

QUICK REFERENCE SHEET			
		Possible Points	Self Score
A. Place-Based Criteria			
1.	Proximity to Transportation	5	5
2.	Site Amenities	20	10
3.	Central Cities Developments	10	0
4.	Developments near an Employment Center	5	2
5.	Neighborhood Investment Activity Areas	10	10
6.	Affordable/Market Rent Differential	5	0
7.	Mixed Income Development	6	0
8.	Historic Rehabilitation Projects	5	0
9.	QAP Green Policy	10	10
Section Total:		76	37
B. Municipal Support			
1.	Tax Abatement	5	5
2.	Proper Zoning	5	5
3.	Site Plan Approval	5	5
Section Total:		15	15
C. Development Characteristics			
1.	Accessible Community Space	5	5
2.	Native American Housing	5	0
3.	Low Income Targeting	20	20
4.	Affordability Commitment	5	5
5.	Tenant Ownership	1	0
6.	Visitable Units	3	3
7.	Barrier-Free/Fully-Adaptable-to-Barrier-Free Units	3	3
Section Total:		42	36
D. Development Team Characteristics			
1.	Previous Experience of Owner/Member	10	10
2.	Previous Experience of Management Agent	10	10
3.	Nonprofit Ownership Participation	2	2
4.	Temporary Point Reduction	-5	0
5.	Increase In Total Development Costs	-10	0
6.	Poor Previous Participation of Applicant	-20	0
7.	Poor Previous Participation of Management Agent	-20	0
Section Total:		22	22
E. Development Financing			
1.	Rehab Only Preservation	5	0
2.	Replacement/Redevelopment of Public Housing	5	5
3.	RHS Section 515 Property	5	0
4.	Project-Based Tenant Subsidies	5	5
Section Total:		20	10
F. Permanent Supportive Housing Developments			
1.	Supportive Service Coordination	6	6
2.	Service Funding Commitments	5	3
3.	Targeted Supportive Housing Populations	5	5
4.	Developing in a High Need Area	6	6
5.	Experienced Supportive Housing Development Team	9	9
6.	Successful PSH Outcomes	6	6
Section Total:		37	35
G. Cost Reasonableness			
1.	Cost Reasonableness	5	-5
2.	Credit Efficiency	5	0
Section Total:		10	-5
GRAND TOTAL:			150