

MARIA VILLA APARTMENTS  
607 1st Avenue NE  
Buffalo, MN 55313

EXHIBIT D

**RESIDENT IMPACT STATEMENT**

Darrell and Darlene Hicks, the owners of Maria Villa Apartments, anticipate that on or after April 1, 2006, they will terminate participation in the following federally assisted housing programs for the following number of units which apply to the project:

Rural Development, 16 Units

Minnesota law requires owners to submit to the residents of the project, the City of Buffalo and the Minnesota Housing Finance Agency, a statement of the impact of such termination on the residents of the project. This document performs that purpose.

- 1) Sixteen (16) units with the project will no longer be subject to rent restriction imposed by the federal programs which apply to the project effective as of the date of termination of the program which will be no earlier than twelve months after the date of this Impact Statement.
- 2) Owner estimates that the rents to be charged after termination will be:
  - a. (1) bedroom \$763 as compared to current note rents charged under the federal program of \$457; and
  - b. (2) bedrooms: \$928 as compared to current note rents charged under the federal program of \$482.
- 3) Owner proposes to assist qualified tenants who may experience an increase in rent upon termination to obtain a Section 8 voucher from the United States Department of Housing and Urban Development or the Housing and Redevelopment Authority to avoid displacement.

Dated: 10-5-05

Darrell E. Hicks

Darrell E. Hicks

Sent to:

Minnesota Housing Finance Agency (MHFA)  
Timothy Marx - Commissioner  
Attn: Robert L. Odman - Assistant Commissioner MFH  
400 Sibley Street, Suite 300  
St. Paul, MN 55101

City of Buffalo  
212 Central Avenue  
Buffalo, MN 55313