

RCA Backup

Item Title: RCA Backup – Woodway Village

Estimated Sources & Uses of Funds

<u>Sources</u>		<u>Uses</u>	
Debt	23,940,000	Acquisition	19,100,000
Third Party Equity	10,659,200	Site Work	1,000,000
Deferred Developer Fee	1,418,501	Site Amenities	1,000,000
Total	36,017,701	Building Costs	5,706,667
		Contractor Fees	933,333
		Soft Costs	937,200
		Financing	3,337,023
		Developer Fees	4,003,478
		Total	36,017,701

Population Served

Units	MFI Served	Rental/Ownership
160	< 60%	Rental

Project Attributes

Units	Bedrooms
32	1 bedroom
63	2 bedroom
65	3 bedroom
160	Total Units

Dominium

Dominium, an affiliate of Austin Leased Housing Associates IV, Limited Partnership, was founded in 1972 and has developed, owned and managed multifamily apartment units for over 45 years. Dominium has expanded to own and manage over 34,000 rental apartment units in 22 states across the nation. While Dominium is headquartered in Minnesota, the developer operates a satellite office in Dallas, Texas. There are over 5,700 units in 38 properties in Texas that Dominium owns and manages. Please see additional information in the Dominium brochure attached to further describe Developer's Experience and Development Background.