

## Public Housing Capital Cost

**1 Initial Capital Costs** (Enter costs over a maximum of four years.)

	Year 1	Year 2	Year 3	Year 4	Year 5	Total
a Demolition Cost						
b Modernization Cost		\$7,000,000	\$7,000,000	\$7,000,000	NA	
c Relocation Cost					NA	
d Total Initial Capital Cost	\$0	\$7,000,000	\$7,000,000	\$7,000,000	NA	\$21,000,000
e Total Number of Units in Revitalized Development						375
f Capital Cost per Unit						\$56,000

**2 Accrual** (Enter the applicable HCC limits below, along with the bedroom distribution for the revitalized development.)

	Detached/Semi-Detached		Row House		Walkup		Elevator	
	# of Units	HCC Limit	# of Units	HCC Limit	# of Units	HCC Limit	# of Units	HCC Limit
0BR								
1BR								
2BR					200	\$50,000		
3BR					150	\$70,000		
4BR					25	\$80,000		
5BR								
	0	\$0	0	\$0	375	\$22,500,000	0	\$0

a HCC, per unit average	\$60,000
b Total Number of Units in Revitalized Development	375
c 50% of Capital Cost per Unit	\$28,000
d Adjusted HCC (HCC (a) minus 50% of Capital Cost per Unit (c))	\$32,000
e Annual per Unit Accrual for 40 Year Replacement Cycle (Adjusted ACC (d) x 0.025)	\$800
f Annual Accrual after Modification (e x b)	\$300,000

	Year 1	Year 2	Year 3	Year 4	Year 5
g Annual Accrual	0	0	\$0	\$0	\$300,000

(Accrual begins in the year after modernization is complete.)