

 Proposal Summary

 AHFA
 Fieldstone Cottages

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Services Services Developer Columbus Partnership, Inc., dia Homeport Ownership Entity Fieldstore Cottages LLC Virtobility Type New Affordability New Affordability Columbus Construction Developer N/A Developer N/A 2370 Alum Cres Drive Columbus General Contract N/A General Contract N/A Management Co. Walk Kross Outmous Housing Partnership, Inc. dt 2370 Alum Cres Drive Columbus Frankin Columbus Housing Partnership, Inc. dt Management Co. Walk Kross Walk Kross Outmous Housing Partnership, Inc. dt 24 Units # BR # Bath Square Feet Affordability Trankin Tenant-Paid Utilities Rental Subsidy Rent to Project Pr Unit Monthly Rent to Project Pr 7 1 1 675-739 30% 30% 775 5 0 \$ 413 \$ 2.081 8 1 1 675-739 30% 30% 775 5 0 \$ 413 \$ 2.081 8 2 1 889-692	ł	I.F.				garages. Fie Cottages wil office. The d or below 30%	Idstone Cot I provide a r levelopment % AMI. In co	ttages is adjacent to Homeport's 42 mix of 20 one- and 20 two-bedroom t will target households with income onjunction with services at Fieldston	-unit F units s up t ie Cou	Fieldstone Court, and a separate to 60% of Area N urt, Homeport wil	a three-stor community I ledian Incon	ry elevator building place building with a communit ne (AMI), with 25% of th	d in service in 2007. Fieldstone y room, kitchenette, fitness room and e units being targeted to households at
# Units # BR # Bath Square Feet Mordane Notity Mid (noting) Tenant- Paid Ref. Tenant-Paid Utilities Rental Subsidy Type Setusidy Type Rent to Project Pri Unit Monthly Rent to Project Pri Unit 7 1 1 675-739 30% 30% \$ 13 \$ 577 \$ 0 \$ 413 \$ 2891 5 1 1 675-739 50% 30% \$ 776 \$ 5 0 \$ 776 \$ 3603 3600 8 1 1 675-739 60% 80% \$ 776 \$ 66 \$ - 0 \$ 776 \$ 6200 3 2 1 889.892 30% \$ 875 \$ 66 \$ - 0 \$ 8775 \$ 7.07 8 2 1 889.892 50% 50% \$ 875 \$ 66 \$ - 0 \$ 8775 \$ 7.07 0 0 0 0 0 0 \$ 776 \$ 7.07 \$ 7.07 0 0 0 0	Pool Population Affordability Type Construction Type Address City County Census Tract		Seniors New Affordability New Construction 2870 Alum Creek Drive Columbus Franklin			Developer Columbus Housing Partnership, In Developer Contact Leah Evans Co-Developer N/A General Contractor TBD Management Co. Wallick Properties Midwest, LLC Syndicator Enterprise Comm. Investment		nc. db	va Homeport	Ownership Entity Managing Partner Parent Organization Minority Member #1 Parent Organization Minority Member #2		Fieldstone Cottages LLC Fieldstone Cottages, Inc. Columbus Housing Partnership, Inc. dba Homepo 0	
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40 TOTAL \$ 29,503			0	0	0%	0%	\$ -	\$ -	\$	-	0	\$ -	

Construction	Financing Sou	rces
Tax Credit Equity	\$	1,520,779.00
HDAP	\$	-
Historic Tax Credit Equity	\$	-
Deferred Developer Fee	\$	-
Construction Loan	\$	7,450,000.00
Other1	\$	1,250,000.00
Other2	\$	360,000.00
Other3	\$	262,761.00
Other4	\$	-
Other5	\$	-
TOTAL	\$	10,843,540.00
Wage Ra	te Information	
Wage Requirement		None
"Other" Detail		0

Permanent Financing Sources	
Tax Credit Equity	\$ 8,783,540.00
HDAP: OHTF/HOME	\$ -
HDAP: NHTF	\$ -
Historic Tax Credit Equity	\$ -
Deferred Developer Fee	\$ 200,000.00
Permanent First Loan, Hard Debt	\$ 1,100,000.00
Permanent Second Loan	\$ -
Other1	\$ 360,000.00
Other2	\$ 400,000.00
Other3	\$ -
Other4	\$ -
Other5	\$ -
TOTAL	\$ 10,843,540.00

Hou	sing C	redit Request
Net Credit Request	\$	960,00
10-year Total	\$	9,600,00
De	velopr	ment Budget
Acquisition	\$	1.0
Predevelopment	\$	499,000.0
Site Development	\$	1,480,000.0
Hard Construction	\$	6,700,000.0
Interim Costs/Finance	\$	440,500.0
Professional Fees	\$	1,405,000.0
Compliance Costs	\$	161,600.0
Reserves	\$	157,439.0
Total Project Costs	\$	10,843,540.0
Operating Expenses		Per Unit
Per Unit	\$	6,06
Total	\$	242,45