

## RCA Backup

**Item Title:** RCA Backup – Estates at Owen Tech

### Estimated Sources of Funds

#### Sources

Tax Credit Equity	8,726,470
Bonds Permanent	13,900,000
Deferred Developer Fee	1,593,530
Other	3,000,000
<b>Total</b>	<b>\$27,220,000</b>

#### Uses

Acquisition Costs	2,450,000
Hard Costs	17,701,000
Soft & Financing Costs	4,116,000
Developer Fee	2,953,000
<b>Total</b>	<b>\$27,220,000</b>

### Population Served & Project Attributes

Income Level	Efficiency	One Bedroom	Two Bedroom	Three Bedroom Unit	Four (+) Bedroom	Total
Up to 20% MFI						<b>0</b>
Up to 30% MFI		10	7			<b>17</b>
Up to 40% MFI						<b>0</b>
Up to 50% MFI						<b>0</b>
Up to 60% MFI		87	61			<b>148</b>
Up to 70% MFI		7	2			<b>9</b>
Up to 120% MFI						<b>0</b>
No Restrictions						<b>0</b>
<b>Total Units</b>	<b>0</b>	<b>104</b>	<b>70</b>	<b>0</b>	<b>0</b>	<b>174</b>

### Generation Housing Development, LLC

Founded in 2002, Generation Housing Development (GHD) is a Texas-based developer, owner, and asset manager of Class A multi-family assets located throughout the southwest. As a long-term owner, GHD has been involved in the development, construction, and management of over 4,000 units. GHD concentrates its development efforts on families and seniors for those living on moderate or fixed incomes. By utilizing financing structures such as Housing Tax Credits (HTC), Tax Exempt Mortgage Backed Revenue Bonds, grants and subsidies from other federal, state and local municipalities, GHD is able to create luxury apartment communities with high-end amenities, yet lease new apartment homes at an affordable rate.