

Page 2 – Opinions, Certifications and Exhibits. Please consider allowing color copies rather than originals.

Page 13, Item F - Required Development Experience. Please consider removing Exhibit K-1's, or clarify that they are only required for the developments for which the Applicant is submitting to meet the experience requirement.

Page 15, Item I – Previous Years Development Completion Status. June 3rd may be aggressive given the lateness of the 2020 awards and the delays that will certainly be associated with the HOME Environmental Clearance.

Page 15, Item J, 2(e) requiring that the notification letters include LIHTC and STC language may contribute to NIMBY'ism.

Page 16, Item K, 3 – Mandatory Site Requirements. The Authority **may**... Is this open to discretion? What is criteria?

Page 18, Item M – Targeting Requirements. The Authority should consider the cumulative impact of requiring 1 bedroom units, coupled with the deep rent skewing (units at 20% AMI, 30% AMI etc.) on the long-term financial viability of the proposed developments. Given the economic issues we have faced in 2020, it is likely that the median income for a majority of the counties in South Carolina will be lower in 2021 than in 2020. Construction costs are still being affected and will most likely continue to be affected for some time to come. Lower rents, increased costs will provide for a challenging environment in 2021.

With respect to Appendix B:

Landscape Plans prior to award seems to be onerous. This is a fairly expensive undertaken. All developers, at this point, should have a very good idea of what will need to be done, and what that will cost (from previous experience).

Reduce the # of washer/dryers required. All units have washer/dryer hook-ups.

Secondary entrances should not require a monument sign, unnecessary expense.

Defer full survey requirements until final award. There is enough, really good, technology available to meet the needs of the application process.