



Colorado Housing and Finance Authority
2025 Round Two Letters of Intent Report
Federal 4% and State Housing Tax Credit
(with TOC Credit if applicable)

Bldg. Type	Pop Type	Name	Address	City	Total Units	LI Units	Federal 4% Credit Amount Requested	PAB Issuer	PAB Amount Requested	State Credit Amount Requested*	TOC Credit Amount Requested	Sponsor	Contact	Email	Phone
N	I/F	1001 Lincoln St	1001 Lincoln Street	Denver	118	118	\$2,048,453	CHFA	\$24,760,000	\$1,800,000	\$153,400	Kentro Group and Lexton McDermott	Christopher Viscardi	cv@kentrogroup.com	(303)219-0903
N	I/F	10660 E Colfax	10660 E Colfax	Aurora	160	160	\$3,055,324	CHFA	\$33,600,000	\$1,800,000	\$200,000	Columbia Ventures, LLC	Iván Anaya	ianaya@columbiaven.com	(303)667-4693
N	PSH	1139 Delaware	1139 Delaware Street	Denver	80	80	\$1,627,552	CHFA	\$22,400,000	\$1,800,000		Sherman Associates	Meredyth Skemp	mskemp@sherman-associates.com	(612)604-0870
N	I/F	A Line Flats	4050 N Colorado Boulevard	Denver	191	191	\$3,994,406	CHFA	\$41,000,000	\$1,800,000	\$200,000	Elmington Affordable, LLC	Hunter Nelson	hunter@elmingtoncapital.com	(615)403-2332
N	I/F	Adams Point	1931 E Bridge Street	Brighton	66	66	\$1,135,500	CHFA	\$16,000,000	\$1,800,000		Brighton Housing Authority	Deb Bristol	dbristol@brightonhousing.org	(720)892-7002
A/R	I/F	Arapahoe Peaks	9650 East Geddes Avenue	Englewood	76	76	\$753,186	CHFA	\$12,100,000	\$1,800,000	\$98,800	Grand Peaks Housing Solutions, LLC	Lisa Sorensen	lsorensen@grandpeaks.com	(303)400-8956
N	I/F	Atwood Commons	130 3rd Avenue	Longmont	72	72	\$1,365,000	CHFA	\$15,000,000	\$1,800,000		Brikwell	Tyler Elick	tyler.elick@brikwell.com	(303)668-7889
N	I/F	Aurora Global Village Apartments	15961 E Colfax Avenue, 15978 E. 16th Avenue	Aurora	104	104	\$2,090,000	CHFA	\$22,000,000	\$1,800,000	\$135,200	Mercy Housing Mountain Plains	Joey Trinity	Joey.Trinity@mercyhousing.org	(720)574-1899
N	I/F	Castleton Heights	3161 N Castleton Court	Castle Rock	80	80	\$1,697,000	CHFA	\$19,200,000	\$1,800,000		TWG Development	Seth Atkinson	satkinson@twgdev.com	(720)732-9085
N	I/F	Central Park Station Phase I	3801 N Ulster Street	Denver	157	157	\$3,528,330	CHFA	\$37,320,000	\$1,800,000	\$200,000	Ulysses Development Group	Jack Thiel	jack.thiel@ulyssesdevelopment.com	(303)529-5754
N	I/F	Cole Flats	1675 E 35th Avenue	Denver	64	64	\$900,000	CHFA	\$13,000,000	\$1,150,000	\$83,200	Medici Development LLC	Josh Russell	josh@mcgdenver.com	(303)915-7841
N	I/F	Gibson	900 Grant Street	Denver	147	147	\$2,759,805	CHFA	\$29,000,000	\$1,800,000	\$191,100	Gorman & Company, LLC	Kimball Crangle	kcrangle@gormanusa.com	(303)887-2707
A/R	I/F	High Plains Apartments Scattered Site (5)					\$1,100,000	CHFA	\$14,250,000	\$1,800,000		Chrisman Development, Inc.	Josh Harman	josh.harman@cdinc.io	(541)429-3355
		Clearview Apartments	230 Clearview Drive	Monte Vista	24	24									
		Monte Vista Apartments	2169 Sherman Avenue	Monte Vista	20	20									
		Milliken Apartments	1600 Broad Street	Milliken	28	28									
		Platteville Apartments	1100 Vasquez Boulevard	Platteville	16	16									
		Trinidad Apartments	301 E North Avenue	Trinidad	24	24									
N	I/F	High Point	6850 Argonne Street	Denver	200	199	\$3,618,367	CHFA	\$41,800,000	\$1,800,000		Chelsea Investment Corporation	Jason Martin	jmartin@chelseainvestco.com	(760)456-6000
N	I/F,SP	Liberty House Apartments	1500 Hooker Street	Denver	71	71	\$1,100,000	CHFA	\$16,000,000	\$1,365,000	\$92,300	Atlantis Community Foundation	Josh Russell	josh@mcgdenver.com	(303)915-7841
N	I/F	Metro Caring Housing	1100 East 18th Avenue	Denver	139	139	\$4,032,344	CHFA	\$53,000,000	\$1,800,000	\$180,700	Metro Caring	Teva Sienicki	tsienicki@metrocaring.org	(303)350-3611
N	I/F,V	Miner Street Apartments	1300 Colorado Boulevard	Idaho Springs	65	64	\$804,069	CHFA	\$21,546,302	\$1,332,914		DW Development Group	Austin Richardson	arichardson@dwproperties.com	(406)802-4487
N	I/F	Montbello Townhomes	14400 Andrews Drive	Denver	60	60	\$1,471,500	CHFA	\$16,128,000	\$1,800,000		Delwest Development Corp.	Joe Delzotto	jad@delwest.com	(303)888-8048
N	OA	Our Savior's	915 E 9th Avenue	Denver	58	58	\$949,468	CHFA	\$13,500,000	\$1,800,000	\$75,400	BlueLine Development, Inc	Gabby Carazo	gabby@bluelinedevelopment.com	(908)463-5868
N,A/R	I/F	Penrose Place	3300 Penrose Place	Boulder	113	113	\$3,445,000	CHFA	\$40,000,000	\$1,800,000	\$146,900	Boulder Housing Partners	Laura Sheinbaum	sheinbauml@boulderhousing.org	(720)564-4646



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A/R	PSH,SP	Renaissance at Civic Center Apartments	25 E 16th Avenue	Denver	216	216	\$2,865,155	CHFA	\$39,000,000	\$1,800,000	\$200,000	The Colorado Coalition for the Homeless	Max Lubarsky	mlubarsky@coloradocoalition.org	(608)695-2509
N	I/F	Reserves at Green Valley Ranch Phase II	Salida Street at Green Valley Ranch Boulevard	Denver	120	120	\$2,319,338	CHFA	\$25,900,000	\$1,800,000		Overland Property Group	Ryan Zent	rzent@overlandpg.com	(973)914-4572
N	OA,V	Salt Flats VOA Apartments	450 28 Road	Grand Junction	70	70	\$1,400,000	CHFA	\$14,550,000	\$1,750,000		Volunteers of America	Doug Snyder	DSnyder@voa.org	(303)726-1055
N	I/F	Stanley 98	2520 N Jamaica Street	Aurora	75	75	\$1,775,000	Aurora Housing Authority	\$2,100,000	\$1,800,000	\$97,500	Aurora Housing Authority	Martin Petrov	mpetrov@aurorahousing.org	(303)588-7911
N	I/F	Starlight	589 and 439 W Littleton Boulevard	Littleton	73	73	\$1,600,000	CHFA	\$16,000,000	\$1,800,000		South Metro Housing Options	Sarah Buhr	sbuhr@smho.co	(720)726-5066
N	OA	Steele St.	3897 Steele Street	Denver	92	92	\$1,935,000	CHFA	\$21,500,000	\$1,800,000		Pennrose LLC	Shannon Cox Baker	sbaker@pennrose.com	(720)307-8151
N	I/F	Sugar Commons	777 N 4th Street	Sterling	54	54	\$1,100,000	CHFA	\$11,500,000	\$1,350,000		Volker Housing Partners, LLC	Lauren Schevets	l.shevets@volker.co	(720)308-8253
A/R	I/F	University Building Lofts	910 16th St Mall	Denver	120	120	\$2,866,505	CHFA	\$36,500,000	\$1,800,000	\$156,000	Mile High Development	George Thorn	gthorn@milehighdevelopment.com	(303)808-4500
N	I/F	Village on Eastbrook	3221 Eastbrook Drive	Fort Collins	73	73	\$1,260,000	Housing Catalyst	\$18,400,000	\$1,800,000		Housing Catalyst	Kristin Krasnove Fritz	kfritz@housingcatalyst.com	(970)416-2910
N	I/F	Villagio St Carlo	6448 E Ohio Avenue	Denver	75	75	\$1,390,000	CHFA	\$19,250,000	\$1,750,000	\$97,500	Catholic Charities Housing	Justin Raddatz	jraddatz@ccdenver.org	(720)639-7608
TOTALS:					3,101	3,099	\$59,986,302		\$706,304,302	\$51,897,914	\$2,308,000				
A/R=Acquisition/Rehab, I/F=Individuals and Families, N=New Construction, OA=Older Adult, PSH=Permanent Supportive Housing, SP=Special Populations, V=Veterans															