

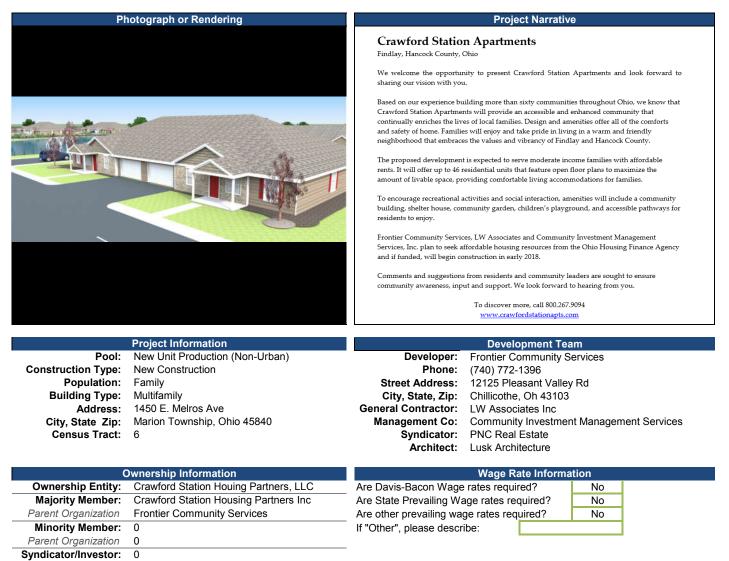
57 E Main Street Columbus OH 43215 | Phone 614.466.7970 | Toll Free 888.362 6432 | www.ohiohome.org

Crawford Station

2017 Low Income Housing Tax Credit Proposal

City: Marion Township

County: Hancock



Non-Profit: Frontier Community Services



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Units	Bedrooms	Bathrooms	Square Footage	Affordable to what AMGI?	Occupied by what AMGI?	Те	nant-Paid Rent	Tenant Paid Utilities		Rental Subsidy		Rent to Project		Monthly Rental Income		Maximum Gross Rent	
2	2	1	905	30%	30%	\$	383	\$	57	\$	-	\$	383	\$	766	\$	469
4	2	1	905	50%	50%	\$	503	\$	57	\$	-	\$	503	\$	2,012	\$	781
3	2	1	905	50%	30%	\$	220	\$	57	\$	504	\$	724	\$	2,172	\$	781
1	2	1	905	60%	60%	\$	713	\$	57	\$	-	\$	713	\$	713	\$	937
6	2	1	905	0%	0%	\$	870	\$	-	\$	-	\$	870	\$	5,220	\$	-
5	3	2	1,073	50%	50%	\$	654	\$	66	\$	-	\$	654	\$	3,270	\$	902
23	3	2	1,073	60%	60%	\$	774	\$	66	\$	-	\$	774	\$	17,802	\$	1,082
2	4	2	1,446	60%	60%	\$	821	\$	79	\$	-	\$	821	\$	1,642	\$	1,208
0	0	0	0					\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0					\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0					\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0					\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0					\$	-	\$	-	\$	-	\$	-	\$	-
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0	0	0	0		_			\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0		_			\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0		_			\$	-	\$	-	\$	-	\$	-	\$	-
0	0	0	0					\$	-	\$	-	\$	-	\$	-	\$	-
46														\$	33,597		

Financing Sources	
Construction Financing	
Construction Loan:	\$ 5,272,398
Tax Credit Equity:	\$ 945,055
Historic tax Credits:	\$ -
Deferred Developer Fee:	\$ 33,360
HDAP:	\$ -
Other Sources:	\$ 1,500,000
Total Const. Financing:	\$ 7,750,813
Permanent Financing	
Permanent Mortgages:	\$ 1,491,193
Tax Credit Equity:	\$ 7,212,219
Historic tax Credits:	\$ -
Deferred Developer Fee:	\$ 33,360
HDAP:	\$ -
Other Soft Debt:	\$ -
Other Financing:	\$ -
Total Perm. Financing:	\$ 8,736,772

Housing Credit Request						
Net Credit Request:		797,010				
10 YR Total:		7,970,100				
Development Budget	Total	Per Unit:				
Acquisition:	\$	540,000	\$	11,739		
Predevelopment:	\$	261,480	\$	5,684		
Site Development:	\$	958,500	\$	20,837		
Hard Construction:	\$	5,044,634	\$	109,666		
Interim Costs/Finance:	\$	673,951	\$	14,651		
Professional Fees:	\$	980,147	\$	21,308		
Compliance Costs:	\$	109,821	\$	2,387		
Reserves:	\$	168,239	\$	3,657		
Total Project Costs:	\$	8,736,772	\$	189,930		
Operating Expenses		Total		Per Unit		
Annual Op. Expenses	\$	236,666	\$	5,145		