes social services 5
* Joint sponsorship by other organizations 5
* Location compatible with transportation services 5

Strategic Focus (25 points maximum): Workforce housing 25

**TOTALS 255**