

Tara Hall

From: Doug Ledson <landdeveloping@gmail.com>
Sent: Wednesday, September 11, 2024 6:14 PM
To: Tara Hall
Subject: EXTERNAL: QAP suggestions

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Good morning Tara,

With rising inflationary costs, I am concerned about the long-term viability of some projects, especially smaller ones. A couple of suggestions for the QAP:

- 1) Allow applicants to include an "Insurance Reserve" line item as part of the development budget without reducing the initial developer fee to fund it.
- 2) Increase the replacement reserve requirements for future repairs without having to reduce the initial developer fee to fund it.

Regards,
Doug Ledson
L & K Development of NC, Inc