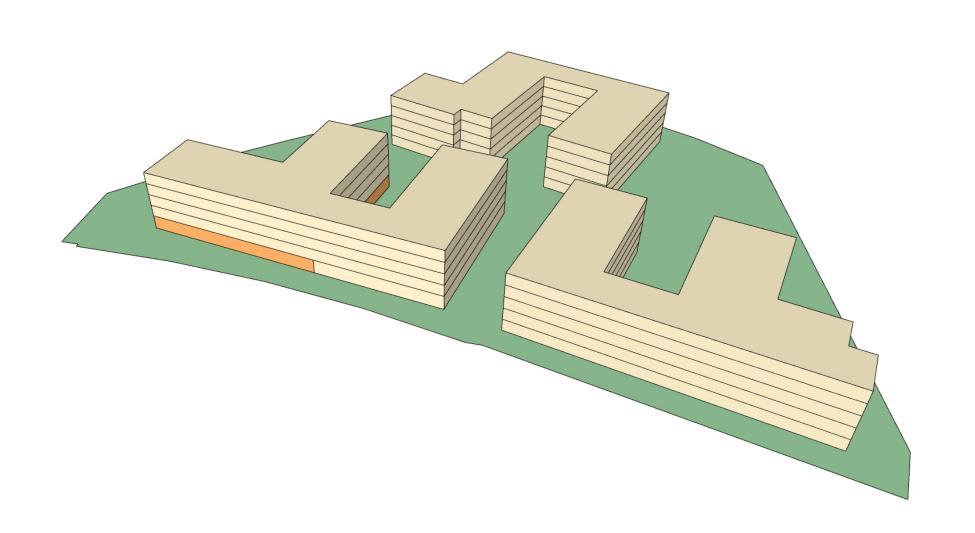


SECTION A-A



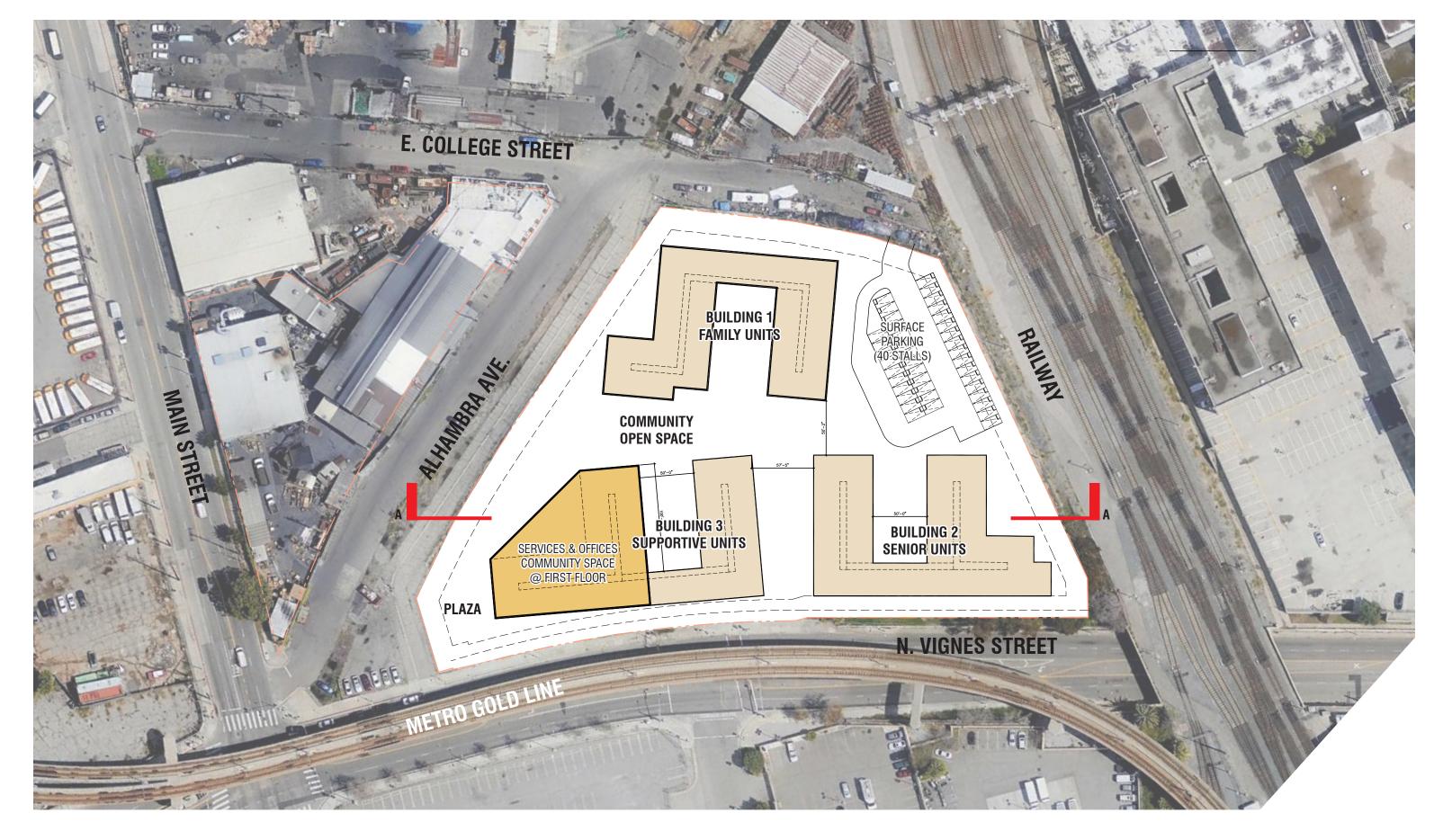
UNIT SUMMARY					
		Average	Total #		Total
UNIT TYPE		SF*	Units	Unit Mix	Net Rent.
1 Bedroom:					
A1	Senior & Supportive	525	187	55.5%	98,175
2 Bedrooms:					
B1	Senior & Family	750	110	32.6%	82,500
3 Bedrooms:					
C1	Family	975	40	11.9%	39,000
ΤΟΤΔΙ		652	337		219 675

* Square footage is taken from centerline of demising walls and outside of exterior walls, excluding all decks and balconies.

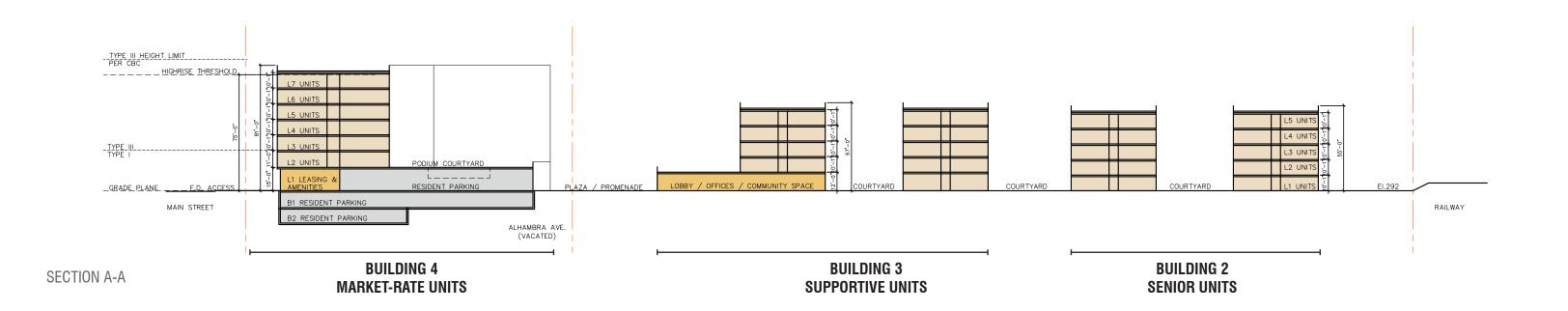
SITE AREA	3.98 AC	173,333 SF
DENSITY		85 DU/AC
NUMBER OF UNITS		337
AVERAGE SF/DU		652 SF
GROSS BUILDING AREA		295,500 SF
NRSF		219,675 SF
OFFICES & COMMUNITY SPACE		15,000 SF

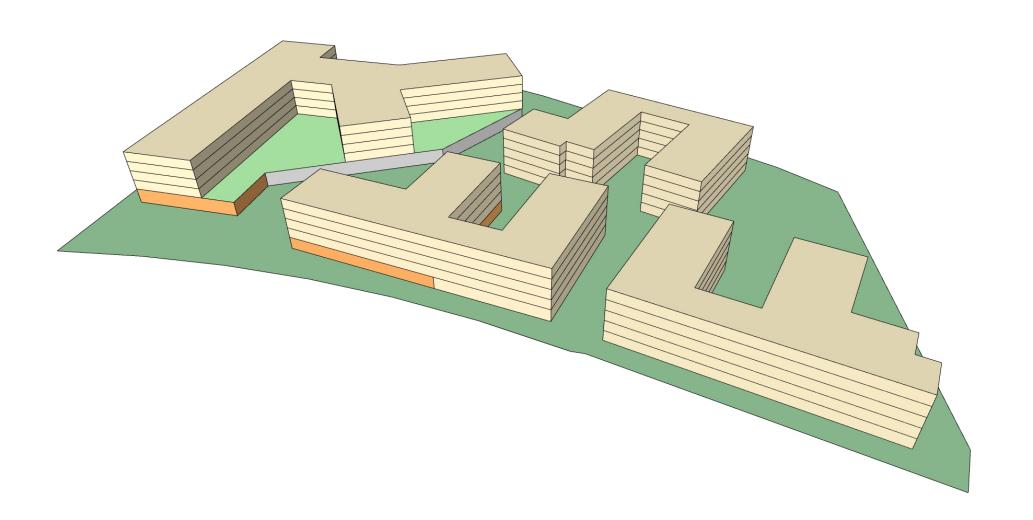
PARKING SUMMARY	# UNITS	RATIO*	# STALLS
BLDG 1 - FAMILY	80	0.5	40
BLDG 2 - SENIOR	140	0	0
BLDG 3 - SUPPORTIVE	117	0	0
TOTAL	227		40

^{*} Utilizing affordable housing parking incentive: Family units - 0.5 stall/unit









·	·	Average	Total #		Total
UNIT TYPE		SF*	Units	Unit Mix	Net Rent
Studio:					
S1	Market-rate	525	47	8.2%	24,675
1 Bedroom:					
A1	Senior & Supportive	525	187	32.7%	98,175
A2	Market-rate	750	94	16%	70,500
2 Bedrooms:					
B1	Senior & Family	750	110	19.3%	82,500
B2	Market-rate	1050	70	12%	73,500
3 Bedrooms:					
C1	Family	975	40	7.0%	39,000
C2	Market-rate	1250	23	4%	28,750
TOTAL	·	730	571		417,100

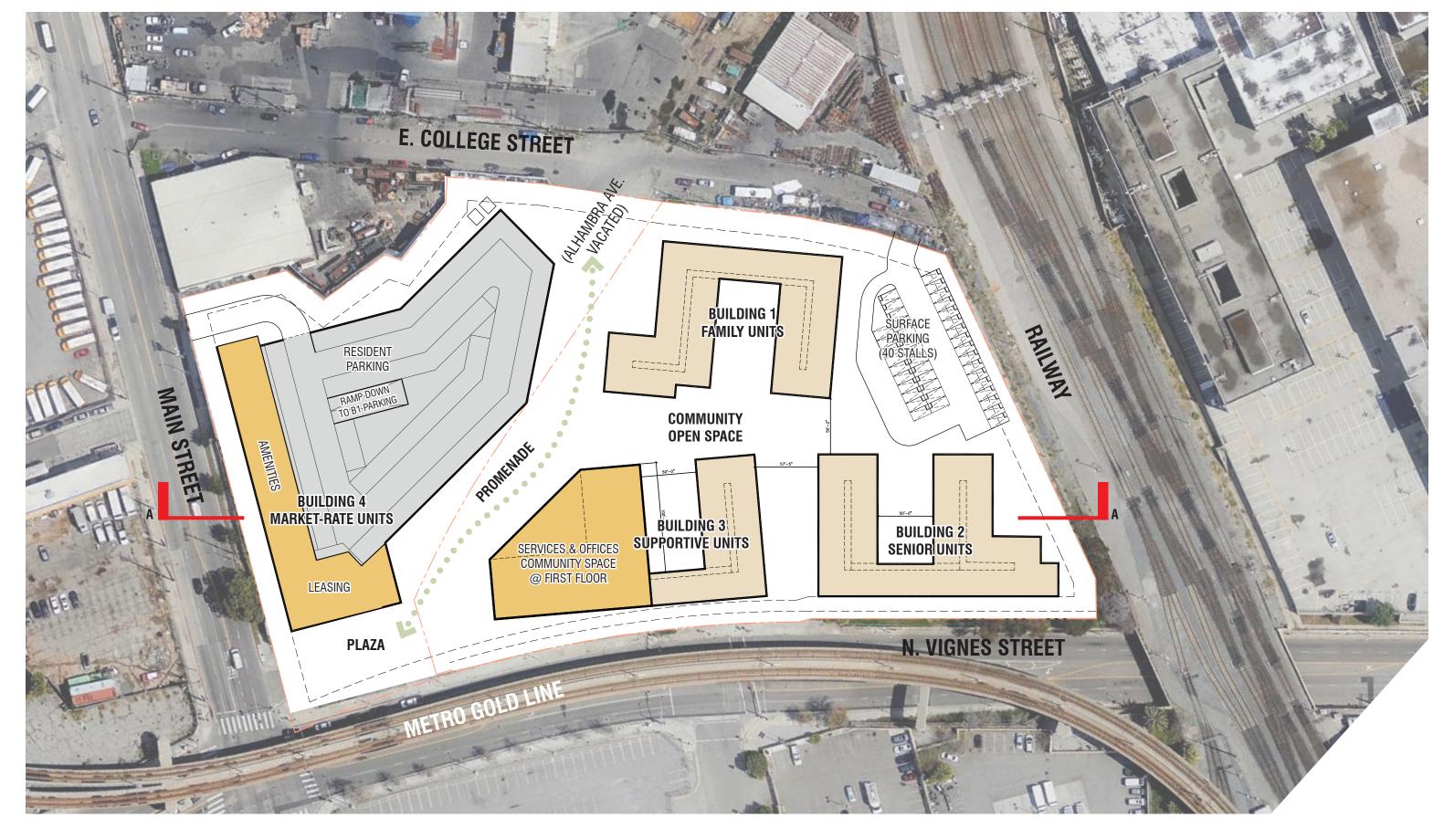
^{*} Square footage is taken from centerline of demising walls and outside of exterior walls, excluding all decks and balconies.

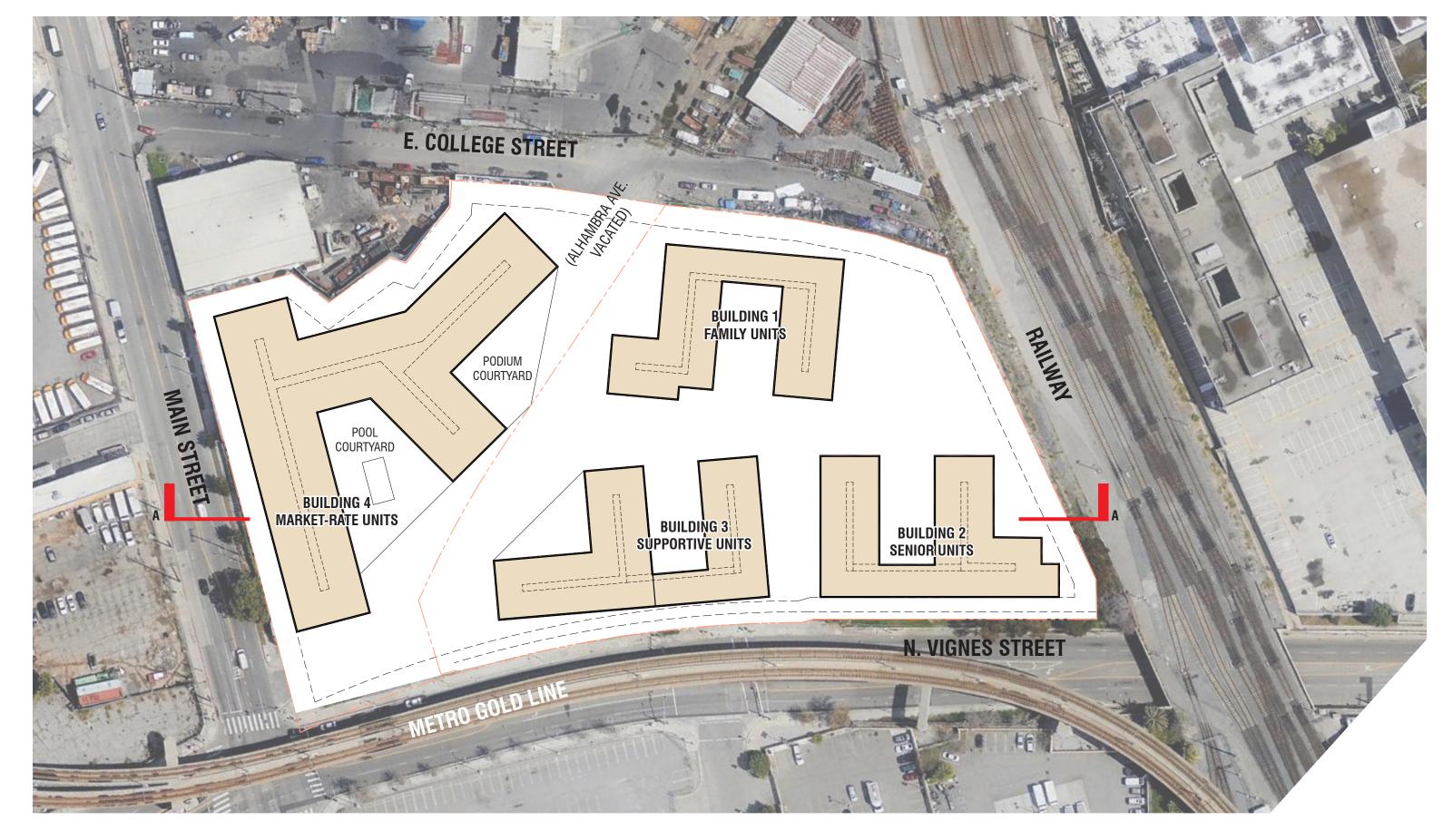
	AFFORDABLE	MARKET-RATE	TOTAL
SITE AREA	173,333 SF	106,667 SF	280,000 SF
	3.98 AC	2.45 AC	6.43 AC
DENSITY	143 DU/AC	96 DU/AC	89 DU/AC
NUMBER OF UNITS	337	234	571
AVERAGE SF/DU	652 SF	844 SF	730 SF
GROSS BUILDING AREA	295,500 SF	259,109 SF	554,609 SF
NRSF	219,675 SF	197,425 SF	417,100 SF
OFFICES & COMMUNITY SPACE	15,000 SF	6,000 SF	21,000 SF

PARKING SUMMARY	# UNITS	RATIO*	# STALLS
BLDG 1 - FAMILY	80	0.5	40
BLDG 2 - SENIOR	140	0	0
BLDG 3 - SUPPORTIVE	117	0	0
BLDG 4 - MARKET-RATE	234	1.00	234
ΤΟΤΔΙ	571		274

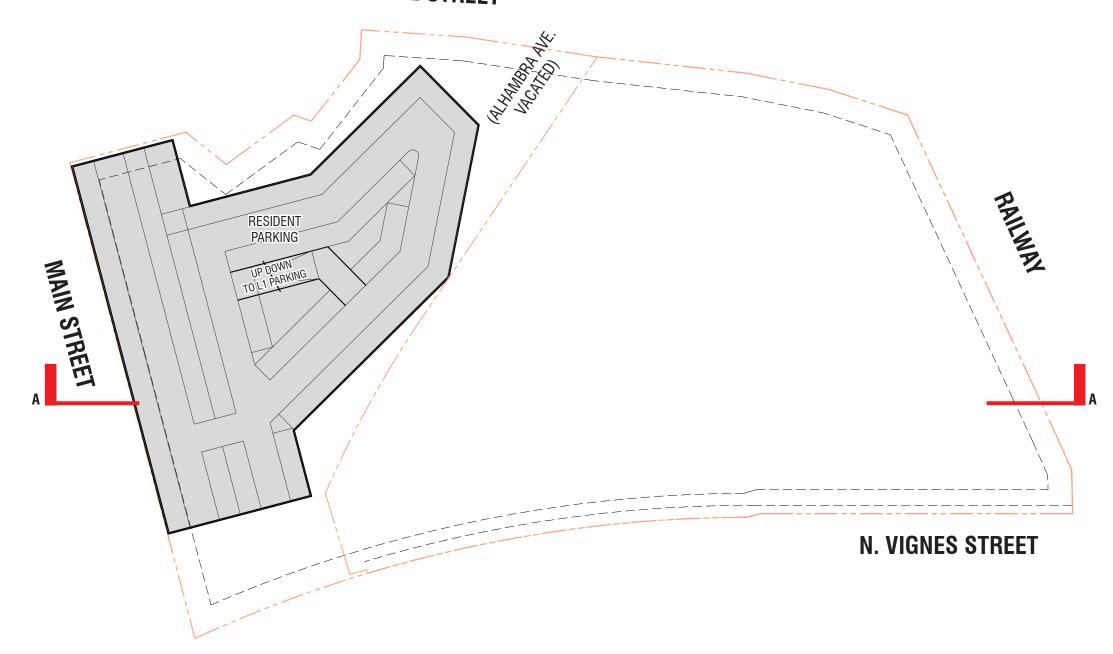
^{*} Utilizing affordable housing parking incentive:

Family units - 0.5 stall/unit; Market-rate - 1 stall/unit





E. COLLEGE STREET



TCA # 2020-023