

## PURPOSE:

### Gap Financing For Developers of Workforce Housing

The Dodge County Investment Fund (DCIF) will provide gap financing for developers of workforce housing and will be administered by GFDC and partners.

## DEVELOPER LOAN PROGRAM:

- Acquisition of land & buildings
- Predevelopment Expenses
- Construction or Renovation
- Infrastructure
- Permanent Loan/Loan Guarantee
- Rent or Sale Guarantees
- Gap Financing loans

## ELIGIBLE PROJECTS

- Single Family Construction – costs cannot exceed \$275,000 per unit including land and infrastructure costs.
- Multi Family Construction – costs cannot exceed \$200,000 per unit including land and infrastructure costs.
- Rehabilitation and Purchase/Rehab/Resale – costs must exceed 50% of a unit's assessed value.
- Some exclusions apply – see website or contact our office for details.

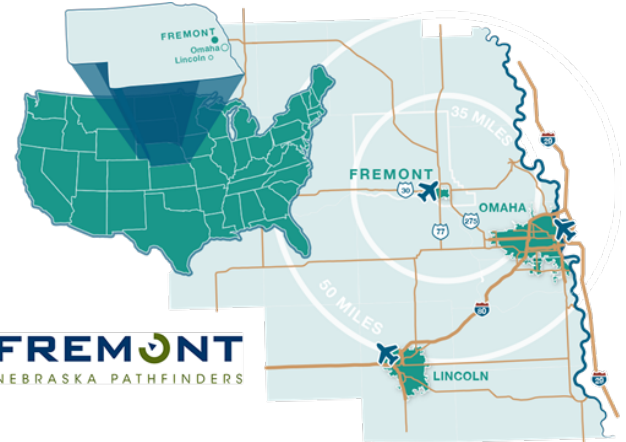
**STANDARD LOAN AMOUNTS** shall have a Minimum of \$5,000 and maximum of \$1,000,000.

## APPLICATION

Obtain an application by contacting offices of either GFDC or NENEDD or go online at [www.fremontcodev.org](http://www.fremontcodev.org) – Click on **HOUSING** for the application, a checklist and other resources.

NENEDD staff will be responsible for processing the application and determining eligibility.

## ADMINISTRATIVE PARTNERS:



## APPLICATION ASSISTANCE:

### Greater Fremont Development Council

1005 E 23rd Street, Suite 2  
Fremont, NE 68025  
402.753.8126  
Garry Clark

[garry.clark@fremontcodev.org](mailto:garry.clark@fremontcodev.org)  
[www.fremontcodev.org](http://www.fremontcodev.org)

### Northeast Nebraska Economic Development District (NENEDD)

111 South 1st Street  
Norfolk, NE 68701  
402.379.1150

Tom Higginbotham  
[thomash@nenedd.org](mailto:thomash@nenedd.org)  
[www.nenedd.org](http://www.nenedd.org)

## RESOURCES

[GFDC Housing Page](#)  
[Housing Plan Powerpoint](#)

## FUNDING PARTNERS:

