

RCA Backup

Item Title: RCA Backup – Franklin Park Apartments

Estimated Sources of Funds

Sources	
Debt	15,150,000
Third Party Equity	6,790,363
Deferred Developer Fee	170,936
Other	N/A
City of Austin	0
Total	\$22,111,299

Uses	
Acquisition	11,900,000
Off-Site	0
Site Work	1,000,000
Sit Amenities	1,000,000
Building Costs	2,645,500
Contractor Fees	226,390
Soft Costs	646,000
Financing	2,252,830
Developer Fees	2,440,579
Total	22,111,299

Summary of Units by MFI Level

Income Restrictions	Efficiency	One Bedroom	Two Bedroom	Three Bedroom	Four (+) Bedroom	Total
At or below 30% MFI			17	8	1	26
At or below 40% MFI			31	16	6	53
At or below 50% MFI			32	16	4	52
						0
At or below 60% MFI						0
At or below 80% MFI			21	9	2	32
At or below 120% MFI						0
No Restrictions						0
Total Units	0	0	101	49	13	163

Dominium

Dominium, an affiliate of Austin Leased Housing Associates III, LP, was founded in 1972 and has developed, owned and managed multifamily apartment units for over 45 years. Dominium has expanded to own and manage over 34,000 rental apartment units in 22 states across the nation. While Dominium is headquartered in Minnesota, the developer operates a satellite office in Dallas, Texas. There are over 5,700 units in 38 properties in Texas that Dominium owns and manages. Please see additional information in the Dominium brochure attached to further describe Developer's Experience and Development Background.