

## RCA Backup

**Item Title:** RCA Backup – St. George’s Court

### Estimated Sources & Uses of Funds

<b>Sources</b>		<b>Uses</b>	
Debt	4,150,000	Acquisition	5,550,000
Third Party Equity	9,103,292	Off-Site	
Grant		Site Work	150,000
Deferred Developer Fee	380,000	Site Amenities	
Other	285,000	Building Costs	4,492,800
Previous AHFC Funding		Contractor Fees	590,000
Expected AHFC Request	1,000,000	Soft Costs	1,290,492
		Financing	1,475,000
		Developer Fees	1,370,000
<b>Total</b>	<b>\$ 14,918,292</b>	<b>Total</b>	<b>\$ 14,918,292</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		6	1			<b>7</b>
Up to 40% MFI						<b>0</b>
Up to 50% MFI		23	1			<b>24</b>
Up to 60% MFI		27	2			<b>29</b>
Up to 70% MFI						<b>0</b>
Up to 80% MFI						<b>0</b>
Up to 120% MFI						<b>0</b>
No Restrictions						<b>0</b>
<b>Total Units</b>	<b>0</b>	<b>56</b>	<b>4</b>	<b>0</b>	<b>0</b>	<b>60</b>

Population Served: Elderly  
 Continuum of Care (CoC) Units: 2  
 Non-CoC Supportive Housing Units: 58

### National Church Residences

National Church Residences is a nationally recognized non-profit provider of senior housing. They own and operate over 110 Low Income Housing Tax Credit (LIHTC) senior housing communities across 25 states and have developed 40 such properties throughout Texas. This has resulted in over 1,300 units of affordable senior housing provided throughout the state. National Church Residences supports the development process through development, property management, and service coordination.