

Description	Short and long-term taxable and tax-exempt bonds and notes. Sponsors are responsible for coordinating a private placement or public offering of those bonds.		
Project Types	4% LIHTC		
Application Fees			
Preliminary Project Assessment (PPA)	\$1,500 (\$750 for non-profits)		
Full Application Fee	\$2,500 (\$1,500 for non-profits)		
Good Faith Deposit	\$50,000		
Bond and Issuer Fees			
Bond Issuance	(Short-term Bonds, < 10 years) 1.75% (Long-term Bonds, > 10 years) 1.00%		
Bond Inducement	\$10,000 (if applicable)		
Ongoing Bond Administration	Short-term Bonds	0.35%	
	Long-term Bonds	0.25%	
IHDA Legal	\$25,000 \$35,000 (with soft fund request)		
TEFRA and Other Admin Costs	\$5,000		
LIHTC Fees			
LIHTC Compliance Fee	\$25 per unit per year		
LIHTC Determination/Reservation	1.00% of the 10-year credit amount		
Third Party Fees			
Bond Counsel	\$60,000		
Issuer’s Counsel	\$31,000		
Rating Agency	Fees based on size and structure of issuance (if applicable)		
Trustee/Fiscal Agent	\$3,000 (set up estimated; per series)		
	\$3,000 (annual estimated; per series)		
Other			
Wage Requirements	Illinois prevailing wage requirements apply.		
Assignment/Assumption of EUA	\$2,500 (if applicable)		
3rd Party Studies	Sponsors are required to provide studies, reliance letters, and insurance certificates (when required) from vendors that follow IHDA's published standards. Studies include, but are not limited to: market study, environmental, appraisal, insurance, and PNA.		

Changes effective as of 12/01/2022.

The contents of this overview are for informational purposes only. This overview is not a commitment of any kind. Programs, fees, rates, terms and conditions are subject to change without notice. All applications are subject to the satisfaction of the Authority's review, underwriting and credit approval. The Authority is not obligated to make any financing available. The Authority may accept, modify, or reject an application and/or the terms and conditions of financing, at any time in its sole and absolute discretion.