

## RCA Backup

**Item Title:** RCA Backup – City Heights

### Estimated Sources & Uses of Funds

<b>Sources</b>		<b>Uses</b>	
Debt	20,000,000	Acquisition	1,900,000
Third Party Equity	11,144,299	Off-Site	250,000
Grant		Site Work	2,890,000
Deferred Developer Fee	621,741	Sit Amenities	350,000
Other		Building Costs	18,801,772
Previous AHFC Funding	4,000,000	Contractor Fees	2,873,082
Current AHFC Request		Soft Costs	2,803,171
Future AHFC Requests		Financing	1,908,145
		Developer Fees	3,989,870
<b>Total</b>	<b>\$ 35,766,040</b>	<b>Total</b>	<b>\$ 35,766,040</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		5	5			<b>10</b>
Up to 40% MFI						<b>0</b>
Up to 50% MFI		55	55			<b>110</b>
Up to 60% MFI						<b>0</b>
Up to 80% MFI		49	10			<b>59</b>
Up to 120% MFI						<b>0</b>
No Restrictions						<b>0</b>
<b>Total Units</b>	<b>0</b>	<b>109</b>	<b>70</b>	<b>0</b>	<b>0</b>	<b>179</b>

### McDowell Housing Partners

McDowell Housing Partners (MHP) is the affordable and workforce development and investment arm of McDowell Properties, a national multifamily investment company. MHP Principals and key staff have completed the development of more than 3000 affordable/workforce housing units.