



Perspective of Apartment Building from Point 3 on Illustrative Site Plan

**PROPOSED DISTRIBUTION OF MARKET AND AFFORDABLE UNITS
ASSUMING TAX-EXEMPT BOND FINANCING
WITH 20% OF UNITS AFFORDABLE AT 50% OF MEDIAN FAMILY INCOME**

APARTMENT BUILDING

| Unit Type | NSF | Market Units | Affordable Units | Total Units | Market Rent | Affordable Rent |
|-----------|------|--------------|------------------|-------------|-------------|-----------------|
| 1BR/1BA | 826 | 15 | 5 | 20 | \$2,106 | \$869 |
| 1BR/1BA | 839 | 8 | 2 | 10 | \$2,139 | \$869 |
| 1BR/1BA | 853 | 9 | 3 | 12 | \$2,175 | \$869 |
| 1BR/1BA | 894 | 16 | 4 | 20 | \$2,280 | \$869 |
| 1BR/1BA | 971 | 2 | 0 | 2 | \$2,476 | \$869 |
| 2BR/1BA | 1031 | 6 | 2 | 8 | \$2,526 | \$1,037 |
| 2BR/2BA | 1102 | 8 | 2 | 10 | \$2,700 | \$1,037 |
| 2BR/2BA | 1127 | 21 | 4 | 25 | \$2,761 | \$1,037 |
| 2BR/2BA | 1169 | 16 | 4 | 20 | \$2,864 | \$1,037 |
| 2BR/2BA | 1285 | <u>15</u> | <u>3</u> | <u>18</u> | \$3,148 | \$1,037 |
| | | 116 | 29 | 145 | | |

3-STORY BUILDINGS

| Unit Type | NSF | Market Units | Affordable Units | Total Units | Market Rent | Affordable Rent* |
|----------------|------|--------------|------------------|-------------|-------------|------------------|
| 1BR/1BA | 879 | 29 | 11 | 40 | \$2,154 | \$869 |
| 1BR/1BA w/Loft | 1237 | 17 | 3 | 20 | \$3,031 | \$869 |
| 2BR/2BA | 1164 | 16 | 6 | 22 | \$2,735 | \$1,037 |
| 2BR/2BA w/Loft | 1522 | 20 | 2 | 22 | \$3,577 | \$1,037 |
| 3BR/2.5BA | 1359 | <u>18</u> | <u>4</u> | <u>22</u> | \$3,058 | \$1,192 |
| | | 100 | 26 | 126 | | |

*After deducting Utility Allowance

***UTILITY ALLOWANCES (BROOKLINE HOUSING AUTHORITY UTILITY ALLOWANCE SCHEDULE DATED 10/01/2011)**

ALL BUILDINGS

| | <u>1 BR</u> | <u>2 BR</u> | <u>3 BR</u> |
|---|-------------|-------------|-------------|
| Heating (Gas) (BY OWNER) | \$0.00 | \$0.00 | \$0.00 |
| Hot Water (Gas) (BY OWNER) | \$0.00 | \$0.00 | \$0.00 |
| Cooking (Electric) (BY RESIDENT) | \$11.00 | \$14.00 | \$18.00 |
| Electricity (BY RESIDENT) | \$38.00 | \$50.00 | \$62.00 |
| Air Conditioning (BY RESIDENT BUT INCLUDED ABOVE IN ELECTRICITY) | \$0.00 | \$0.00 | \$0.00 |
| Water (BY OWNER) | \$0.00 | \$0.00 | \$0.00 |
| Sewer (BY OWNER) | \$0.00 | \$0.00 | \$0.00 |
| | \$49.00 | \$64.00 | \$80.00 |



END ELEVATION



REAR ELEVATION



FRONT ELEVATION



The Residences of South Brookline - Apartment Building
Brookline, Massachusetts

LOWE ASSOCIATES - Architects, Inc.
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