



**THE STATE OF CONNECTICUT
DEPARTMENT OF HOUSING**

in partnership with the

CONNECTICUT HOUSING FINANCE AUTHORITY

**State-Sponsored Housing Portfolio Recapitalization
Notice of Funding Availability**

This Notice of Funding Availability (this “NOFA”) is directed to owners of properties in the State-Sponsored Housing Portfolio (the “Portfolio”) seeking funding from the Department of Housing (“DOH”) and/or the Connecticut Housing Finance Authority (“CHFA”).

A. Background

In 2012, the Governor announced a 10-year, \$300 million initiative to revitalize the Portfolio. In 2013, CHFA engaged a consultant to prepare a capital plan to inform the revitalization of the Portfolio properties in accordance with the Governor’s initiative (the “Capital Plan”). Over the course of this 10-year period, initially guided by the Capital Plan, DOH and CHFA expect to invest the funds authorized under this initiative to rehabilitate or redevelop each of the properties in the Portfolio. Total approximate funding available in connection with this NOFA is approximately \$19 million. No Rental Assistance is available for this round.

B. Eligible Applicants

Consideration for funding under this NOFA will be given to owners of:

- Properties for which the Capital Plan targets a transaction in 2014 through 2020.
- Limited Equity Cooperatives; and
- Properties without specified transaction years and designated “Current - At-Risk” in the Capital Plan.
- Properties listed as Current-Stable may submit a written request to CHFA for a re-evaluation of the RECAP Assessment and consideration for eligibility through this NOFA. If deemed to be eligible, the project will be considered under priority assignment 3.

A complete list of eligible properties is included as Exhibit B.

Eligible applicants must be the owner of a property within the Portfolio, or a new affiliated entity created by such owner solely for the purpose of financing the capital improvements to the property.

Portfolio property owners intending to apply for 9% LIHTC’s (with or without subordinate State capital financing) should not respond to this NOFA and should instead apply in the annual 9% LIHTC round in the fall of 2019. Further guidance regarding such 9% LIHTC round applications will be provided at a later date.

Portfolio property owners, whether eligible for funding under this NOFA or not, may opt instead to apply for State capital financing (as well as CHFA's 4% LIHTC's and tax exempt bond financing), if available, in a future DOH funding round under the Competitive Housing Assistance for Multifamily Properties (CHAMP) initiative (or other funding round for which the project is otherwise eligible) if, and only if, the proposed project will result in the greater of (a) an increase of at least 20 new housing units and (b) an overall increase in the housing units at the property of at least 20%. For example, a property with 30 units would be eligible if the proposed redevelopment project would add at least 20 units. Any such new units must not be age-restricted. Waivers may be requested for minor deviations from this threshold when meeting the threshold is not feasible.

The SSHP Critical Needs Funding remains available to address critical life-safety measures that cannot wait for replacement through a competitive SSHP round. Additional information regarding the SSHP Critical Needs Funding is available at <https://www.chfa.org/owners-property-managers/nofa-critical-needs/>.

Portfolio property owners, whether eligible for funding under this NOFA or not, may apply for predevelopment funding. Additional information about application requirements is available at <https://www.ct.gov/doh/cwp/view.asp?a=4513&q=530464>.

C. Eligible Uses of Funding

Under the Capital Plan, recapitalization models were developed with a transaction-specific recommendation for each property in the Portfolio. It is expected that the financial structure and scope of capital work of each transaction presented in response to this NOFA will be substantially similar to the recommendations for the project in the Capital Plan.

Any application that proposes capital financing significantly in excess of Capital Plan recommendations, as adjusted, must highlight and justify these deviations. The Capital Plan recommendation of State capital contribution will be adjusted upwards by 30%.

Under the Capital Plan, leveraging of non-state resources is a priority and applicants are encouraged to seek all available resources, including those under their control. At a minimum, owners must leverage development reserves in excess of the CHFA per unit minimum and include a letter of participation from the utility company.

The Capital Plan does not prescribe a transaction scenario for limited equity cooperatives or properties designated as "Current - At-Risk"; therefore, owners must propose a sustainable recapitalization plan that best meets the specific needs of these properties.

D. Pre-Application Informational Session

On March 13, 2019, CHFA will host a pre-application informational session; all applicants must have representation at this session to be eligible for funding. All applicants must register for the pre-application information session by way of email to sharon.klesseck@chfa.org. Please include the name, title and project affiliation of all attendees. Depending on the response, space may be limited. Pre-Registration emails should be received by CHFA by March 8, 2019.

In the event an application for funding in response to this NOFA proposes a project scope that differs substantially from the Capital Plan recommendation, such difference(s) must be highlighted and justified in writing and submitted at or before the informational session.

E. Application Submission

Consolidated Application

All application materials, including copies of Drawings and Specifications, must be submitted via electronic submission through the DOH/CHFA SharePoint website. Hard Copies will not be accepted.

Applicants must use the version of the CHFA/DOH Consolidated Application available on the SharePoint site for the SSHP 8 Round. Prior or subsequent versions of the ConApp will not be accepted.

All applicants to this round should select the DOH Large Projects button and any applicable button associated with “other” funding sources (ie “LIHTC”, “CHFA”).

Application Requirements

Additional application requirements can be found in the attached Exhibit A.

Applications must be submitted no later than April 26, 2019 at 4:00 p.m.

To obtain a SharePoint account, submit an email request no later than **April 12, 2019**, to applicationrequest@chfa.org. Include the following information in your request:

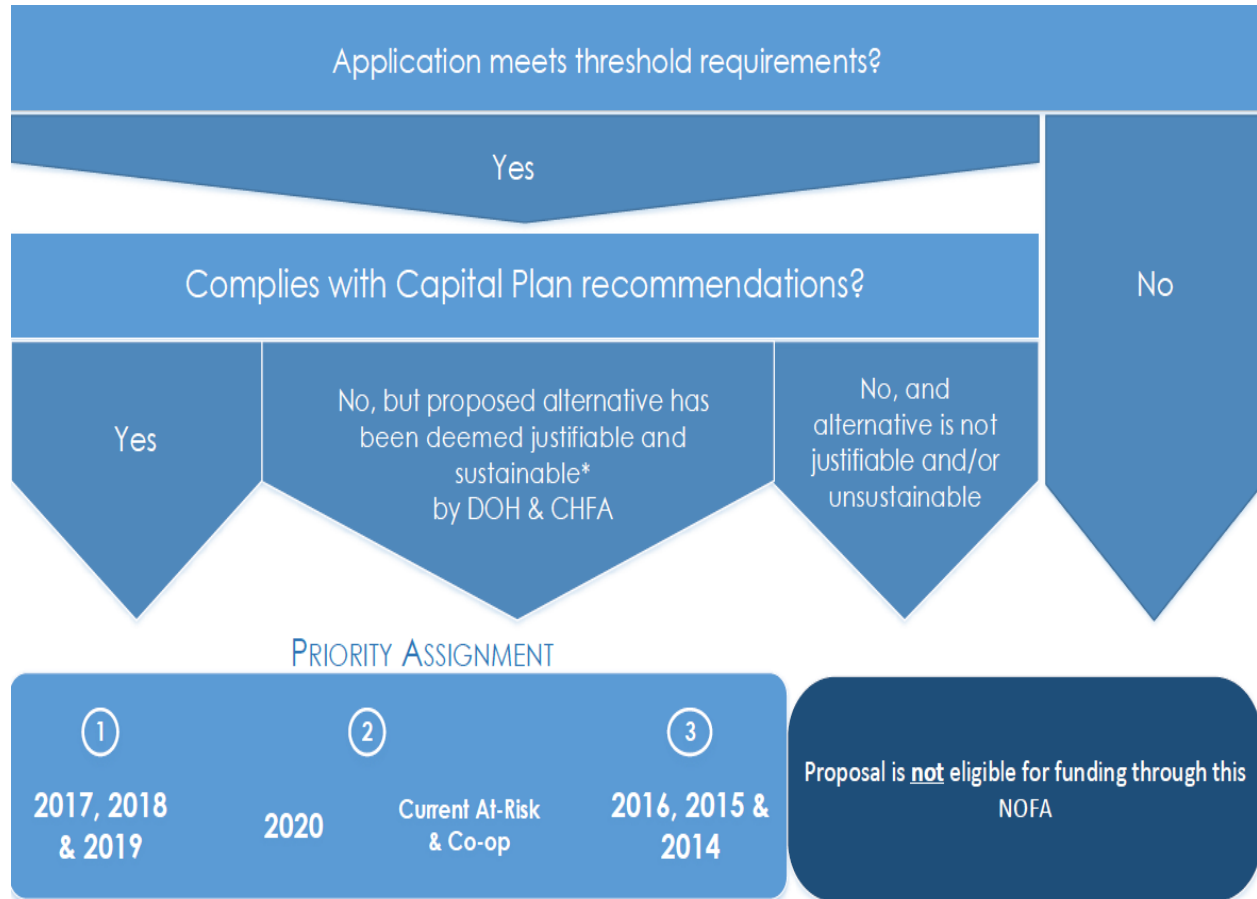
- Funding Round (i.e. SSHP 2019)
- Property Name
- Applicant Name
- Primary Contact Name, email and phone number

Applicants will subsequently receive an email from the system administrator that contains a link to the SharePoint website.

F. Selection Criteria

Applications will be evaluated according to priority as illustrated in the chart below.

Proposed alternative projects may be deemed “justifiable and sustainable” by DOH and CHFA if the alternative project is cost effective, sustainable, leverages non-State resources to the maximum extent, and, based on the totality of the facts and circumstances, is a prudent approach in the interest of the State, CHFA, the property residents and the property owner.



All applications will be evaluated in sequence above. Applications will then be evaluated within the above priority Assignment categories, based on the following characteristics:

- Readiness to Proceed
- Development Team Capacity
- Leveraged Non-State Resources

*A proposal is “sustainable” if it demonstrates that, after implementing the measures outlines in the proposal, the property’s 20-year capital needs are met and the property’s operations will not require further capital investment over a 15-year period.

G. Questions regarding the NOFA

Potential applicants may submit questions by e-mail. All questions must be received by 4:00 p.m. on April 12, 2019 to the following email address: sshprfp@chfa.org.

Answers to all relevant substantive questions, will be posted on a rolling basis on the NOFA announcement page on the CHFA website [here](#) and at the DOH website [here](#).

H. Timeline

<u>Event</u>	<u>Date</u>
Release of NOFA	February 15, 2019
Pre-Application Information Session Registration	March 8, 2019
Pre-Application Information Session Location: CHFA, Rocky Hill	March 13, 2019 1:30pm - 3:30pm
Deadline for Submission of Questions	April 12, 2019 at 4:00pm
Deadline for Request for SharePoint Site	April 12, 2019
Submission Deadline	April 26, 2019 at 4:00pm
Selections Announced (anticipated)	September 2019

I. Reservations

All applications submitted in response to this NOFA are the sole property of the State and subject to the provisions of Connecticut's Freedom of Information Act, CGS §1-200 et seq., which provides that public records and documents are subject to public access and copying unless specific exemptions to disclosure exist. If an applicant believes that portions of its application are exempt from disclosure, the applicant should mark the specific portions as confidential. Acceptance of an application by DOH and/or CHFA which contains such reservations is not an agreement that the material is confidential or exempt from disclosure. DOH and/or CHFA reserve the right to amend or cancel this NOFA, to modify or waive any requirement, condition or other term set forth in this NOFA or the application, to request additional information at any time from one or more applicants, to select any number of applications submitted in response to this NOFA, or to reject any or all such applications, in each case at DOH's and/or CHFA's sole discretion. DOH and/or CHFA may exercise the foregoing rights at any time without notice and without liability to any applicant or any other party. Applications to this NOFA shall be prepared at the sole expense of the applicant and shall not obligate DOH and/or CHFA to procure any of the services described therein or herein from any applicant. DOH and/or CHFA shall not be obligated to any applicant until a final written agreement has been executed by all necessary parties thereto and all applicable approvals have been obtained.

EXHIBIT A
Additional Application Requirements

A completed Consolidated Application (ConApp) must be submitted to be considered for funding. Threshold requirements, among others, for this application are:

- In the event an application for funding in response to this NOFA proposes a project scope that differs from the Capital Plan recommendation, such difference(s) must be highlighted and justified and must have been submitted to DOH/CHFA previously. A copy of the exhibit should be included with the application submission.
- Certificate of Legal Existence: Concord print-out is an acceptable format of proof of legal existence.
- Development Team: Qualified development team members have been selected, (including a licensed general contractor, architect and development consultant, as necessary). All applicants are subject to bidding requirements but may be exempt from having a general contractor in place at the time of application. Applicants are advised to pre-qualify three general contractors acceptable to CHFA.
- Applicants must meet CHFA's eligibility policy and must be in good standing with DOH and HUD throughout the applications process in order to be eligible for funding.
- Historic Preservation: All applicants must submit a State Historic Preservation Office ("SHPO") Project Notification Form at least six weeks prior to Application Deadline to ensure that a determination of the property's historic designation or eligibility is identified early in the process and that any necessary mitigation actions are incorporated into the project design. Applicants should contact SHPO well in advance of this deadline to ensure that the project scope and drawings are designed in accordance with SHPO recommendations, if any. An applicant's failure to submit a Project Notification Form at least six weeks prior to the Application Deadline or adequately mitigate historic preservation impacts may result in the elimination of the application from consideration under this NOFA. The SHPO Project Notification Form can be found at http://www.ct.gov/doh/lib/doh/projectnotificationform_2018.pdf.
- CEPA Intake Review Form and Related Materials: Projects financed with DOH funding are subject to the Connecticut Environmental Policy Act ("CEPA"). The purpose of CEPA is to identify and evaluate the impacts of proposed State actions that could have the potential to significantly affect the environment. To ensure compliance with CEPA, all applicants must submit a CEPA Intake Review Form (together with a site plan and a map showing the project site) to DOH. Applicants should submit the CEPA Intake Review Form and the related materials at least six weeks prior to the Application Deadline so that DOH can complete its review well in advance of the Application Deadline and scoping, if it is required, can be completed prior to the Application Deadline.
- Flood Plain Management: Applicants must clearly demonstrate the location of the project in relation to both the 100-year and 500-year FEMA floodplain boundaries. Application materials for any project located in proximity to a designated floodplain must include supporting documentation, including, but not limited to, a survey that demonstrates that the project is located outside of the 100-year and 500-year floodplain or, for development projects that are located within a 100-year or 500-year floodplain, applicants must include supporting documentation that demonstrates that the project: (a) incorporates safe evacuation routes in times of a flood; (b) does not involve the placement of utilities that will promote or encourage future development within the 100-year or 500-year floodplain; (c) does not increase the potential to cause or pose a hazard to human life, health or property if it is destroyed or damaged due to flooding; and (d) does not involve the placement of fill within a watercourse or any water to create dry land to allow for the construction of a structure. If any of these criteria cannot be demonstrated, an applicant must so indicate and explain how the project is nevertheless feasible and justifies an exception

to the relevant statutory provisions discouraging such projects. Applications that do not clearly satisfy the criteria mentioned above or comply with the State's flood management requirements (See CGS § 25-68d(b) and §§ 25-68h-1 through 25-68h-3 of the Regulations for Connecticut State Agencies) may be eliminated from consideration under this NOFA.

- Zoning: To be eligible under this NOFA, the project must be “as of right” under applicable zoning requirements or the applicant must include verification of all necessary zoning approvals, subject to only minor conditions.
- Phase I Environmental Report: Each applicant must submit a Phase I Environmental Site Assessment (“ESA”) with its application. The ESA must be prepared in accordance with current ASTM Standard E 1527 - 13 by a Licensed Environmental Professional (“LEP”) that is licensed by the State of Connecticut and must have been completed within six months of the Application Deadline. The qualifications of both a professional firm and the specific environmental consultant should be included in the completed report. The ESA and related documents must be conducted in accordance with the “CTDEEP Site Characterization Guidance Document” (“SCGD”). If the Phase I ESA recommends that a Phase II ESA be completed and/or identifies Areas of Concern (“AOC”) or Recognized Environmental Conditions (“REC”), then the application must include a Phase II ESA completed in compliance with SCGD guidelines. Any site or building environmental abatement costs needed to address conditions identified in the Phase I ESA, Phase II ESA and/or other necessary environmental reports should be included in the Project Cost Summary in the Consolidated Application.
- Phase II Environmental Report: If a Phase 1 ESA recommends a Phase 2 ESA, the Phase 2 ESA must be submitted with the application for funding. If the Phase 1 ESA is silent as to whether a Phase 2 ESA should be completed but has identified one or more AOC, then a Phase 2 ESA must be completed and submitted with the application.
- Hazardous Materials Report: If any existing buildings are located on the property, the application materials must also include a Hazardous Materials Survey report that identifies all environmental concerns, including, but not limited to, asbestos containing materials, lead paint, lead in water and lead-contaminated soil, mold and mildew, radon and PCBs. If more than one report is necessary to document the nature and extent of such environmental concerns, all such reports must be provided.
- CNA – Update in 2019 & in CHFA recommended format
 - CNA must include a Post- Rehabilitation Capital Schedule (CHFA supplemental exhibit)
- Plans & Specs: The application should include development plans and specifications that are in compliance with CHFA's 2019 Multifamily Design, Construction and Sustainability Standards and Construction Guidelines shall be submitted at a minimum level of 40% complete. The plans & specs must have been completed by an architect licensed in the State of Connecticut. (“As-built” drawings and specifications will not be accepted.)
- Letter of Participation (LOP): An LOP with local utility company detailing energy-efficiency measures, estimated energy savings and incentives. The LOP process may take up to 30 days. In order to meet this requirement, applicants are advised to contact their local utility company as soon as possible to initiate the LOP process. If a project is selected for award, a Letter of Agreement (LOA) with the utility company will be required for closing.

Eversource (incl. Eversource Gas): multifamily@eversource.com // (877) WISE-USE (ask for Multifamily Team)

United Illuminating (incl. CNG and SCG): /multifamily.initiative@uinet.com/ (877) WISE-USE.

Please note: Recipients of funding under this NOFA may be required to release energy data to a CHFA-approved web-based measurement and verification (M&V) energy use monitoring software platform.

- **Prevailing Wage:** Housing Authority projects must estimate using Prevailing Wage guidelines, all other applicants must provide Certification that the owner has obtained a determination from the CT Department of Labor regarding applicability of prevailing wages. Applicants may contact Matthew Ferri at the CT Department of Labor at (860) 263-6543 or matthew.ferri@ct.gov.
- **Sustainability:** Demonstration in the application that operational revenue (including any phased-in increases) will provide for sustainable operations for a minimum of 15 years; the following must be included as exhibits:
 - CHFA Rent Role
 - CHFA Cashflow Model
- **Development Budget:** The following guidance should be considered when creating the development budget:
 - **Capital Plan Soft Costs** - The Capital Needs Assessment portion of the Capital Plan does not include the cost of environmental assessments, soft costs such as architectural, environmental testing, resident relocation, legal and clerk of the works or similar nor does it include costs related to minimum required wage rates. Applicants need to include any applicable costs in their application's development budget.
 - **Developer Fee** - Developer fee is eligible for tax credit transactions only. Tax Credit only projects must conform to CHFA's developer fee scale test.
 - **Field Observer** - CHFA will hire a field observer during construction to represent the interests of CHFA and DOH. The development budget should plan \$2,000 p/m consistent with the construction schedule.
 - **Cost Certification** - An audit close-out and certification will be required for all awarded projects; these costs should be included in the development budget.
- **CGS 8-64a:** Certification that the owner is in compliance with Connecticut General Statutes ("CGS") Section 8-64a and 8-64c (if applicable).
- **Other Application Observations:**
 - **General Contractor's Affirmative Action Plan** – Not required to submit a plan, but must submit a copy of Transmittal Letter of Affirmative Action Plan to CHRO.
 - **Very Low-Income Construction Employment Policy** - Not applicable to DOH grant-only projects.
 - **Minority Hiring Agreement** - Obtain letter/email that Contractor's Affirmative Action Plan was transmitted to CHRO.
 - **Appraisals** – Not Applicable for DOH grant-only projects.

- Management Agreement – Copy required, in grant-only projects, if owner contracts with a management company. If CHFA money, Management Agreement will be produced by CHFA for execution.
- Evidence of Utilities – this opinion may be made by the Architect if a change of service location is not contemplated in the scope of work.
- Architect's Professional Liability Insurance (Errors and Omissions) – Professional Liability Insurance coverage of \$1,000,000 is required for projects with construction costs up to \$5,000,000.
- Guidance for commonly overlooked Items:
 - Surveys - An A2 survey is required for the Title company and/or by CHFA for Initial Closing if building footprint or Site infrastructure (for example sidewalks, parking areas, driveways, public utilities like gas, sewer and water or new concrete pads) changes.
 - Environmental Reports - Phase I is a threshold item. If the Phase I identifies areas of further review, a Phase II may be required.
 - Construction Schedule - Required, but form can vary as long as accepted by Tech Services.
 - Overhead and Profit and General Requirements - The percentages carried in the Consolidated Application for Overhead & Profit and General Requirements will be expected to be maintained throughout the project if awarded funding.
 - Builders Risk Insurance – Please see CHFA's website for clarification.

Please note: This funding opportunity will not feature a deficiency period. All applications must be complete as of submission on or before the submission deadline of April 26, 2019. DOH and CHFA reserve the right to request additional information or clarification as part of the application review process.

EXHIBIT B**SSHP List of Eligible Properties
Year 2019**

Development Name	Municipality	Transaction	
		Year	Deal Type
Essex Court	Essex	2014	4% LIHTC
Hillside Terrace & Extension	North Branford	2014	4% LIHTC
Hillside Terrace	Norwich	2014	4% LIHTC
Parkside Gables	Stamford	2014	4% LIHTC
16 School St.	Norwalk	2014	CHFA/FHA
Colonial Village	Norwalk	2014	CHFA/FHA
Reynold's Ridge 133	Bethel	2015	4% LIHTC
Reynold's Ridge 166	Bethel	2015	4% LIHTC
Pequot Village I & II	Groton	2015	4% LIHTC
Sunny Acres	Plainfield	2015	4% LIHTC
Gosinski Park & Extension	Plymouth	2015	4% LIHTC
Ballard Green & Extension	Ridgefield	2015	4% LIHTC
Castle Heights & Hoffman Heights	Seymour	2015	4% LIHTC
Broder Place, Laurel Court & Maple Court	Suffield	2015	4% LIHTC
Wooster Street (fka Summers Square)	Hartford	2015	Soft loan
Dodge Farms	Washington	2015	Soft loan
Coal Pit Hill, Mill Ridge & Extension	Danbury	2016	4% LIHTC
Cicia Manor, Lakeview Apts. & Stygar Terrace	Derby	2016	4% LIHTC
Green Valley Village	Enfield	2016	4% LIHTC
Laurel Park	Enfield	2016	4% LIHTC
Smith Acres & Extension	Seymour	2016	4% LIHTC
Green Manor I & II	Thomaston	2016	4% LIHTC
Terry Court	Windham	2016	4% LIHTC
South Side Terrace	Wallingford	2016	CHFA/FHA
Maple Courts	Danielson-Killingly	2017	4% LIHTC
King Court	East Hartford	2017	4% LIHTC
Johnson Farms	Meriden	2017	4% LIHTC
Zdunczyk Terrace	Southington	2017	4% LIHTC
Helms Housing	Bridgeport	2017	CHFA/FHA
Stonecroft Village	Hebron	2017	CHFA/FHA
New Roxbury Village	Woodstock	2017	CHFA/FHA
Augustana/Bishop Curtis Homes	Bethel	2017	Soft loan
Bantam Falls & Wells Run	Litchfield	2017	Soft loan
Fairfield Ridge Rehab	Danbury	2018	4% LIHTC
Birchwood Terrace	Danielson-Killingly	2018	4% LIHTC
Maple Court II	Danielson-Killingly	2018	4% LIHTC
M.J. Caruso Gables	Hartford	2018	4% LIHTC
Alberta Jagoe Commons, C. McKeen Village I & II, DeMaio Gardens	Milford	2018	4% LIHTC
Parkside Manor & Temple Pines	North Haven	2018	4% LIHTC
Old Post Village	Tolland	2018	4% LIHTC
Ulbrich Heights & Extension	Wallingford	2018	4% LIHTC
Jonathan Trumbull & Rev. Honan Terrace	Windham	2018	4% LIHTC
Ed O'Neill House	Hartford	2018	CHFA/FHA
Ella B. Scantlebury	New Haven	2018	CHFA/FHA

Development Name	Municipality	Transaction	
		Year	Deal Type
Hale Farm	Glastonbury	2018	Soft loan
D.J. Komanetsky	Bristol	2019	4% LIHTC
Brooks Quarry	Brookfield	2019	4% LIHTC
Orchard Hill Estates II	Coventry	2019	4% LIHTC
Park Hill	East Windsor	2019	4% LIHTC
Knox Lane Annex	Glastonbury	2019	4% LIHTC
Grasso Gardens I & II	Groton	2019	4% LIHTC
Bacon Congregate	Hartford	2019	4% LIHTC
Sinsabaugh Heights I & II	Shelton	2019	4% LIHTC
Avery Park & Extensions	Stafford	2019	4% LIHTC
E. K. Richmond Homes	Stonington	2019	4% LIHTC
Shiloh Gardens	Stratford	2019	4% LIHTC
Gladys Green Apts. & Pineview Court	Thompson	2019	4% LIHTC
Shad Run Terrace	Windsor	2019	4% LIHTC
4-6 Arch St	Norwalk	2019	CHFA/FHA
New Horizons	Middlebury	2019	Soft loan
Greenwood Manor	Voluntown	2019	Soft loan
Maple Village	Farmington	2020	4% LIHTC
Wolcott Place	Hartford	2020	4% LIHTC
King`s Corner Manor	Ledyard	2020	4% LIHTC
Luther Manor	Middletown	2020	4% LIHTC
Flax Hill	South Windsor	2020	4% LIHTC
Dicaprio Forgione, Gen. Pulaski & Lincoln Lewis	Southington	2020	4% LIHTC
Oak Park	Stamford	2020	4% LIHTC
Lucas Gardens I & II	Stratford	2020	4% LIHTC
Worthington Manor	Westbrook	2020	4% LIHTC
Glenhaven	Clinton	2020	CHFA/FHA
Ashland Manor	Griswold	2020	CHFA/FHA
Good Cents 1 & 2	Hamden	2020	Soft loan
Eldridge	Morris	2020	Soft loan
Amistad Court Cooperative	Hartford	n/a	At-Risk
J.J. O'Donnell Apts.	Ansonia	n/a	Current - At-Risk
Pompey Hollow	Ashford	n/a	Current - At-Risk
Marjorie Moore Village & Percival Heights	Berlin	n/a	Current - At-Risk
Parkside Village I & II	Branford	n/a	Current - At-Risk
Twenty One	Canton	n/a	Current - At-Risk
Ponemah Village	Colchester	n/a	Current - At-Risk
Enfield Manor & Extension	Enfield	n/a	Current - At-Risk
McKinney Terrace I & II	Greenwich	n/a	Current - At-Risk
Faith Manor	Hartford	n/a	Current - At-Risk
Wright`s Village	Mansfield	n/a	Current - At-Risk
Florence S. Lord	Marlborough	n/a	Current - At-Risk
Freedom Village & Independence Village	Montville	n/a	Current - At-Risk
Security Manor	New Britain	n/a	Current - At-Risk
Washington School	New Britain	n/a	Current - At-Risk
Gordon/Riozzi Courts	New London	n/a	Current - At-Risk
Wangum Village	North Canaan	n/a	Current - At-Risk
Hillside Apts.	Norwich	n/a	Current - At-Risk
J.F. Kennedy Apts. & Heights	Norwich	n/a	Current - At-Risk

Development Name	Municipality	Transaction Year	Deal Type
Melrose Park & Sunset Park	Norwich	n/a	Current - At-Risk
Rosewood Manor & Extension	Norwich	n/a	Current - At-Risk
St. Jude Common	Norwich	n/a	Current - At-Risk
Center View Manor, Sunset Village & Woodmoor Village	Plainville	n/a	Current - At-Risk
Seely Brown Village	Pomfret	n/a	Current - At-Risk
Lincoln Park	Preston	n/a	Current - At-Risk
Walter Crabtree Apts. & Wm. St. Onge Apts.	Putnam	n/a	Current - At-Risk
Prospect Ridge Congregate	Ridgefield	n/a	Current - At-Risk
Harold J. Murphy Apts. & Rocky Hill Seniors	Rocky Hill	n/a	Current - At-Risk
Murphy Apts/Extension & Virginia Connolly	Simsbury	n/a	Current - At-Risk
Wormser Congregate	Stamford	n/a	Current - At-Risk
East Side Terrace	Wallingford	n/a	Current - At-Risk
Buckingham Terrace, Country Ridge & Truman Terrace	Watertown	n/a	Current - At-Risk
Adams Apts. & Comhall Conv	Wethersfield	n/a	Current - At-Risk
Pine Grove Manor	Enfield	n/a	Current - Co-op
Cobbs Mill Crossing Cooperative	Glastonbury	n/a	Current - Co-op
Harrington Place Cooperative	Hartford	n/a	Current - Co-op
Rehoboth Place Cooperative	Hartford	n/a	Current - Co-op
Sheldon Common I Co-op	Hartford	n/a	Current - Co-op
Sheldon Common II Co-op	Hartford	n/a	Current - Co-op
Villa Coqui Apts.	Hartford	n/a	Current - Co-op
Riverside School Cooperative	Torrington	n/a	Current - Co-op
Cherry St Cooperative	Waterbury	n/a	Current - Co-op
Lawrence Crest Co-op	Waterbury	n/a	Current - Co-op
Union St Cooperative, Inc.	Windham	n/a	Current - Co-op
Henry S. Stern Village Congregate	Trumbull	n/a	Current - At-Risk
Veterans Terrace Extension	East Hartford	n/a	Current - At-Risk
Armstrong Court Phase II	Greenwich	n/a	Current - At-Risk
Lawnhill Terrace - Phase I	Stamford	2015	4% LIHTC